



# City of San Antonio

## Legislation Details (With Text)

**File #:** 20-5562

**Type:** Staff Briefing - Without Ordinance

**In control:** Planning Commission

**On agenda:** 9/23/2020

**Title:** 20-11800151: Request by Kevin C. White, White-Conlee Builders, LTD., for approval to subdivide a tract of land to establish Melissa Ranch – Multi-Family, generally located Northeast of Pue Rd and US Highway 90. Staff recommends Approval. (Daniel Hazlett, Planning Coordinator, (210) 207-8270, Daniel.Hazlett@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:**  
Melissa Ranch - Multi-Family 20-11800151

**SUMMARY:**  
Request by Kevin C. White, White-Conlee Builders, LTD., for approval to subdivide a tract of land to establish Melissa Ranch - Multi-Family, generally located Northeast of Pue Rd and US Highway 90. Staff recommends Approval. (Daniel Hazlett, Planning Coordinator, (210) 207-8270, Daniel.Hazlett@sanantonio.gov, Development Services Department)

**BACKGROUND INFORMATION:**

Council District: ETJ  
Filing Date: September 14, 2020  
Owner: Kevin C. White, White-Conlee Builders, LTD  
Engineer/Surveyor: Pape-Dawson Engineers, Inc.  
Staff Coordinator: Daniel Hazlett, Planning Coordinator, (210) 207-8270

**ANALYSIS:**

**Zoning:**  
The proposed plat is located outside the city limits of San Antonio, therefore zoning is not applicable. The property is located within the Lackland Extraterritorial Jurisdiction Military Protection Area (ETJMPA-2) with a future land use of “Urban Mixed Use.”

**Military Awareness Zone:**  
The subject property lies within the Lackland 5-Mile Awareness Zone and the Lackland Extraterritorial

Jurisdiction Military Protection Area (ETJMPA-2). In accordance with the executed Memorandum of Understanding (MOU), the City's Office of Military Affairs and the 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 18.38 acre tract of land, which proposes, one (1) non-single family residential lot.