



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: December 14, 2022

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: ETJ

SUBJECT:

Pecan Springs Unit 3B 22-11800060

SUMMARY:

Request by Taylor Dreiss, Pecan Springs Development Company, LLC and Tom Dreiss, Toutant Ranch, LTD., for approval to replat and subdivide a tract of land to establish Pecan Springs Unit 3B, generally located northwest of the intersection of Toutant Beauregard Road and Anaqua Springs. Staff recommends Approval. (Tiffany Turner, Planner, 210-207-0259, Tiffany.Turner@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: ETJ

Filing Date: November 21, 2022

Applicant/Owner: Taylor Dreiss, Pecan Springs Development Company, LLC.
Engineer/Surveyor: Matkin Hoover Engineering & Surveying
Staff Coordinator: Tiffany Turner, Planner, 210-207-0259

ANALYSIS:

Zoning: The proposed plat is located outside the city limits of San Antonio; therefore, zoning is not applicable.

Master Development Plan: MDP # 22-11100012, Pecan Springs MDP, accepted on May 24, 2022.

ISSUE:

Notices: To the present, staff has not received any written responses in opposition from the surrounding property owners.

ALTERNATIVES:

Per State Law, Section 212.009 and Unified Development Code (UDC), Section 35-432(e), the Planning Commission must approve Plats that conform to State Law and the Unified Development Code.

RECOMMENDATION:

Approval of a Replat and Subdivision plat that consists of a 33.87 acre tract of land, which proposes twenty-four (24) single-family residential lots, five (5) non-single family residential lots, and approximately two thousand nine hundred seventy five (2,975) linear feet of private streets. .