



City of San Antonio

Agenda Memorandum

File Number:17-2062

Agenda Item Number: 5.

Agenda Date: 3/22/2017

In Control: Planning Commission

DEPARTMENT: Development Services

SUBJECT:

Fallbrook-Unit 6, Enclave 160331

SUMMARY:

Request by Leslie Ostrander, Continental Homes of Texas, L.P., for approval to subdivide a tract of land to establish Fallbrook-Unit 6, Enclave Subdivision, generally located southwest of the intersection of Woodland Green and Bowmans Lane. Staff recommends Approval. (Jose Garcia, Planner, (210) 207-8268, jose.garcia4@sanantonio.gov, Development Services Department)

BACKGROUND INFORMATION:

Council District: ETJ
Filing Date: March 6, 2017
Owner: Leslie Ostrander, Continental Homes of Texas, L.P.
Engineer/Surveyor: Pape Dawson, Engineers
Staff Coordinator: Jose Garcia, Planner, (210) 207-8268

ANALYSIS:

Zoning:

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

Master Development Plans:

MDP 15-00018, Fallbrook, accepted on December 6, 2016

Military Awareness Zone:

The subject property lies within the Camp Bullis 5-Mile 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 with no written response.

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 21.329 acre tract of land, which proposes fifty-nine (59)

single-family residential lots, one (1) non-single-family lot, and approximately one thousand nine hundred forty-nine (1,949) linear feet of private streets.