



City of San Antonio

Legislation Details (With Text)

File #: 15-5836

Type: Staff Briefing - Without Ordinance

In control: Planning Commission

On agenda: 11/18/2015

Title: 140568: Request by Jay Patterson, Southerland Canyons, LLC, for approval to subdivide a tract of land to establish The Canyons at Scenic Loop Unit 6B, PUD Subdivision, generally located northwest of the intersection of Babcock Road and Scenic Loop Road. Staff recommends Approval. (Jose Garcia, Planner, (210) 207-8268, jose.garcia4@sanantonio.gov, Development Services Department)

Sponsors:

Indexes:

Code sections:

Attachments: 1. 140568 REVISED FINAL PLAT

Date	Ver.	Action By	Action	Result
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DEPARTMENT: Development Services

SUBJECT:
The Canyons at Scenic Loop Unit 6B, PUD 140568

SUMMARY:
Request by Jay Patterson, Southerland Canyons, LLC, for approval to subdivide a tract of land to establish The Canyons at Scenic Loop Unit 6B, PUD Subdivision, generally located northwest of the intersection of Babcock Road and Scenic Loop Road. Staff recommends Approval. (Jose Garcia, Planner, (210) 207-8268, jose.garcia4@sanantonio.gov, Development Services Department)

BACKGROUND INFORMATION:

Council District: ETJ - San Antonio
Filing Date: November 2, 2015
Owner: Jay Patterson, Southerland Canyons, LLC
Engineer/Surveyor: Jones & Carter, Inc.
Staff Coordinator: Jose Garcia, 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 014A-07, Rising Moon Ranch, accepted on January 9, 2009
PUD 09-005, The Palmira, PUD, approved on July 08, 2009

Military Awareness Zone:

The subject property lies within the Camp Bullis 5-Mile 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.

The proposed project will comply with the dark light measures (July 22, 2008 Bexar County Court Order) or the UDC's Military Lighting Overlay Zoning District (MLOD-1) regulations, whichever is applicable.

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 46.927 acre tract of land, which proposes fifty-two (52) single-family residential lots.