

AN ORDINANCE 2014 - 05 - 15 - 0352

**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 after notice and publication 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 10, Block 1, NCB 13801 from "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District to "C-2 CD AHOD" Commercial Airport Hazard Overlay District with a Conditional Use for Parking and Transient Vehicle Storage.

**SECTION 2.** The City Council finds as follows:

- A. The conditional use will not be contrary to the public interest.
- B. The conditional use will not substantially nor permanently injure the appropriate use of adjacent conforming property in the same district.
- C. The conditional use will be in harmony with the spirit and purpose for conditional uses as set forth in Section 35-422, Conditional Zoning, of the Unified Development Code.
- D. The conditional use will not substantially weaken the general purposes of the regulations as set forth in Section 35-422, Conditional Zoning, of the Unified Development Code.
- E. The conditional use will not affect adversely the public health, safety and welfare.

**SECTION 3.** The City Council approves this Conditional Use so long as the attached site plan is adhered to. A site plan is attached as **Attachment "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.

SG/cla  
05/15/2014  
# Z-2

CASE NO. Z2014065 CD

**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 May 25, 2014.

**PASSED AND APPROVED** this 15<sup>th</sup> day of May, 2014.

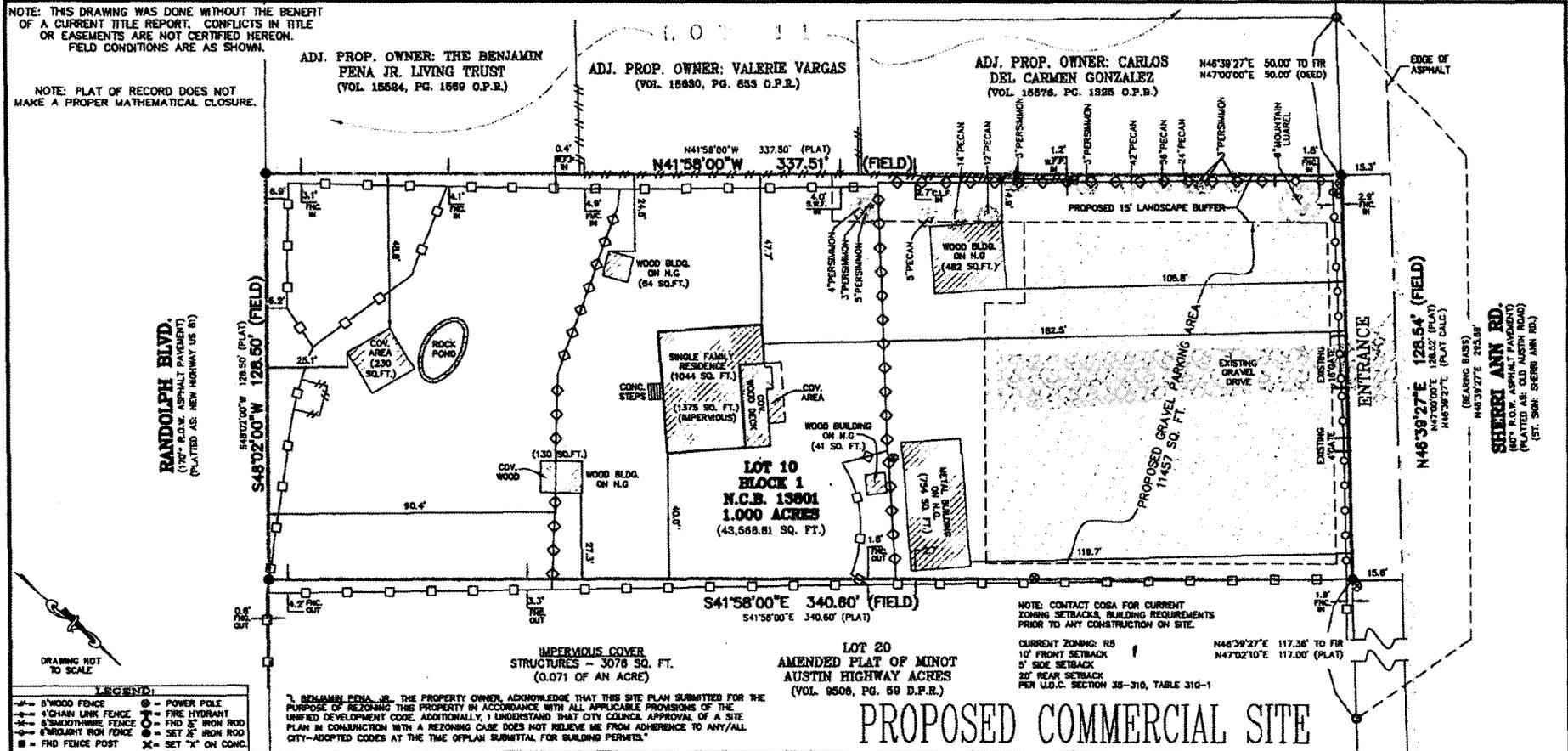
  
M Y O R  
Julián Castro

ATTEST:  
  
\_\_\_\_\_  
Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:  
  
\_\_\_\_\_  
Robert F. Greenblum, City Attorney  
for

<b>Agenda Item:</b>	<b>Z-2 ( in consent vote: 32, 33, Z-1, Z-2, P-1, Z-3, Z-5, Z-6, Z-8 )</b>
<b>Date:</b>	05/15/2014
<b>Time:</b>	02:14:44 PM
<b>Vote Type:</b>	Motion to Approve
