

AN ORDINANCE **36172** !

AMENDING CHAPTER 42 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

\* \* \* \* \*

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

SECTION 1. That Section 42-22 of Chapter 42 of the City Code that constitutes the comprehensive zoning ordinance of the City of San Antonio be and the same is hereby amended, so that it shall hereafter include the following described changes in classification and the rezoning of the hereinafter designated property, to-wit:

(CASE NO. 3225 )

The rezoning and reclassification of property from "E" Office District to "B-2" Business District, listed below as follows:

Lots 1 & 2, Blk. 3, NCB 13302

SECTION 2. That all other provisions of said Chapter 42, as amended, shall remain in full force and effect, including the penalties for violations as made and provided in Section 42-11.

SECTION 3. That the Director of Planning shall change his records and zoning maps in accordance herewith and the same shall be available and open to the public for inspection.

PASSED AND APPROVED this 1st day of February 1968.

*John McEllister*  
M A Y O R

ATTEST: *J. H. Inelmann*  
C i t y C l e r k

APPROVED AS TO FORM: *Howard C. Walker*  
C i t y A t t o r n e y

DISTRIBUTION

DEPARTMENT	DATE	ORD. OR RESOL.	CONTRACT
AVIATION DIRECTOR			
STINSON FIELD			
BUDGET			
CITY MANAGER			
ASST. CITY MGR.			
CITY PUBLIC SERVICE			
CITY WATER BOARD			
COMMERCIAL RECORDER	2/1	1	
FINANCE DIRECTOR			
ASSESSOR & COLL.	2/1	1	
CONTROLLER			
CORP. COURT			
INTERNAL AUDIT			
PROPERTY RECORDS			
PURCHASING			
FIRE CHIEF			
HEALTH DIRECTOR			
HOUSING & INSP. DIR.	2/1	1	
LEGAL	2		
BACK TAX ATTY.			
CONDEMNATION ATTY.			
LAND. DIV.			
LIBRARY DIRECTOR			
PARKS & REC. DIR.			
PERSONNEL DIRECTOR			
PLANNING DIRECTOR	2/1	1	
POLICE CHIEF			
PUBLIC INFORMATION			
PUBLIC WORKS DIR.			
ASST. DIRECTOR			
TRAFFIC & TRANSP. DIR.			
URBAN RENEWAL AGENCY			
OTHER:			

REMARKS:

J. H. INSELMANN

ITEM NO. 6

68 80

ROLL CALL VOTE

MEETING OF THE CITY COUNCIL

DATE: FEB 1 1968

MOTION BY: Tomus

SECONDED BY: Cal

ORD. NO. 86172

ZONING CASE 3225

RESOL. \_\_\_\_\_

PETITION \_\_\_\_\_

COUNCIL MEMBER	ROLL CALL	AYE	NAY
WALTER W. MC ALLISTER PLACE No. 1, MAYOR		<input checked="" type="checkbox"/>	
DR. HERBERT CALDERON PLACE No. 2		<input checked="" type="checkbox"/>	
ROBERT C. JONES PLACE No. 3		<input checked="" type="checkbox"/>	
S. H. JAMES PLACE No. 4		<input checked="" type="checkbox"/>	
MRS. S. E. COCKRELL, JR. PLACE No. 5		<input checked="" type="checkbox"/>	
JOHN GATTI PLACE No. 6, MAYOR PRO-TEM		<input checked="" type="checkbox"/>	
FELIX B. TREVINO PLACE No. 7		<input checked="" type="checkbox"/>	
GERALD PARKER PLACE No. 8		<input checked="" type="checkbox"/>	
PETE TORRES, JR. PLACE No. 9		<input checked="" type="checkbox"/>	

BRIEFED BY: \_\_\_\_\_

ADDITIONAL INFORMATION:

---

---

---

---

---

---

---

---

---

---

# Affidavit of Publisher

THE STATE OF TEXAS,  
COUNTY OF BEXAR  
CITY OF SAN ANTONIO

Before me, the undersigned authority, on this day personally appeared \_\_\_\_\_

Mrs. Charles D. Treuter

, who being by me duly sworn,

she is the publisher  
says on oath that he is one of the publishers of the Commercial Recorder

a newspaper of general circulation in the City of San Antonio, in the State and County aforesaid, and

that the An Ordinance hereto attached has been published in

every issue of said newspaper on the following days, to-wit: \_\_\_\_\_

February 2

19 68

**AN ORDINANCE**

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND RE-ZONING OF CERTAIN PROPERTY DESCRIBED HEREIN

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

SECTION 1. That Section 42-22 of Chapter 42 of the City Code that constitutes the comprehensive zoning ordinance of the City of San Antonio be and the same is hereby amended, so that it shall hereafter include the following described changes in classification and the re-zoning of the hereinafter designated property to-wit:

