



# City of San Antonio

## Legislation Details (With Text)

**File #:** 19-8374

**Type:** Staff Briefing - Without Ordinance

**In control:** Planning Commission

**On agenda:** 11/27/2019

**Title:** 180582: Request by Brian Otto, Meritage Homes of Texas, LLC, for approval to replat and subdivide a tract of land to establish Harlach Farms Subdivision Unit 3, generally located northeast of the intersection of Groesenbacher Road and US Highway 90. Staff recommends Approval. (Nicole Salinas, Planner, (210) 207-8264, Nicole.Salinas@sanantonio.gov, Development Services Department).

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. 180582 Final Mylar Plat

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

**SUBJECT:**

Harlach Farms Subdivision Unit 3 180582

**SUMMARY:**

Request by Brian Otto, Meritage Homes of Texas, LLC, for approval to replat and subdivide a tract of land to establish Harlach Farms Subdivision Unit 3, generally located northeast of the intersection of Groesenbacher Road and US Highway 90. Staff recommends Approval. (Nicole Salinas, Planner, (210) 207-8264, Nicole.Salinas@sanantonio.gov, Development Services Department).

**BACKGROUND INFORMATION:**

Council District: ETJ  
Filing Date: November 5, 2019  
Owner: Brian Otto, Meritage Homes of Texas, LLC  
Engineer/Surveyor: M.W. Cude Engineers, LLC  
Staff Coordinator: Nicole Salinas, Planner, (210) 207-8264

**ANALYSIS:**

**Zoning:**

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

**Master Development Plans:**

MDP 17-00006, Harlach Farms, accepted on May 12, 2017.

**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 Lackland Military Awareness Zone. In accordance with the executed Memorandum of Understanding (MOU), the City's Office of Military Affairs and the Lackland 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 Replat and Subdivision Plat that consists of 11.828 acre tract of land, which proposes seventy seven (77) single-family residential lots and approximately one thousand eight hundred five (1,805) linear feet of public streets.