



# City of San Antonio

## Agenda Memorandum

**File Number:**21-3847

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**Agenda Item Number:** 12.

**Agenda Date:** 6/9/2021

**In Control:** Planning Commission

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**DEPARTMENT:** Development Services

**SUBJECT:**

Texas First Rentals NW 21-11800009

**SUMMARY:**

Request by Michael Puryear, PC5 Properties, LLC, for approval to subdivide a tract of land to establish Texas First Rental NW Subdivision, generally located southeast of the intersection of Loop 410 and Culebra Road. Staff recommends Approval. (Nicole Salinas, Planner, (210) 207-8264, Nicole.Salinas@sanantonio.gov, Development Services Department).

**BACKGROUND INFORMATION:**

Council District: 6  
Filing Date: May 14, 2021  
Owner: Michael Puryear, PC5 Properties, LLC  
Engineer/Surveyor: Gary Hill Engineering LLC  
Staff Coordinator: Nicole Salinas, Planner, (210) 207-8264

**ANALYSIS:**

**Zoning:**

“I-1” General Industrial District

**Military Awareness Zone:**

The subject property lies within the JBSA Lackland Military Notification Zone. 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 Subdivision Plat that consists of 11.007 acre tract of land, which proposes three (3) non-single-family residential lots.