



City of San Antonio

Agenda Memorandum

File Number:20-4609

Agenda Item Number: 7.

Agenda Date: 8/12/2020

In Control: Planning Commission

DEPARTMENT: Development Services

SUBJECT:

Solana Ridge Unit 17 & 18 19-11800048

SUMMARY:

Request by Leslie Ostrander, Continental Homes of Texas, LP, for approval to replat and subdivide a tract of land to establish Solana Ridge Unit 17 & 18 Subdivision, generally located southwest of the intersection of I.H. Loop 410 and Ray Ellison Boulevard. Staff recommends Approval. (Joshua Orton, Planner, (210) 207-8050, Joshua.Orton@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: 4
Filing Date: July 22, 2020
Owner: Leslie Ostrander Continental Homes of Texas, LP
Engineer/Surveyor: Civil Engineering Consultants Inc.
Staff Coordinator: Joshua Orton, Planner, (210) 207-8050

ANALYSIS:

Zoning:

"R-5" Residential Single Family

Master Development Plans:

MDP 17-00026, Sims Tract, accepted on August 13, 2018

Notices:

To the present, staff has not received any written responses in opposition from the surrounding property owners.

Military Awareness Zone:

The subject property lies within the Lackland JBSA 3-Mile Awareness Zone. In accordance with the executed Memorandum of Understanding (MOU), the City's Office of Military Affairs and the Lackland JBSA 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 33.555 acre tract of land, which proposes one hundred nineteen (118) single-family residential lots, eight (8) non-single family residential lots, and approximately four thousand seven hundred and thirty-seven (4,737) linear feet of public streets.