



# City of San Antonio

## Legislation Details (With Text)

**File #:** 20-3533  
**Type:** Staff Briefing - Without Ordinance  
**In control:** Planning Commission

**On agenda:** 6/10/2020

**Title:** 19-11800002: Request by Brian Barron, Lennar Homes of Texas Land & Construction, Ltd., for approval to replat and subdivide a tract of land to establish Avila Subdivision, generally located southeast of the intersection of Woodlake Parkway and Seguin Road. Staff recommends Approval. (Jose Garcia, Senior Planner, (210) 207-8268, Jose.Garcia4@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:**  
 Avila Subdivision 19-11800002

**SUMMARY:**  
 Request by Brian Barron, Lennar Homes of Texas Land & Construction, Ltd., for approval to replat and subdivide a tract of land to establish Avila Subdivision, generally located southeast of the intersection of Woodlake Parkway and Seguin Road. Staff recommends Approval. (Jose Garcia, Senior Planner, (210) 207-8268, Jose.Garcia4@sanantonio.gov, Development Services Department)

**BACKGROUND INFORMATION:**  
 Council District: ETJ  
 Filing Date: May 22, 2020  
 Owner: Brian Barron, Lennar Homes of Texas Land & Construction, Ltd.  
 Engineer/Surveyor: KFW Engineers and Surveying  
 Staff Coordinator: Jose Garcia, Senior Planner, (210) 207-8268

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

**Master Development Plans:**  
 MDP #603, Ashby Park, accepted on April 27, 1998.

**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- Randolph 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 29.93 acre tract of land, which proposes one hundred sixty (160) single-family residential lots, five (5) non-single-family residential lots, and approximately four thousand two hundred eighty-four (4,284) linear feet of public streets.