



# City of San Antonio

## Legislation Details (With Text)

**File #:** 19-8751

**Type:** Staff Briefing - Without Ordinance

**In control:** Planning Commission

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

**Title:** 180167 Request by Noe Rangel, Agent, Post River Sundance Ltd. for approval to subdivide a tract of land to establish Sundance Ranch Unit 2A Subdivision, generally located west of the intersection of Toutant Beauregard Road and Scenic Loop Road. Staff recommends Approval. (Jose Garcia, Senior 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:**  
Sundance Ranch Unit 2A 180167

**SUMMARY:**  
Request by Noe Rangel, Agent, Post River Sundance Ltd. for approval to subdivide a tract of land to establish Sundance Ranch Unit 2A Subdivision, generally located west of the intersection of Toutant Beauregard Road and Scenic Loop Road. Staff recommends Approval. (Jose Garcia, Senior Planner, (210) 207-8268, Jose.Garcia4@sanantonio.gov, Development Services Department)

### BACKGROUND INFORMATION:

Council District: ETJ - San Antonio  
Filing Date: November 19, 2019  
Owner: Noe Rangel, Agent  
Engineer/Surveyor: Jones & Carter, Inc.  
Staff Coordinator: Jose Garcia, Senior 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 028-06 Sundance Ranch, accepted on November 7, 2006.

#### 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.

**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 20.740 acre tract of land, which proposes twenty-nine (29) single-family residential lots and three (3) non-single-family residential lots, and approximately one thousand eight hundred fourteen (1,814) linear feet of public streets.