



March 9, 2020

Mr. David Beales
CDS Muery Engineers
3411 Magic Drive
San Antonio, Texas 78229

RE: File No. 2003001 - Request for review of **Canyon Pass Apartments Subdivision, Plat No. 19-11800338** located east of US 281 North and south of Overlook Parkway.

Dear Mr. Beales:

On March 4, 2020, 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 Multi-Family and consists of approximately 15.00 acres located entirely within the EARZ. No sensitive features were observed. The property does not lie within a 100-year floodplain area.

The proposed development is a Category 2 property under the provisions of Aquifer Protection Ordinance No. 81491–File No. 2337. 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 has been submitted and approved in their letter dated February 28, 2020-File No 313.

As of the date of this report, the Texas Commission on Environmental Quality (TCEQ) has not approved the Water Pollution Abatement Plan (WPAP) for the property within this plat. No building permit will be released until a Water Pollution Abatement Plan has been submitted to and approved by TCEQ.

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 Canyon Pass Apartments Subdivision, Plat No. 19-11800338.

CDS Muery Engineers
Canyon Pass Apartments
Page 2

If you have any questions regarding this matter, please contact the Aquifer Protection & Evaluation Section at (210) 233-3519.

Sincerely,

A handwritten signature in black ink, appearing to read 'Andrew Wiatrek', written in a cursive style.

Andrew Wiatrek, Manager
Edwards Aquifer & Watershed Protection Division

AW: pzg



City of San Antonio
Development Services
Subdivision Section

REQUEST FOR REVIEW

TO: Aquifer Protection & Evaluation Date 03/04/2020
FROM: SAWS Engineering/CDS Muery Engineers
PHONE NUMBER: FAX NUMBER #
ITEM NAME: Canyon Pass Apartments Subdivision FILE # 19-11800338
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_____

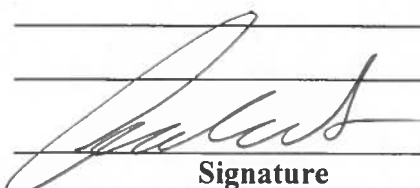
- | | | |
|--|--|---|
| <input type="checkbox"/> Minor Plat-10 days | <input checked="" type="checkbox"/> Major Plat-50 days | <input type="checkbox"/> Amending Plats – 10 days |
| <input type="checkbox"/> Plat deferral-30 days | <input type="checkbox"/> Variance-15 days | <input type="checkbox"/> Other-15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

3-10-2020
Date