



City of San Antonio

Agenda Memorandum

File Number:19-5536

Agenda Item Number: 19.

Agenda Date: 8/14/2019

In Control: Planning Commission

DEPARTMENT: Development Services

SUBJECT:

Escondido North, Unit 4 18-900012

SUMMARY:

Request by Joe Hernandez, KB Home Lone Star, Inc., for approval to subdivide a tract of land to establish Escondido North, Unit 4 Subdivision, generally located northwest of the intersection of Texas Palm Drive and Binz-Engleman Road. Staff recommends Approval. (Victoria Castro, Planner, (210) 207-2736, Victoria.Castro@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: ETJ
Filing Date: July 23, 2015
Owner: Joe Hernandez, KB Home Lone Star, Inc.
Engineer/Surveyor: Pape Dawson, Engineers
Staff Coordinator: Victoria Castro, Planner, (210) 207-2736

ANALYSIS:

Zoning:

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

Master Development Plans:

MDP 16-00006, Escondido North, accepted on September 9, 2016

Military Awareness Zone:

The subject property lies within Randolph Military Awareness Zone. 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 35.21 acre tract of land, which proposes seventy-five (75) single-family residential lots, four (4) non-single-family residential lots and approximately three thousand two hundred four (3,204) linear feet of public streets.