



# City of San Antonio

## Legislation Details (With Text)

**File #:** 19-8750

**Type:** Staff Briefing - Without Ordinance

**In control:** Planning Commission

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

**Title:** 18-900014 Request by New Leaf Homes, LLC and HPSA Land Partners, LLC, for approval to subdivide a tract of land to establish Ackerman Gardens Unit 4 Subdivision, generally located northeast of the intersection of Woodlake Parkway and Interstate 10. Staff recommends Approval. (Joyce Palmer, Planner, (210) 207-0315, Joyce.Palmer@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:**

Ackerman Gardens Unit 4 18-900014

**SUMMARY:**

Request by New Leaf Homes, LLC and HPSA Land Partners, LLC, for approval to subdivide a tract of land to establish Ackerman Gardens Unit 4 Subdivision, generally located northeast of the intersection of Woodlake Parkway and Interstate 10. Staff recommends Approval. (Joyce Palmer, Planner, (210) 207-0315, Joyce.Palmer@sanantonio.gov, Development Services Department)

**BACKGROUND INFORMATION:**

Council District: ETJ - San Antonio  
Filing Date: November 12, 2019  
Owner: New Leaf Homes  
Engineer/Surveyor: M. W. Cude Engineers, LLC  
Staff Coordinator: Joyce Palmer, Planner, (210) 207-0315

**ANALYSIS:**

**Zoning:**

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

**Master Development Plans:**

MDP 16-00037, Ackerman Gardens Subdivision, accepted on November 11, 2016.

**Military Awareness Zone:**

The subject property lies within the Randolph 5-Mile Awareness Zone. In accordance with the executed Memorandum of Understanding (MOU), the City's Office of Military Affairs and the Randolph 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 Subdivison Plat that consists of 11.761 acre tract of land, which proposes forty-three (43) single-family residential lots and two (2) non-single-family residential lots, and approximately one thousand five hundred ninety-two (1,592) linear feet of public streets.