



# City of San Antonio

## Legislation Details (With Text)

**File #:** 16-2061

**Type:** Staff Briefing - Without Ordinance

**In control:** Planning Commission

**On agenda:** 3/23/2016

**Title:** 140388: Request by Charles Marsh, Pulte Homes of Texas, L.P., for approval to replat and subdivide a tract of land to establish Alamo Ranch Unit 48A, Phase 3, PUD Subdivision, generally located southwest of Hillglen and Paddling Pass. Staff recommends Approval. (Andrew Martinez, Planner, (210) 207-7898, Andrew.martinez2@sanantonio.gov, Development Services Department)

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. 140388 - Alamo Ranch Unit 48 A, Ph 3, PUD

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

**SUBJECT:**

Alamo Ranch Unit 48A, Phase 3, PUD 140388

**SUMMARY:**

Request by Charles Marsh, Pulte Homes of Texas, L.P., for approval to replat and subdivide a tract of land to establish Alamo Ranch Unit 48A, Phase 3, PUD Subdivision, generally located southwest of Hillglen and Paddling Pass. Staff recommends Approval. (Andrew Martinez, Planner, (210) 207-7898, Andrew.Martinez2@sanantonio.gov, Development Services Department)

**BACKGROUND INFORMATION:**

Council District: ETJ  
Filing Date: February 29, 2016  
Owner: Charles Marsh, Pulte Homes of Texas, L.P.  
Engineer/Surveyor: Pape-Dawson Engineers  
Staff Coordinator: Andrew Martinez, Planner, (210) 207-7898

**ANALYSIS:**

**Zoning:**

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

**Master Development Plans:**

MDP 14-0006, Alamo Ranch/Westwinds, accepted on October 28, 2014

PUD 14-00009, Alamo Ranch Del-Webb Phase 3, accepted on October 16, 2015

**Notices:**

To the present, staff has not received any written responses in opposition from the surrounding property owners.

**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 8.440 acre tract of land, which proposes twenty five (25) single-family residential lots, one (1) non-single family lot, and approximately nine hundred and six (906) linear feet of private streets.