



# City of San Antonio

## Legislation Details (With Text)

**File #:** 18-1189  
**Type:** Staff Briefing - Without Ordinance  
**In control:** Planning Commission

**On agenda:** 1/10/2018

**Title:** 170430: Request by Chad Nugent, Ladera I, LLC., for approval to subdivide a tract of land to establish Ladera Hills Subdivision, generally located northwest of the intersection of W. Groesenbacher Road and State Highway 211. Staff recommends Approval. (Juanita Romero, Planner, (210) 207-8264, Juanita.romero@sanantonio.gov, Development Services Department)

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. 170430 Ladera Hills

Date	Ver.	Action By	Action	Result
------	------	-----------	--------	--------

**DEPARTMENT:** Development Services

**SUBJECT:**  
Ladera Hills 170430

**SUMMARY:**  
Request by Chad Nugent, Ladera I, LLC., for approval to subdivide a tract of land to establish Ladera Hills Subdivision, generally located northwest of the intersection of West Groesenbacher Road and State Highway 211. Staff recommends Approval. (Juanita Romero, Planner, (210) 207-8264, Juanita.romero@sanantonio.gov, Development Services Department)

**BACKGROUND INFORMATION:**  
 Council District: ETJ  
 Filing Date: December 18, 2017  
 Owner: Chad Nugent, Ladera I, LLC.  
 Engineer/Surveyor: Pape Dawson, Engineers Inc.  
 Staff Coordinator: Juanita Romero, Planner, (210) 207-8264

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

**Master Development Plans:**  
 MDP 14-00029, Felder Tract, accepted on February 17, 2015

**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 Subdivision Plat that consists of 7.13 acre tract of land, which proposes one (1) non-single-family residential lot, and approximately one thousand two hundred thirty (1,230) linear feet of public street.