



City of San Antonio

Agenda Memorandum

File Number:21-1773

Agenda Item Number: 7.

Agenda Date: 2/24/2021

In Control: Planning Commission

DEPARTMENT: Development Services

SUBJECT:

Copper Canyon Unit 4 20-11800157

SUMMARY:

Request by Becky Carroll, Pape Dawson Engineers , for approval to subdivide a tract of land to establish Copper Canyon Unit 4 Subdivision, generally located southeast of the intersection of Wiley Road and FM 1863. Staff recommends Approval. (Joshua T Orton, Planner, (210) 207-8050, Joshua.Orton@sanantonio.gov, Development Services Department)

BACKGROUND INFORMATION:

Council District:	ETJ - San Antonio
Filing Date:	February 8, 2021
Owner:	Continental Homes of Texas, L.P.
Engineer/Surveyor:	Pape Dawson, Engineers
Staff Coordinator:	Joshua Orton, Planner, (210) 207-8050

ANALYSIS:

Zoning:

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

Master Development Plans:

MDP 16-00015.01, Cibolo Valley Ranch, accepted on June 11, 2018

ALTERNATIVE ACTIONS:

Plat consideration **without** a Variance:

- 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 a 22.108 acre tract of land, which proposes one hundred fifteen (115) single-family residential lots, two (2) non-single family residential lots, and approximately four thousand six hundred forty-five (4,645) linear feet of public streets.

