



City of San Antonio

Legislation Details (With Text)

File #: 19-3879

Type: Staff Briefing - Without Ordinance

In control: Planning Commission

On agenda: 5/22/2019

Title: S.P. 2164: A Resolution supporting the partial release of a City drainage easement being 0.1673 of an acre (7,285.8 square feet), in Lot 3, Block 1 of the Summit Automotive Subdivision, NCB 17930, in Council District 7, as requested by D&C Enterprises, LLC. Staff recommends Approval. (Laurie Park,, Management Analyst, Transportation & Capital Improvements Department, laurie.park@sanantonio.gov)

Sponsors:

Indexes:

Code sections:

Attachments: 1. FNs MBs blanket esmt area.pdf, 2. Development map.pdf, 3. Plat v9575 p133.pdf

Date	Ver.	Action By	Action	Result
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DEPARTMENT: Transportation & Capital Improvements

DEPARTMENT HEAD: Razi Hosseini, P.E., R. P. L. S.

COUNCIL DISTRICT IMPACTED: 7

SUBJECT: Real Estate Disposition: Partial release of a City drainage easement

SUMMARY:

Resolution authorizing the partial release of a City drainage easement being 0.1673 of an acre (7,285.8 square feet), in Lot 3, Block 1 of the Summit Automotive Subdivision, New City Block 17930, as shown on attached Exhibit A, known as 9444 Bandera Road, in Council District 7, as requested by D & C Enterprises, L.L.C.

BACKGROUND INFORMATION:

D & C Enterprises, L.L.C., Petitioner has requested a partial release of a variable width blanket drainage easement to build a metal storage building on a segment of his property, which is commercial zoned automotive service business. A flood study was reviewed by the City's Storm Water Division and approved as it shows that the proposed improvement will not impact the existing floodplain. The City conducted a full canvass through all City Departments and Utilities and was approved with standard conditions.

ISSUE:

This Resolution authorizes the support of a partial release of a variable width blanket drainage easement consisting of 0.1673 of an acre (7,285.8 square feet), located in Lot 3, Block 1 of the Summit Automotive Subdivision, New City Block 17930, as shown on attached Exhibit A. The subject drainage easement is a blanket easement of variable width, covering the whole property. Release of a portion of the drainage easement will allow the Petitioner to place a storage unit on his property. Transportation and Capital Improvement's Storm Water Division (controlling department of the drainage easement) determined the partial release will not negatively affect the drainage in the area. The remaining portion of the unreleased drainage easement is sufficient to manage storm water runoff.

ALTERNATIVES:

Planning Commission could choose not to support this request; however, doing so would impede the development of the property.

FISCAL IMPACT:

Per Chapter 37, Section 14 of the San Antonio Municipal Code, there is no fee associated with the release of an easement on non-city owned property, therefore there is no fiscal impact in connection with this action.

RECOMMENDATION:

Staff recommends approval of the partial release of a City drainage easement being 0.1673 of an acre (7,285.8 square feet), located in Lot 3, Block 1 of the Summit Automotive Subdivision, New City Block 17930, in Council District 7, as requested by D&C Enterprises, L.L.C.