



City of San Antonio

Agenda Memorandum

File Number:19-1739

Agenda Item Number: 9.

Agenda Date: 2/13/2019

In Control: Planning Commission

DEPARTMENT: Development Services

SUBJECT:

Winding Creek Subdivision 180300

SUMMARY:

Request by Brian Barron, Lennar Homes of Texas Land & Construction Ltd., for approval to subdivide a tract of land to establish Winding Creek Subdivision, generally located southwest of the intersection of Walzem Road and Gibbs Sprawl Road. Staff recommends Approval. (Jose Garcia, Planner, (210) 207-8268, jose.garcia4@sanantonio.gov, Development Services Department)

BACKGROUND INFORMATION:

Council District: 2 & ETJ
Filing Date: January 18, 2019
Owner: Brian Barron, Lennar Homes of Texas Land & Construction Ltd.
Engineer/Surveyor: KFW Engineers & Surveying
Staff Coordinator: Jose Garcia, Planner, (210) 207-8268

ANALYSIS:

Zoning:

“R-4” Residential Single-Family District and “OCL” Outside the City Limits of San Antonio

Military Awareness Zone:

The subject property lies within the JBSA Randolph 5-Mile Awareness Zone. In accordance with the executed Memorandum of Understanding (MOU), the City’s Office of Military Affairs and the JBSA Randolph 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 37.49 acre tract of land, which proposes one hundred ten (110) single-family residential lots, one (1) non-single-family residential lot, and approximately three thousand two hundred thirty-four (3,265) linear feet of public streets.