



City of San Antonio

Agenda Memorandum

File Number:21-3204

Agenda Item Number: 1.

Agenda Date: 4/28/2021

In Control: Planning Commission

DEPARTMENT: Development Services

SUBJECT:

Cantera Hills Unit-1A (Enclave) 20-11800225

SUMMARY:

Request by Lloyd A. Denton Jr., Cantera Hills Development, LTD for approval to subdivide a tract of land to establish Cantera Hills Unit-1A (Enclave), generally located northwest of the intersection of Babcock Road and Scenic Loop Road. Staff recommends Approval. (Kallie Ford, Planner, (210) 207-8302, Kallie.Ford@sanantonio.gov, Development Services Department).

BACKGROUND INFORMATION:

Council District: ETJ
Filing Date: April 20, 2021
Owner: Lennar Homes of Texas Land & Construction
Engineer/Surveyor: Pape-Dawson Engineers, Inc.
Staff Coordinator: Kallie Ford, Planner, (210) 207-8302

ANALYSIS:

Zoning:

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

Master Development Plans:

MDP 19-11100011, Scenic Loop, accepted on October 23, 2019.

Military Awareness Zone:

The subject property lies within the Camp Bullis 5-Mile Awareness Zone. In accordance with the executed Memorandum of Understanding (MOU), the City's Office of Military Affairs and the Camp Bullis 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 20.35 tract of land, which proposes eight (8) single-

family residential lots and approximately three hundred seventy (370) linear feet of private streets.