



# City of San Antonio

## Legislation Details (With Text)

**File #:** 20-1047

**Type:** Staff Briefing - Without Ordinance

**In control:** Planning Commission

**On agenda:** 1/8/2020

**Title:** 19-11800380: Request by Paul Merlo, Marisa Monique Rubio, and Brian Barron, Lennar Homes of Texas Land & Construction LTD, for approval to replat a tract of land to establish Marbach Lot 59 Replat Subdivision, generally located southwest of the intersection of South Ellison Drive and Marbach Road. Staff recommends Approval. (Kallie Ford, Planner, (210) 207-8302, Kallie.Ford@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:**  
Marbach Lot 59 Replat 19-11800380

**SUMMARY:**  
Request by Paul Merlo, Marisa Monique Rubio, and Brian Barron, Lennar Homes of Texas Land & Construction LTD, for approval to replat a tract of land to establish Marbach Lot 59 Replat Subdivision, generally located southwest of the intersection of South Ellison Drive and Marbach Road. Staff recommends approval. (Kallie Ford, Planner, (210) 207-8302, Kallie.Ford@sanantonio.gov, Development Services Department)

**BACKGROUND INFORMATION:**

Council District: ETJ  
Filing Date: November 18, 2019  
Owner: Paul Merlo, Marisa Monique Rubio, and Brian Barron  
Engineer/Surveyor: KFW Engineers and Surveying  
Staff Coordinator: Kallie Ford, Planner, (210) 207-8302

**ANALYSIS:**

**Zoning:**

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

**Master Development Plans:**

MDP #045-06 Marbach Village Subdivision, accepted on July 24, 2007.

**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 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 was 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 that consists of 0.19 acre tract of land, which proposes one (1) non-single-family residential lot.