



City of San Antonio

Agenda Memorandum

File Number:15-2042

Agenda Item Number: 20.

Agenda Date: 3/25/2015

In Control: Planning Commission

DEPARTMENT: Development Services

SUBJECT:

Redbird Ranch, Unit 11B 140431

SUMMARY:

Request by Ian Cude, Continental Homes of Texas, LP., for approval to replat and subdivide a tract of land to establish Redbird Ranch, Unit 11B Subdivision, generally located northwest of the intersection of Night Heron and Eastern Phoebe. Staff recommends Approval. (Richard Carrizales, Planner, (210) 207-8050, richard.carrizales@sanantonio.gov, Development Services Department)

BACKGROUND INFORMATION:

Council District: ETJ
Filing Date: March 6, 2015
Owner: Ian Cude, Continental Homes of Texas, LP.
Engineer/Surveyor: Pape-Dawson, Engineers
Staff Coordinator: Richard Carrizales, 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 842-B, Redbird Ranch, accepted on August 4, 2010

Notices:

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

ALTERNATIVE ACTIONS:

Per State Law, Section, 212.009 and Unified Development Code, Section 35-432(d) the Planning Commission must approve Plats that conform to the Code.

RECOMMENDATION:

Approval of a Subdivision Plat that consists of 14.807 acre tract of land, which proposes fifty one (51) single-family residential lots, one (1) non-single-family residential lot and approximately one thousand eight hundred two (1802) linear feet of public streets.