



City of San Antonio

Agenda Memorandum

File Number:
{{item.tracking_number}}

Agenda Item Number: {{item.number}}

Agenda Date: May 24, 2023

In Control: Planning Commission Meeting

DEPARTMENT: Development Services Department

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICTS IMPACTED: ETJ

SUBJECT:

Stole Ranch Unit 7 21-11800237

SUMMARY:

Request by Emiliano Z. Guerrero, Forestar (USA) Real Estate Group INC, for approval to subdivide a tract of land to establish Stole Ranch Unit 7 Subdivision, generally located southwest of the intersection of Wiseman Bulverde and Talley Road. Staff Recommends Approval. (Nicole Salinas, Principal Planner, 210-207-8264, Nicole.Salinas@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: ETJ

Filing Date: May 17, 2023

Applicant/Owner: Emiliano Z. Guerrero, Forestar (USA) Real Estate Group INC

Engineer/Surveyor: Pape-Dawson Engineers

Staff Coordinator: Nicole Salinas, Principal Planner, 210-207-8264

ANALYSIS:

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

Master Development Plan: MDP #19-11100059, Stolte Ranch, accepted on November 10, 2020.

ISSUE:

None.

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 Subdivision plat that consists of 23.11 acre tract of land, which proposes one hundred three (103) of single-family residential lots, number (4) non-single family residential lots, and approximately three thousand one hundred fifty eight (3,158) linear feet of public streets.