



# City of San Antonio

## Legislation Details (With Text)

**File #:** 20-6044

**Type:** Staff Briefing - Without Ordinance

**In control:** Planning Commission

**On agenda:** 10/14/2020

**Title:** 19-11800435: Request by Felipe Gonzalez, Pulte Homes, for approval to subdivide a tract of land to establish Graytown Tract, Unit 1 Subdivision, generally located northwest of the intersection of East Loop 1604 North and North Graytown Road. Staff recommends Approval. (Yuying Ma, Planner, (210) 207-7898, Yuying.Ma@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:**  
Graytown Tract, Unit 1 19-11800435

**SUMMARY:**  
Request by Felipe Gonzalez, Pulte Homes, for approval to subdivide a tract of land to establish Graytown Tract, Unit 1 Subdivision, generally located northwest of the intersection of East Loop 1604 North and North Graytown Road. Staff recommends Approval. (Yuying Ma, Planner, (210) 207-7898, Yuying.Ma@sanantonio.gov, Development Services Department).

**BACKGROUND INFORMATION:**

Council District: 2

Filing Date: October 6, 2020

Owner: Felipe Gonzalez, Pulte Homes

Engineer/Surveyor: M.W. Cude Engineers

Staff Coordinator: Yuying Ma, Planner, (210) 207-7898

**ANALYSIS:**

**Zoning:**  
"R-4" Residential Single-Family District

**Military Awareness Zone:**  
The subject property lies within the Randolph 5-Mile Awareness Zone. In accordance with the executed Memorandum of Understanding (MOU), the City's Office of Military Affairs and the Randolph 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 35.356 acre tract of land, which proposes one hundred and eighteen (121) single-family residential lots, seven (8) non-single-family residential lots and approximately nine thousand five hundred forty-one (9,541) linear feet of public streets.