



# City of San Antonio

## Legislation Details (With Text)

**File #:** 18-3411

**Type:** Staff Briefing - Without Ordinance

**In control:** Planning Commission

**On agenda:** 5/23/2018

**Title:** 160417: Request by Bruce C. Petersen, La Cantera Development Company, LLC., for approval to replat and subdivide a tract of land to establish Babcock Residential (Enclave) Subdivision, generally located at the intersection of Babcock Road and Camp Bullis Road. Staff recommends Approval. (Jose Garcia, Planner, (210) 207-8268, jose.garcia4@sanantonio.gov, Development Services Department)

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. 160417- FINAL PLAT

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

**SUBJECT:**  
Babcock Residential (Enclave) 160417

**SUMMARY:**  
Request by Bruce C. Petersen, La Cantera Development Company, LLC., for approval to replat and subdivide a tract of land to establish Babcock Residential (Enclave) Subdivision, generally located at the intersection of Babcock Road and Camp Bullis Road. Staff recommends Approval. (Jose Garcia, Planner, (210) 207-8268, jose.garcia4@sanantonio.gov, Development Services Department)

**BACKGROUND INFORMATION:**

Council District: 8

Filing Date: May 9, 2018

Owner: Bruce C. Petersen, La Cantera Development Company, LLC.

Engineer/Surveyor: Pape-Dawson Engineers Inc.

Staff Coordinator: Jose Garcia, Planner, (210) 207-8268

**ANALYSIS:**

**Zoning:**  
"R-6 UC-1" Single-Family Residential Urban Corridor District

**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 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, and the applicant acknowledged receiving the response from the Garrison Commander, but did not provide a response to their request.

**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 that consists of 17.664 acre tract of land, which proposes thirty-five (35) single-family residential lots, two (2) non-single-family residential lots, and approximately one thousand five hundred forty-nine (1,549) linear feet of private streets.