CASE NO. 3225

The rezoning and reclassification of property from "E" Office District to "B-2" Business District, listed below as follows:

Lots 1 and 2, Blk. 3, NCB  
13302.

SECTION 2. That all other provisions of said Chapter 42, as amended, shall remain in full force and effect, including the penalties for violations as made and provided in Section 42-11.

SECTION 3. That the Director of Planning shall change his records and zoning maps in accordance herewith and the same shall be available and open to the public for inspection.

PASSED AND APPROVED this 1st day of February 1968.

W. W. McALLISTER  
Mayor

ATTEST:  
J. H. INSELMANN,  
City Clerk.

*Mrs. Charles D. Treuter*

Sworn to and subscribed before me this 5th day of February, 19 68

*Stella Croz*

Notary Public in and for Bexar County, Texas

TO: CITY CLERK

DATE: January 15, 1968

REQUEST FOR NOTICE FOR PUBLIC HEARING:

CASE 3225

NAME Scotch Investment Company

The rezoning and reclassification of:

Lots 1 and 2, Blk. 3, NCB 13302

FOR INFORMATION ONLY:

Located north of the intersection  
of Pinn Oak Drive and I. H. 410;  
having 957.03' on Pinn Oak Drive  
and 1775.39' on I. H. 410.

FROM: "E" Office District

TO: "B-2" Business District

The Planning and Zoning Commission has recommended that this request for change  
of zone be approved by the City Council.

Department of Planning

COMMISSION ACTION:

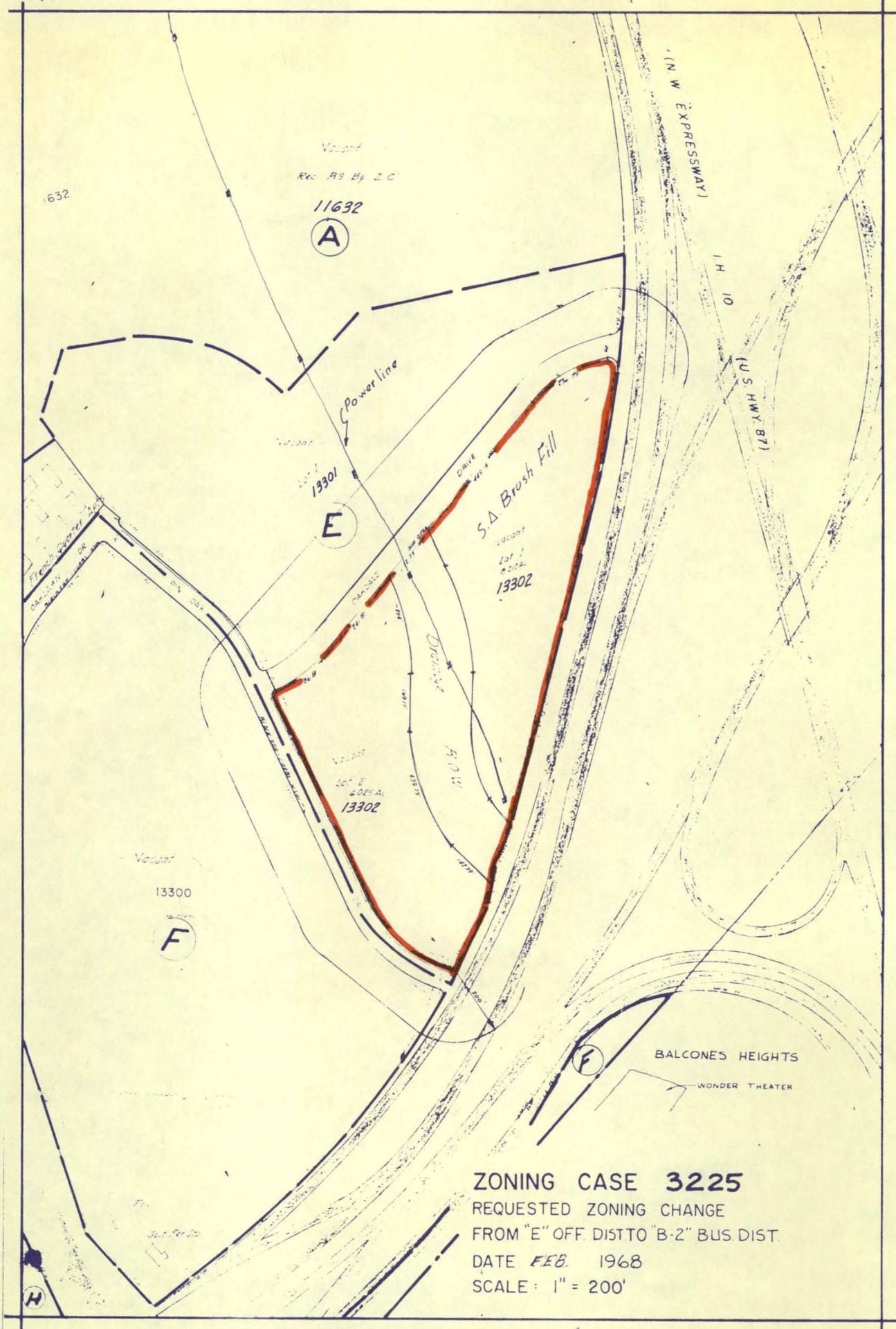
Recommended approval.

