



City of San Antonio

Legislation Details (With Text)

File #: 19-2851
Type: Staff Briefing - Without Ordinance
In control: Planning Commission

On agenda: 4/10/2019

Title: 180024: Request by Brian Barron, Lennar Homes of Texas Land & Construction LTD, for approval to replat and subdivide a tract of land to establish Silos U-2A & 3A Subdivision, generally located southwest of the intersection of US Highway 90 and Masterson Road. Staff recommends Approval. (Victoria Castro, Planner, (210) 207-2736, Victoria. Castro@sanantonio.gov, Development Services Department).

Sponsors:

Indexes:

Code sections:

Attachments: 1. 180024 Final Plat_

Date	Ver.	Action By	Action	Result
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DEPARTMENT: Development Services

SUBJECT:
 SILOS, U-2A & 3A 180024

SUMMARY:
 Request by Brian Barron, Lennar Homes of Texas Land & Construction LTD, for approval to replat and subdivide a tract of land to establish Silos U-2A & 3A Subdivision, generally located southwest of the intersection of US Highway 90 and Masterson Road. Staff recommends Approval. (Victoria Castro, Planner, (210) 207-2736, Victoria. Castro@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:
 Council District: ETJ
 Filing Date: March 19, 2019
 Owner: Brian Barron, Lennar Homes of Texas Land & Construction LTD
 Engineer/Surveyor: KFW Engineers and Surveying
 Staff Coordinator: Victoria Castro, Planner, (210) 207-2736

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

Master Development Plans:
 MDP 17-00023, Silos Subdivision, accepted on July 16, 2018.

Access:
 Plat 180038, SILOS U-1A, provides access to the proposed project subject to this request. Thus, this

plat must be recorded prior to the proposed plat. The proposed Plat 180024 may not be recorded until Plat 180038 is recorded with Bexar County.

Notices:

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

Military Awareness Zone:

The subject property lies within the JBSA - Lackland Military Influence Area. In accordance with the executed Memorandum of Understanding (MOU), the City's Office of Military Affairs and the Military Installation were notified.

ALTERNATIVE ACTIONS:

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

RECOMMENDATION:

Approval of a Replat and Subdivision Plat that consists of a 22.54 acre tract of land, which proposes one hundred twenty-five (125) single-family residential lots, two (2) non-single-family residential lots, and approximately four thousand one hundred fifty-seven (4,157) linear feet of public streets.