



June 7, 2017

Matthew Geistweidt
Pape-Dawson Engineers
2000 NW Loop 410
San Antonio, Texas 78231

RE: File No. 1705005 - Request for review of Vista **Bella Unit 3, Enclave, Plat No. 170122** located 0.3 miles west of the intersection of Canyon Golf Road & Overlook Parkway.

Dear Mr. Geistweidt:

On May 31, 2017 the Aquifer Protection & Evaluation Section of the Edwards Aquifer and Watershed Protection Division of the San Antonio Water System (SAWS) received a request to review a plat for the property referenced above. Staff reviewed the documentation submitted and conducted field observations of the referenced plat to ensure compliance with applicable requirements for development over the Edwards Aquifer Recharge Zone (EARZ). The land use of the subject plat is for residential and consists of approximately 7.441 acres located entirely within the EARZ. No sensitive geological features were observed. The property does not lie within a 100-year floodplain area.

The proposed development is a **Category 3** property under the provisions of Aquifer Protection Ordinance No. 81491-File No. 1963. In accordance with Ordinance No. 81491, an Aquifer Protection Plan for all Category 2 and 3 properties is required to be submitted to and approved by the Aquifer Protection & Evaluation Section of the San Antonio Water System. An Aquifer Protection Plan was submitted to SAWS and approved in a letter dated May 17, 2013.

Certain changes to the project may create a substantial alteration the provision of the Water Quality Ordinance and alter its category.

A Water Pollution Abatement Plan (WPAP) has been submitted to the Texas Commission on Environmental Quality (TCEQ) and approved in their letter dated May 8, 2013.

After careful review of the project and the documentation submitted by the applicant, the Aquifer Protection & Evaluation Section of the Edwards Aquifer and Watershed Protection Division of the San Antonio Water System, recommends the **approval** of Vista Bella Unit 3, Enclave, Plat No. 170122.

Matthew Geistweidt
Vista Bella Unit 3, Enclave
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If you have any questions regarding this matter, please contact the Aquifer Protection & Evaluation Section at (210) 233-3516.

Sincerely,

A handwritten signature in black ink, appearing to read 'Andrew Wiatrek', written over a horizontal line.

Andrew Wiatrek, Manager
Edwards Aquifer & Watershed Protection Division

AW: lrd



City of San Antonio
Development Services
Subdivision Section

REQUEST FOR REVIEW

TO: Aquifer Protection & Evaluation Date 05/31/2017
FROM: SAWS Engineering/Pape-Dawson Engineers
PHONE NUMBER: _____ FAX NUMBER # _____
ITEM NAME: Bella Unit 3, Enclave FILE # 170122
RE: _____

SUBJECT: The attached item has been submitted for your review, recommendation, and or comment to the Planning Commission or Director. Please review and forward your response to the **CONSULTANT OF RECORD**. Return response as soon as possible, but no later than the date shown below. Response time will commence from the date of receipt of this request or receipt of all the items your agency requires for this review. "Days" represents calendar days.

Please Return By: _____, 200____

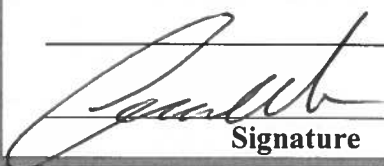
- | | | |
|--|--|---|
| <input type="checkbox"/> Minor Plat-10 days | <input checked="" type="checkbox"/> Major Plat-50 days | <input type="checkbox"/> Amending Plats – 10 days |
| <input type="checkbox"/> Plat deferral-30 days | <input type="checkbox"/> Variance-15 days | <input type="checkbox"/> Other-15 days |

☒ I recommend approval

☐ I do not recommend approval

On _____, I notified _____, the engineer/
subdivider/agent, of the corrections needed to remove this objection. Tel # _____

Comments: _____


Signature

Manager
Title

6-9-17
Date