<b>Description:</b>	ZONING CASE # Z2014065 CD (District 2): An Ordinance amending the Zoning District Boundary from "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District to "C-2 CD AHOD" Commercial Airport Hazard Overlay District with a Conditional Use for Parking and Transient Vehicle Storage on Lot 10, Block 1, NCB 13801 located at 5234 Sherri Ann Road. Staff and Zoning Commission recommend approval.
<b>Result:</b>	Passed

Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Julián Castro	Mayor		x				
Diego Bernal	District 1		x				
Ivy R. Taylor	District 2	x					
Rebecca Viagran	District 3		x				
Rey Saldaña	District 4		x				x
Shirley Gonzales	District 5		x				
Ray Lopez	District 6		x			x	
Cris Medina	District 7		x				
Ron Nirenberg	District 8		x				
Joe Krier	District 9		x				
Michael Gallagher	District 10		x				



PROPOSED COMMERCIAL SITE

OWNER: BENJAMIN PENA, JR. LIVING TRUST*	
ADDRESS: 5234 SHERRI ANN RD.	
TITLE COMPANY: --	G.F. NO.: --
LOT: 10	BLOCK: 1 N.C.B: 13801
SUBDIVISION: MINOT AUSTIN HIGHWAY ACRES	
CITY: SAN ANTONIO	COUNTY: BEXAR STATE: TEXAS
PLAT RECORDED IN: VOLUME 980, PAGE 412 DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS	
THIS PROPERTY IS SUBJECT TO RECORDED RESTRICTIVE COVENANTS AND/OR EASEMENTS AS FOLLOWS: (PER TITLE COMMITMENT)	
VOLUME -- PAGE -- REAL PROPERTY RECORDS OF BEXAR COUNTY, TEXAS	VOLUME -- PAGE -- REAL PROPERTY RECORDS OF BEXAR COUNTY, TEXAS
VOLUME -- PAGE -- REAL PROPERTY RECORDS OF BEXAR COUNTY, TEXAS	VOLUME -- PAGE -- REAL PROPERTY RECORDS OF BEXAR COUNTY, TEXAS
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**SOUTH CENTRAL SURVEYORS OF TEXAS**

P.O. BOX 100442  
 SAN ANTONIO, TEXAS 78201  
 PHONE: 210-534-6700  
 FAX: 210-534-9673

DRAWN BY: A.M.S.

PERMIT/ZONER CHANGE "EXHIBIT"

1. UNDERGROUND UTILITY INSTALLATIONS, UNDERGROUND IMPROVEMENTS, FURNISHINGS AND/OR OTHER UNDERGROUND ITEMS BEING EXISTING ARE NOT LOCATED BY THIS EXHIBIT.

2. THIS EXHIBIT IS PREPARED FOR THE EXCLUSIVE USE AND BENEFIT OF THE PARTIES LISTED HEREON. LIABILITY TO THIRD PARTIES MAY NOT BE TRANSFERRED OR ASSIGNED.

SITE PLAN

JOB NO: 14-0015-001

FIELD WORK COMP.: JANUARY 28, 2014

"C-2 CD" Commercial District with a Conditional Use for Parking and Transient Vehicle Storage