



# City of San Antonio

## Legislation Details (With Text)

**File #:** 20-6609

**Type:** Staff Briefing - Without Ordinance

**In control:** Planning Commission

**On agenda:** 11/18/2020

**Title:** 19-11800454: Request by Frank Sitterle, Jr., Sitterle Homes, for approval to subdivide a tract of land to establish Kinder Northeast, Unit-5B (PUD) Subdivision, generally located west of the intersection of Kinder Parkway and Bulverde Road. Staff recommends Approval. (Joyce Palmer, Planner, (210) 207-0315, Joyce.Palmer@sanantonio.gov, Development Services Department).

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Final Plat

Date	Ver.	Action By	Action	Result
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### SUBJECT:

Kinder Northeast, Unit-5B (PUD) 19-11800454

### SUMMARY:

Request by Frank Sitterle, Jr., Sitterle Homes, for approval to subdivide a tract of land to establish Kinder Northeast, Unit-5B (PUD) Subdivision, generally located west of the intersection of Kinder Parkway and Bulverde Road. Staff recommends Approval. (Joyce Palmer, Planner, (210) 207-0315, Joyce.Palmer@sanantonio.gov, Development Services Department).

### BACKGROUND INFORMATION:

Council District: ETJ  
Filing Date: October 26, 2020  
Owner: Frank Sitterle, Jr., Sitterle Homes  
Engineer/Surveyor: KFW Engineers & Engineering  
Staff Coordinator: Joyce Palmer, Planner, (210) 207-0315

### ANALYSIS:

#### Zoning:

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

#### Master Development Plans:

MDP 16-00024.01, SA Kinder Ranch, accepted on March 15, 2018.

#### 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 7.693 acre tract of land, which proposes thirty-four (34) single-family residential lots and approximately one thousand one hundred seventy two (1,172) linear feet of private streets.