Reasons for Action:

1. This property is adjacent to I.H. 410 Expressway; there is "F" Local Retail on the southwest and southeast; "E" Office zoning on the north. This zoning represents good use of the property involved.

RESULTS OF NOTICES FOR COUNCIL HEARING:

(To be provided at Council hearing.)



Vacant  
 Rec. #3 By Z.C.

11632  
 (A)

Vacant  
 Lot 1  
 13301  
 (E)

S.A. Brush Fill  
 Vacant  
 Lot 1  
 13302

Vacant  
 Lot 2  
 13302  
 (G)

Vacant  
 13300  
 (F)

(H)

BALCONES HEIGHTS

WONDER THEATER

**ZONING CASE 3225**  
 REQUESTED ZONING CHANGE  
 FROM "E" OFF. DIST TO "B-2" BUS. DIST.  
 DATE FEB. 1968  
 SCALE: 1" = 200'

Zoning Case 3225

Appeal Case

Applicant: Scotch Investment Company

Yes \_\_\_\_\_  
No XXX

Date of Application: November 13, 1967

Location of Property:

Lots 1 and 2, Blk. 3, NCB 13302

FOR INFORMATION ONLY:

Located north of the intersection of Pin Oak Drive and I.H. 410; having 957.03' on Pin Oak Drive and 1775.39' on I.H. 410.

Zoning Change Requested:

From "E" Office District to "B-2" Business District

ZONING COMMISSION PUBLIC HEARING ON JANUARY 3, 1968:

Information Presented by Applicant:

Mr. DeVerne R. Kittles, representing the applicant, advised the Commission that the requested change to "B-2" Business District is for the purpose of building a 360 unit motel on this site with complimentary facilities, such as a restaurant, offices, shops, convention rooms, complete with landscaping at the drainage easement and a private bridge over this easement. It will be a luxury-type development, predicated on the growth of the north side of town. The motel will be of two-story construction. Mr. Kittles stated that are inadequate facilities of this type in the area and he feels it will represent the highest and best use of the property in question. The property to the north, which they own, is zoned "E" Office and they have plans for expansion of the French Quarters on this property, out to the access road. Further north in NCB 11632 is property recommended for "R-3" zoning by the Commission. Mr. Kittles stated that their development of the motel and expansion of the apartments will be contiguous to the "F" Local Retail property, on which a Gulf-Mart is to be built. Across the Expressway from this property is the Wonderland Shopping Center.

Staff Observations:

The requested zoning is considered to be appropriate for this property.

The Planning Department recommends approval of this application.

Results of Notices Received Before Hearing:

Three notices were mailed to the surrounding property owners. None were returned in opposition to the request; two were returned in favor; and none were returned "unclaimed."