



# City of San Antonio

## Agenda Memorandum

**File Number:**20-6588

---

**Agenda Item Number:** 2.

**Agenda Date:** 11/18/2020

**In Control:** Planning Commission

---

**DEPARTMENT:** Development Services

**SUBJECT:**

Whisper Falls Unit 2D 18-900099

**SUMMARY:**

Request by Leslie K. Ostrander, Chtex of Texas, Inc., for approval to subdivide a tract of land to establish Whisper Falls Unit 2D Subdivision, generally located southeast of the intersection of U.S. Highway 90 and Masterson Road. Staff recommends Approval. (Yuying Ma, Planner, (210) 207-7898, Yuying.Ma@sanantonio.gov, Development Services Department).

**BACKGROUND INFORMATION:**

Council District: ETJ  
Filing Date: November 3, 2020  
Owner: Leslie K. Ostrander, Chtex of Texas, Inc.  
Engineer/Surveyor: Pape Dawson, Engineers  
Staff Coordinator: Yuying Ma, Planner, (210) 207-7898

**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 2, 2018.

**Military Awareness Zone:**

The subject property lies within the Lackland 3-Mile 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 Subdivision Plat that consists of 33.513 acre tract of land, which proposes one hundred ninety two (192) single-family residential lots, two (2) non-single-family residential lots and

approximately five thousand nine hundred eighty-three (5,983) linear feet of public streets.