



# City of San Antonio

## Agenda Memorandum

**File Number:**20-1070

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**Agenda Item Number:** 3.

**Agenda Date:** 1/22/2020

**In Control:** Planning Commission

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**DEPARTMENT:** Development Services

**SUBJECT:**

Whisper Falls Unit 2C 18-900100

**SUMMARY:**

Request by Leslie K. Ostrander, Continental Homes of Texas, LP, and Israel Fogiel, 236 Copper Canyon Investments, LLC, for approval to replat and subdivide a tract of land to establish Whisper Falls Unit 2C Subdivision, generally located southeast of the intersection of U.S. Highway 90 West and Masterson Road. Staff recommends Approval. (Nicole Salinas, Planner, (210) 207-8264, Nicole.Salinas@sanantonio.gov, Development Services Department).

**BACKGROUND INFORMATION:**

Council District:	ETJ
Filing Date:	December 23, 2019
Owner:	Leslie K. Ostrander, Continental Homes of Texas, LP and Israel Fogiel, 236 Copper Canyon Investments, LLC
Engineer/Surveyor:	Pape-Dawson, Engineers
Staff Coordinator:	Nicole Salinas, Planner, (210) 207-8264

**ANALYSIS:**

**Zoning:**

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

**Master Development Plans:**

MDP 18-00006, Johnson 328, accepted on July 5, 2018.

**Military Awareness Zone:**

The subject property lies within the Lackland Military Awareness Zone. In accordance with the executed Memorandum of Understanding (MOU), the City's Office of Military Affairs and the Lackland 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 Replat and Subdivision Plat that consists of 36.339 acre tract of land, which proposes one hundred and forty-five (143) single-family residential lots, three (3) non-single-family residential lots, and approximately six thousand four hundred forty-nine (6,449) linear feet of public streets.