



# City of San Antonio

## Agenda Memorandum

**File Number:**15-5699

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**Agenda Item Number:** 5.

**Agenda Date:** 11/18/2015

**In Control:** Planning Commission

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**DEPARTMENT:** Development Services

**SUBJECT:**

Solana Ridge Unit 14                      140445

**SUMMARY:**

Request by Ian Cude, Continental Homes of Texas, L.P., for approval to subdivide a tract of land to establish Solana Ridge Unit 14 Subdivision, generally located northeast of the intersection of Sol Trace and Quasar Brook. Staff recommends Approval. (Chris McCollin, Planner, (210) 207-5014, christopher.mccollin@sanantonio.gov, Development Services Department)

**BACKGROUND INFORMATION:**

Council District:                      4  
Filing Date:                              October 27, 2015  
Owner:                                      Ian Cude, Continental Homes of Texas, L.P.  
Engineer/Surveyor:                      Denham-Ramones Engineering  
Staff Coordinator:                        Chris McCollin, Planner, (210) 207-5014

**ANALYSIS:**

**Zoning:**

“MF 33” Multi-Family Residential District.

**Master Development Plans:**

MDP 804B, Solana Ridge Subdivision, accepted on September 4, 2014

**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 a 32.483 acre tract of land, which proposes ninety five (95) single family lots, seven (7) non single-family residential lots, and approximately three thousand nine hundred seventy one (3,971) linear feet of public streets.