



# City of San Antonio

## Legislation Details (With Text)

**File #:** 20-4609

**Type:** Staff Briefing - Without Ordinance

**In control:** Planning Commission

**On agenda:** 8/12/2020

**Title:** 19-11800048: Request by Leslie Ostrander, Continental Homes of Texas, LP, for approval to replat and subdivide a tract of land to establish Solana Ridge Unit 17 & 18 Subdivision, generally located southwest of the intersection of I.H. Loop 410 and Ray Ellison Boulevard. Staff recommends Approval. (Joshua Orton, Planner, (210) 207-8050, Joshua.Orton@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:**

Solana Ridge Unit 17 & 18 19-11800048

**SUMMARY:**

Request by Leslie Ostrander, Continental Homes of Texas, LP, for approval to replat and subdivide a tract of land to establish Solana Ridge Unit 17 & 18 Subdivision, generally located southwest of the intersection of I.H. Loop 410 and Ray Ellison Boulevard. Staff recommends Approval. (Joshua Orton, Planner, (210) 207-8050, Joshua.Orton@sanantonio.gov, Development Services Department).

**BACKGROUND INFORMATION:**

Council District: 4  
Filing Date: July 22, 2020  
Owner: Leslie Ostrander Continental Homes of Texas, LP  
Engineer/Surveyor: Civil Engineering Consultants Inc.  
Staff Coordinator: Joshua Orton, Planner, (210) 207-8050

**ANALYSIS:**

**Zoning:**

"R-5" Residential Single Family

**Master Development Plans:**

MDP 17-00026, Sims Tract, accepted on August 13, 2018

**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 Lackland JBSA 3-Mile Awareness Zone. In accordance with the executed Memorandum of Understanding (MOU), the City's Office of Military Affairs and the Lackland JBSA 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 33.555 acre tract of land, which proposes one hundred nineteen (118) single-family residential lots, eight (8) non-single family residential lots, and approximately four thousand seven hundred and thirty-seven (4,737) linear feet of public streets.