



# City of San Antonio

## Legislation Details (With Text)

**File #:** 21-1773

**Type:** Staff Briefing - Without Ordinance

**In control:** Planning Commission

**On agenda:** 2/24/2021

**Title:** 20-11800157: Request by Becky Carroll, Pape Dawson Engineers , for approval to subdivide a tract of land to establish Copper Canyon Unit 4 Subdivision, generally located southeast of the intersection of Wiley Road and FM 1863. Staff recommends Approval. (Joshua T 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
------	------	-----------	--------	--------

**DEPARTMENT:** Development Services

**SUBJECT:**  
Copper Canyon Unit 4      20-11800157

**SUMMARY:**  
Request by Becky Carroll, Pape Dawson Engineers , for approval to subdivide a tract of land to establish Copper Canyon Unit 4 Subdivision, generally located southeast of the intersection of Wiley Road and FM 1863. Staff recommends Approval. (Joshua T Orton, Planner, (210) 207-8050, Joshua.Orton@sanantonio.gov, Development Services Department)

### BACKGROUND INFORMATION:

Council District: ETJ - San Antonio  
Filing Date: February 8, 2021  
Owner: Continental Homes of Texas, L.P.  
Engineer/Surveyor: Pape Dawson, Engineers  
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 16-00015.01, Cibolo Valley Ranch, accepted on June 11, 2018

**ALTERNATIVE ACTIONS:**

Plat consideration **without** a Variance:

- 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 Subdivison Plat that consists of a 22.108 acre tract of land, which proposes one hundred fifteen (115) single-family residential lots, two (2) non-single family residential lots, and approximately four thousand six hundred forty-five (4,645) linear feet of public streets.