



City of San Antonio

Legislation Details (With Text)

File #: 20-3223

Type: Staff Briefing - Without Ordinance

In control: Planning Commission

On agenda: 5/27/2020

Title: 18-900127: Request by Felipe Gonzalez, Pulte Homes of Texas, LP, for approval to replat and subdivide a tract of land to establish Cielo Ranch Subdivision Unit 8, generally located northwest of the intersection of Old Paseo Way and Ralph Fair Road. Staff recommends Approval. (Martha Bernal, Senior Planner, (210) 207-0210, Martha.Bernal@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:

Cielo Ranch, Subdivision Unit 8 18-900127

SUMMARY:

Request by Felipe Gonzalez, Pulte Homes of Texas, LP, for approval to replat and subdivide a tract of land to establish Cielo Ranch, Subdivision Unit 8, generally located northwest of the intersection of Old Paseo Way and Ralph Fair Road. Staff recommends Approval. (Martha Bernal, Senior Planner, (210) 207-0210, Martha.Bernal@sanantonio.gov, Development Services Department)

BACKGROUND INFORMATION:

Council District: ETJ
Filing Date: May 6, 2020
Owner: Felipe Gonzalez, Pulte Homes of Texas, LP,
Engineer/Surveyor: M.W. Cude Engineers, LLC
Staff Coordinator: Martha Bernal, Senior Planner, (210) 207-0210

ANALYSIS:

Zoning:

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

Master Development Plans:

MDP 17-00013, Gombert Tract Subdivision, accepted on August 9, 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 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 Replat and Subdivision Plat that consists of 14.22 acre tract of land, which proposes thirty-eight (38) single-family residential lots, one (1) non-single-family residential lots, and approximately one thousand four hundred thirty-one (1,431) linear feet of public streets.