

AN ORDINANCE 2008-05-01-0363

AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF SAN ANTONIO BY AMENDING CHAPTER 35, UNIFIED DEVELOPMENT CODE, SECTION 35-304, OF THE CITY CODE OF SAN ANTONIO, TEXAS BY CHANGING THE ZONING DISTRICT BOUNDARY OF CERTAIN PROPERTY.

* * * * *

WHEREAS, a public hearing was held regarding this amendment to the Official Zoning Map at which time parties in interest and citizens were given an opportunity to be heard; and

WHEREAS, the Zoning Commission has submitted a final report to the City Council regarding this amendment to the Official Zoning Map of the City of San Antonio; **NOW THEREFORE**,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. Chapter 35, Unified Development Code, Section 35-304, Official Zoning Map, of the City Code of San Antonio, Texas is amended by changing the zoning district boundary of Lot 3, NCB 15628 from "R-6" Residential Single-Family District to "R-6 S" Residential Single-Family District with a Specific Use Authorization for a Manufactured Home.

SECTION 2. The City Council finds as follows:

- A. The specific use will not be contrary to the public interest.
- B. The specific use will not substantially nor permanently injure the appropriate use of adjacent conforming property in the same district.
- C. The specific use will be in harmony with the spirit and purpose as set forth in Section 35-423, Specific Use Authorization, of the Unified Development Code.
- D. The conditional use will not substantially weaken the general purposes or the regulations as set forth in Section 35-423, Specific Use Authorization, of the Unified Development Code.
- E. The specific use will not adversely affect the public health, safety and welfare.

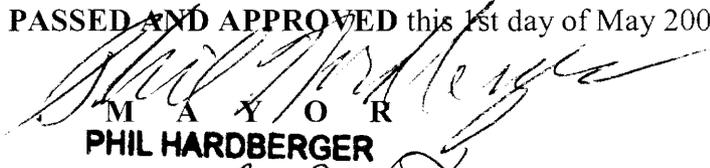
SECTION 3. The City council approves this Specific Use Authorization so long as the attached site plan is adhered to. A site plan is attached as Exhibit "A" and made a part hereof and incorporated herein for all purposes.

SECTION 4. All other provisions of Chapter 35 except those expressly amended by this ordinance shall remain in full force and effect including the penalties for violations as made and provided for in Section 35 -491.

SECTION 5. The Director of Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

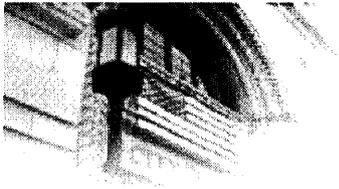
SECTION 6. This ordinance shall become effective on May 11, 2008.

PASSED AND APPROVED this 1st day of May 2008.

