



# City of San Antonio

## Legislation Details (With Text)

**File #:** 20-4949

**Type:** Staff Briefing - Without Ordinance

**In control:** Planning Commission

**On agenda:** 8/26/2020

**Title:** 19-11800446: Request by Lloyd A. Denton Jr., Rogers/Bitterblue 281, Ltd., for approval to subdivide a tract of land to establish Overlook Parkway & 281 Commercial Subdivision, generally located southwest of the intersection of U.S. Highway 281 and Overlook Parkway. Staff recommends Approval. (Nicole Salinas, Planner, (210) 207-8264, Nicole.Salinas@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:**  
Overlook Parkway & 281 Commercial 19-11800446

**SUMMARY:**  
Request by Lloyd A. Denton Jr., Rogers/Bitterblue 281, Ltd., for approval to subdivide a tract of land to establish Overlook Parkway & 281 Commercial Subdivision, generally located southwest of the intersection of U.S. Highway 281 and Overlook Parkway. Staff recommends Approval. (Nicole Salinas, Planner, (210) 207-8264, Nicole.Salinas@sanantonio.gov, Development Services Department).

**BACKGROUND INFORMATION:**

Council District: 9  
Filing Date: August 10, 2020  
Owner: Lloyd A. Denton Jr., Rogers/Bitterblue 281, Ltd.  
Engineer/Surveyor: Pape Dawson Engineers  
Staff Coordinator: Nicole Salinas, Planner, (210) 207-8264

**ANALYSIS:**

**Zoning:**  
"C-2" Commercial District

**Master Development Plans:**  
MDP 662-D, Oliver Ranch, accepted on June 16, 2004.

**Military Awareness Zone:**  
The subject property lies within the Camp Bullis Military 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 Subdivision Plat that consists of 4.323 acre tract of land, which proposes four (4) non-single-family residential lots and approximately five hundred four (504) linear feet of public streets.