



# City of San Antonio

## Legislation Details (With Text)

**File #:** 21-3367  
**Type:** Staff Briefing - Without Ordinance  
**In control:** Planning Commission

**On agenda:** 5/12/2021

**Title:** 19-11800150: Request by Tom Dreiss, Dreico Investments, Ltd., for approval to replat and subdivide a tract of land to establish Anaqua Springs Ranch Unit 8 (P.U.D.) Subdivision, generally located southwest of the intersection of Boerne Stage Road and Scenic Loop Road. Staff recommends Approval. (Joyce Palmer, Planner, (210) 207-0315, Joyce.Palmer@sanantonio.gov, Development Services Department).

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Final Plat

Date	Ver.	Action By	Action	Result
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**DEPARTMENT: Development Services**

**SUBJECT:**

Anaqua Springs Ranch Unit 8 (P.U.D.) 19-11800150

**SUMMARY:**

Request by Tom Dreiss, Dreico Investments, Ltd., for approval to replat and subdivide a tract of land to establish Anaqua Springs Ranch Unit 8 (P.U.D.) Subdivision, generally located southwest of the intersection of Boerne Stage Road and Scenic Loop Road. Staff recommends Approval. (Joyce Palmer, Planner, (210) 207-0315, Joyce.Palmer@sanantonio.gov, Development Services Department).

**BACKGROUND INFORMATION:**

Council District: ETJ  
 Filing Date: April 12, 2021  
 Owner: Tom Dreiss, Dreico Investments, Ltd.  
 Engineer/Surveyor: Matkin-Hoover Engineering & Surveying  
 Staff Coordinator: Joyce Palmer, Planner, (210) 207-0315

**ANALYSIS:**

**Zoning:**

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

**Master Development Plans:**

MDP 797-C, Anaqua Springs Ranch, accepted on March 28, 2011.

**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 Camp Bullis Military Awareness Zone. In accordance with the executed Memorandum of Understanding (MOU), the City's Office of Military Affairs and the Camp Bullis 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 an 11.01 acre tract of land, which proposes five (5) single-family residential lots, three (3) non single-family residential lots, and approximately six hundred eighty-four (684) linear feet of private streets.