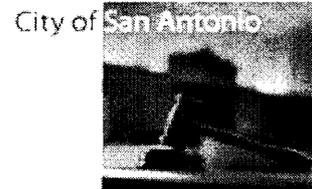

M A Y O R
PHIL HARDBERGER

ATTEST: 
City Clerk

APPROVED AS TO FORM: 
for City Attorney

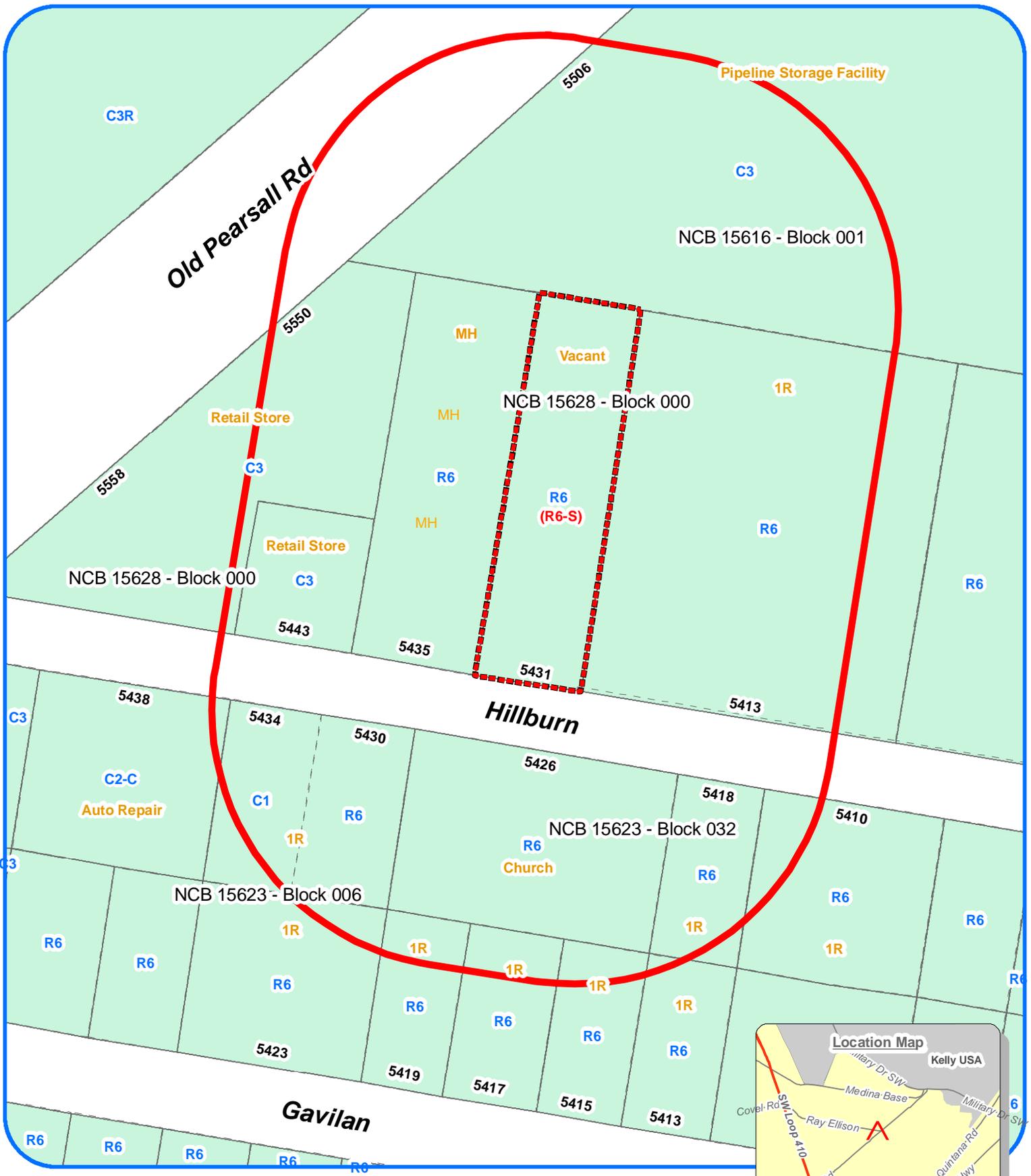


Request for
COUNCIL



Agenda Voting Results - Z-7

Name:	Z-1, Z-2, Z-5, Z-6, Z-7, Z-8						
Date:	05/01/2008						
Time:	02:14:39 PM						
Vote Type:	Motion to Approve						
Description:	ZONING CASE # Z2008092 S (District 4): An Ordinance changing the zoning district boundary from "R-6" Residential Single-Family District to "R-6 S" Residential Single-Family District with a Specific Use Authorization for a Manufactured Home on Lot 3, NCB 15628, 5431 Hillburn Drive as requested by Oscar and Donna M. Sandoval, Applicants for Oscar and Donna M. Sandoval, Owners. Staff and Zoning Commission recommend approval.						
Result:	Passed						
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Phil Hardberger	Mayor		x				
Mary Alice P. Cisneros	District 1		x				
Sheila D. McNeil	District 2		x				
Jennifer V. Ramos	District 3		x				
Philip A. Cortez	District 4		x				
Lourdes Galvan	District 5		x				
Delicia Herrera	District 6		x				x
Justin Rodriguez	District 7		x				
Diane G. Cibrian	District 8		x			x	
Louis E. Rowe	District 9	x					
John G. Clamp	District 10		x				



Zoning Case Notification Plan

Case Z-2008-092S

Council District 4

Scale: 1" approx. = 100'

Subject Property Legal Description(s): Lot 3 - NCB 15628 - Block 000

Legend

- Subject Property (0.542 Acres)
- 200' Notification Buffer
- Current Zoning R6
- Requested Zoning Change (R6)
- 100-Year FEMA Floodplain



City of San Antonio - Development Services Dept
(02/20/2008)

