



# City of San Antonio

## Agenda Memorandum

**File Number:**19-1758

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**Agenda Item Number:** 4.

**Agenda Date:** 2/13/2019

**In Control:** Planning Commission

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**DEPARTMENT:** Development Services

**SUBJECT:**

Carmona Hills Subdivision Unit 5B 180186

**SUMMARY:**

Request by Joseph C. Hernandez, KB Home Lone Star Inc., for approval to subdivide a tract of land to establish Carmona Hills Subdivision Unit 5B, generally located south of the intersection of Carmona Pass and Bolton Hills. Staff recommends Approval. (Jose Garcia, Planner, (210) 207-8268, jose.garcia4@sanantonio.gov, Development Services Department)

**BACKGROUND INFORMATION:**

Council District: 4  
Filing Date: January 18, 2019  
Owner: Joseph C. Hernandez, KB Home Lone Star, Inc.  
Engineer/Surveyor: KCI Technologies, Inc.  
Staff Coordinator: Jose Garcia, Planner, (210) 207-8268

**ANALYSIS:**

**Zoning:**

"R-5" Residential Single-Family District

**Master Development Plans:**

MDP 13-00001, Carmona Hills, accepted on June 18, 2013

**Military Awareness Zone:**

The subject property lies within the JBSA- Lackland Military Influence Area. In accordance with the executed Memorandum of Understanding (MOU), the City's Office of Military Affairs and the 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 3.138 acre tract of land, which proposes fifteen (15)

single-family residential lots and approximately seven hundred six (706) linear feet of public streets.