



City of San Antonio

Legislation Details (With Text)

File #: 20-1681

Type: Staff Briefing - Without Ordinance

In control: Planning Commission

On agenda: 2/12/2020

Title: 18-900115: Request by Leslie Ostrander, Continental Homes of Texas, L.P., for approval to subdivide a tract of land to establish Langdon-Unit 7 Subdivision, generally located west of the intersection of Cibolo Vista and Evans 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, 2. SAWS Category Letter

Date	Ver.	Action By	Action	Result
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DEPARTMENT: Development Services

SUBJECT:
Langdon-Unit 7 18-900115

SUMMARY:
Request by Leslie Ostrander, CHTEX of Texas, Inc., for approval to subdivide a tract of land to establish Langdon-Unit 7 Subdivision, generally located west of the intersection of Cibolo Vista and Evans Road. Staff recommends Approval. (Jose Garcia, Senior Planner, (210) 207-8268, Jose.Garcia4@sanantonio.gov, Development Services Department)

BACKGROUND INFORMATION:

Council District: ETJ
Filing Date: January 30, 2020
Owner: Leslie Ostrander, CHTEX of Texas, Inc.
Engineer/Surveyor: Pape Dawson, Engineers
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 18-00017, Langdon Tract, accepted on September 24, 2018.

Aquifer Review:
The subject property is located within the Edwards Recharge Zone. The Aquifer Protection and

Evaluation Section of the San Antonio Water Systems (SAWS) reviewed the proposed project as indicated in the attached report (ATTACHMENT #2). No significant recharge features were observed on this site. The request meets all of the requirements for development over the recharge zone.

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 12.555 acre tract of land, which proposes fifty-five (55) single-family residential lots, three (3) non-single-family residential lots, and approximately two thousand seven hundred twelve (2,712) linear feet of public streets.