SITE PLAN

Z2008092S

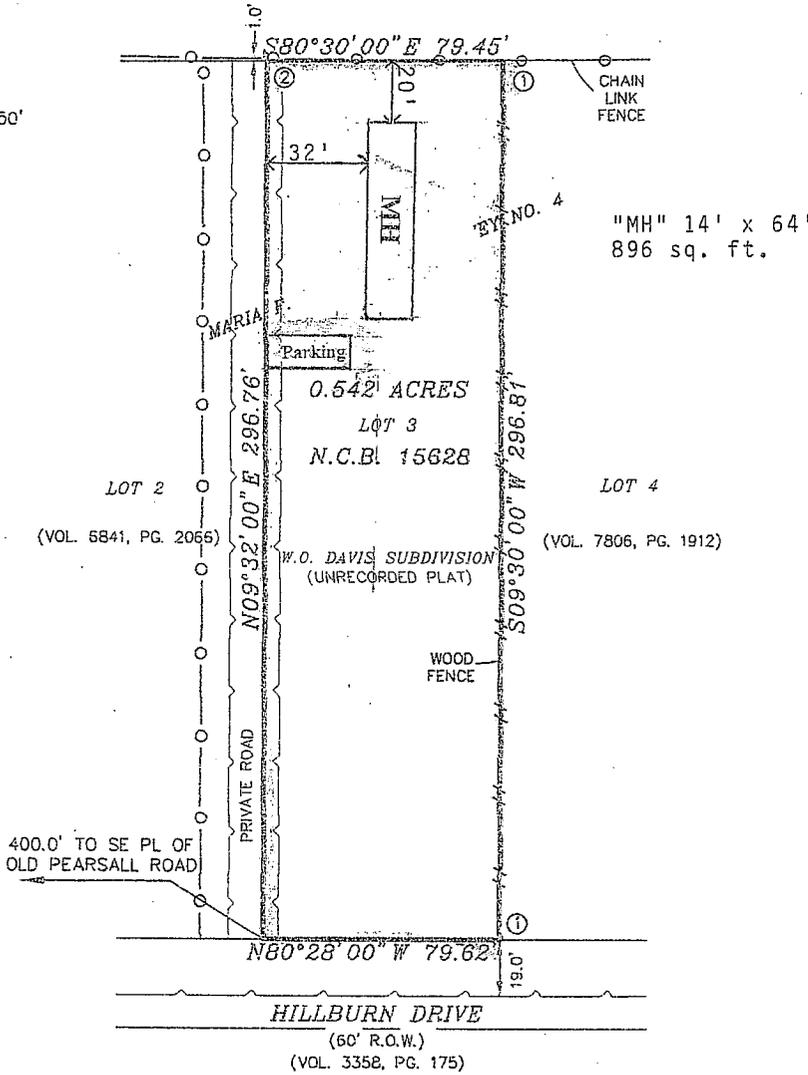
10 ACRE TRACT

① = FOUND IRON BAR

② = SET IRON BAR



SCALE: 1" = 50'



SURVEY OF

0.542 ACRE TRACT OF LAND OUT OF THE MARIA F. RODRIQUEZ SURVEY NO. 4, ABSTRACT NO. 16, NEW CITY BLOCK 15628, CITY OF SAN ANTONIO, BEING SAME TRACT DESCRIBED IN VOLUME 7033, PAGE 273, DEED RECORDS OF BEXAR COUNTY, TEXAS, ALSO BEING LOT 3, W.O. DAVIS SUBDIVISION, AN UNRECORDED PLAT, BEXAR COUNTY, TEXAS, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS BY METES AND BOUNDS

AREA: 0.542 ACRES
(23,605 SQUARE FEET)



STATE OF TEXAS
COUNTY OF BEXAR

I HAVE MADE A SURVEY ON THE GROUND OF THE PROPERTY AND CERTIFY THAT THERE ARE NO VISIBLE OR APARENT, EASEMENTS OR ENCROACHMENTS, EXCEPT AS SHOWN.

BY: *Armando A. Aranda*
ARMANDO A. ARANDA
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 1398

DATE: FEBRUARY 7, 2005

PLAT REFERENCE:
DEED REFERENCE: VOL. 7033, PG. 273
DEED REFERENCE: VOL. 3519, PG. 395
DEED REFERENCE: VOL. 3358, PG. 175
DEED REFERENCE: VOL. 6927, PG. 159

G.F. NO.: 4803

BUYER: OSCAR SANDOVAL AND
DONNA M. SANDOVAL

ADDRESS: 2543 HILLBURN DRIVE

ARMANDO A. ARANDA
2222 BEECHAVEN
SAN ANTONIO, TEXAS 78207
210-432-7405
JOB NUMBER: 815

COPY

Affidavit of Publisher

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: Lot 3, NCB 15628 TO WIT: From "R-6" Residential Single-Family District to "R-6 S" Residential Single-Family District with a Specific Use Authorization for a Manufactured Home provided all conditions imposed by the City Council are adhered to. "THE PENALTY FOR VIOLATION IS A FINE NOT TO EXCEED \$1,000.00".
5/5

STATE OF TEXAS
COUNTY OF BEXAR
S.A. - CITY CLERK

Before me, the undersigned authority, on this day personally appeared Helen I. Lutz, who being by me duly sworn, says on oath that she is Publisher of the Commercial Recorder, a newspaper of general circulation in the City of San Antonio, in the State and County aforesaid, and that the Ordinance 2008-05-01-0363 here to attached has been published in every issue of said newspaper on the following days, to wit:

05/05/2008.

Helen I. Lutz

Sworn to and subscribed before me this 5th day of of May, 2008.

Martha L. Machuca

