



City of San Antonio

Legislation Details (With Text)

File #: 19-5332

Type: Staff Briefing - Without Ordinance

In control: Planning Commission

On agenda: 7/24/2019

Title: 180250: Request by Sean Miller, Pulte Homes of Texas, LP and Hugo Guitierrez, Peoples Verdes Ranch Holdings Co., Ltd., for approval to subdivide a tract of land to establish Westlakes Unit 3A Subdivision, generally located northwest of the intersection of Balmorhea Street and Dunlap Street. Staff recommends Approval. (Jose Garcia, Planner, (210) 207-8268, Jose.Garcia4@sanantonio.gov, Development Services Department)

Sponsors:

Indexes:

Code sections:

Attachments: 1. FINAL PLAT

Date	Ver.	Action By	Action	Result
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DEPARTMENT: Development Services

SUBJECT:
Westlakes Unit 3A 180250

SUMMARY:
Request by Sean Miller, Pulte Homes of Texas, LP and Hugo Guitierrez, Peoples Verdes Ranch Holdings Co., Ltd., for approval to subdivide a tract of land to establish Westlakes Unit 3A Subdivision, generally located northwest of the intersection of Balmorhea Street and Dunlap Street. Staff recommends Approval. (Jose Garcia, Planner, (210) 207-8268, jose.garcia4@sanantonio.gov, Development Services Department)

BACKGROUND INFORMATION:

Council District: ETJ
Filing Date: July 8, 2019
Owner: Sean Miller, Pulte Homes of Texas, LP and Hugo Guitierrez, Peoples Verdes Ranch Holdings Co., Ltd.
Engineer/Surveyor: Pape Dawson Engineers
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 15-00036.00, VISE SPH 1604, accepted on June 2, 2016

Military Awareness Zone:

The subject property lies within the JBSA- Lackland Military Influence Area. 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 21.058 acre tract of land, which proposes one hundred seventeen (117) single-family residential lots, two (2) non-single-family residential lots, and approximately three thousand four hundred ninety-one (3,491) linear feet of public streets.