



# City of San Antonio

## Legislation Details (With Text)

**File #:** 21-1427

**Type:** Staff Briefing - Without Ordinance

**In control:** Planning Commission

**On agenda:** 2/10/2021

**Title:** 19-11800376: Request by Richard Mott, Lennar Homes of Texas Land and Construction, LTD. for approval to replat and subdivide a tract of land to establish Waterwheel Subdivision Unit 4C, generally located north of the intersection of Culebra Road and Windgate Parkway. 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:**  
Waterwheel Subdivision Unit 4C 19-11800376

**SUMMARY:**  
Request by Richard Mott, Lennar Homes of Texas Land and Construction, LTD. for approval to replat and subdivide a tract of land to establish Waterwheel Subdivision Unit 4C, generally located north of the intersection of Culebra Road and Windgate Parkway. Staff recommends Approval. (Joshua Orton, Planner, (210) 207-8050, Joshua.Orton@sanantonio.gov, Development Services Department).

**BACKGROUND INFORMATION:**

Council District: ETJ  
Filing Date: January 21, 2021  
Owner: Richard Mott, Lennar Homes of Texas Land and Construction, LTD.  
Engineer/Surveyor: Civil Engineering Consultants  
Staff Coordinator: Joshua Orton, Planner, (210) 207-8050

**ANALYSIS:**

**Zoning:**

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

**Master Development Plans:**

MDP 17-00003, Waterwheel Trails, accepted on September 1, 2017.

**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 6.486 acre tract of land, which proposes thirty (30) single-family residential lots, four (4) non-single family residential lots, and approximately one thousand three hundred thirty-three (1,333) linear feet of public streets.