

ORD. NO. 9054

AN ORDINANCE AMENDING AN ORDINANCE PASSED AND APPROVED 3 NOVEMBER, 1938, ESTABLISHING ZONING REGULATIONS AND DISTRICTS IN ACCORDANCE WITH A COMPREHENSIVE PLAN; REGULATING AND RESTRICTING THE HEIGHT, NUMBER OF STORIES AND SIZE OF BUILDINGS AND STRUCTURES; PER CENT OF LOT THAT MAY BE OCCUPIED; THE SIZE OF YARDS, COURTS AND OPEN SPACES; DENSITY OF POPULATION; LOCATION AND USE OF BUILDINGS, STRUCTURES AND LAND FOR TRADE, INDUSTRY, RESIDENCE AND OTHER PURPOSES; DIVIDING THE CITY OF SAN ANTONIO INTO DISTRICTS, REGULATING AND RESTRICTING THE ERECTION, CONSTRUCTION, RE-CONSTRUCTION, ALTERATION, REPAIR OR USE OF BUILDINGS, STRUCTURES OR LAND WITHIN SUCH DISTRICT; PROVIDING THE UNIFORM REGULATIONS FOR CLASSES OR KINDS OF BUILDINGS OR STRUCTURES AND USES WITHIN THE RESTRICTED DISTRICT; ADOPTING ZONING MAP DISCLOSING VARIOUS DISTRICTS, USE, AREAS, RESTRICTIONS, LIMITATIONS AND PROVISIONS APPLICABLE TO DISTRICTS AND AREAS; PROVIDING FOR A BOARD OF ADJUSTMENT AND DEFINING THE POWERS THEREOF; TO RE-ZONE: PROPOSITION B, A PORTION OF CULEBRA ROAD; PROPOSITION C, NORTH NEW BRAUNFELS AVENUE AND SUNSET ROAD. ANY PERSON WHO VIOLATES THIS ORDINANCE OR THE OWNER OF ANY BUILDING OR PREMISES OR PART THEREOF WHERE ANYTHING IN VIOLATION OF THIS ORDINANCE SHALL BE PLACED OR SHALL EXIST, AND ANY ARCHITECT, BUILDER, CONTRACTOR, AGENT, PERSON OR CORPORATION EMPLOYED IN CONNECTION THEREWITH, WHO MAY HAVE ASSISTED IN THE COMMISSION OF ANY SUCH VIOLATION SHALL BE GUILTY OF A SEPARATE OFFENSE AND UPON CONVICTION MAY BE FINED NOT MORE THAN \$100.00 AND EACH DAY SUCH VIOLATION EXISTS SHALL CONSTITUTE A SEPARATE OFFENSE. PASSED AND APPROVED MARCH 3, 1949.

\* \* \*

BE IT ORDAINED BY THE COMMISSIONERS OF THE CITY OF SAN ANTONIO:-

1. That an ordinance entitled "AN ORDINANCE ESTABLISHING ZONING REGULATIONS AND DISTRICTS IN ACCORDANCE WITH A COMPREHENSIVE PLAN, ETC.", passed and approved by the Commissioners of the City of San Antonio on the 3rd day of November, A.D. 1938, be and the same is hereby amended as follows:

2. PROPOSITION B: ✓ *11-11*

"To re-zone a portion of Culebra Road, as "L" FIRST MANUFACTURING DISTRICT, as follows:

Lots 5, 6, 7                      New City Block 3173                      "

3. PROPOSITION C: ✓

The recommendation of the Zoning Commission to re-zone North New Braunfels Avenue and Sunset Road, the entire tract of New City Block 8699 as "D" APARTMENT DISTRICT, was rejected and the petition of E. J. Burke for re-zoning as follows was adopted:

"To re-zone tract at North New Braunfels Avenue and Sunset Road, as follows:

"D" APARTMENT DISTRICT: *D-D-63*

All of Lots D, E, F, G, H, I and J, New City Block 8699, except the West 500.5 feet of Lot J and the West 500.5 feet of Lot G and the West 500.5 feet of Lot F and the North 404.6 feet of the West 500.5 feet of Lot E.

"J" COMMERCIAL DISTRICT: *J-J-63*

West 500.5 feet of Lot J and the west 500.5 feet of Lot G and the West 500.5 feet of Lot F and the North 404.6 feet of the West 500.5 feet of Lot E, New City Block 8699, the same being all that certain tract or parcel of land out of and a part of Sunset Ridge Addition, being a subdivision out of the Gonafacio Rodriguez Survey #131, Bexar County, Texas, and described by metes and bounds, to-wit:

Beginning at a point at the intersection of New Braunfels Avenue and Sunset Road; thence in a northeasterly direction along the center line of Sunset Road; as follows: North 63° 59' East, 541.5 feet; thence South 0° 15' West, 1395.4 feet; thence South 89° 55' West, 500.5 feet; thence North 0° 15' West, 1155.6 feet, to the point of beginning.

4. All ordinances and parts of ordinances in conflict herewith are repealed, and the present classification of said areas is discontinued.

5. The Building Inspector is ordered to change his records and zoning maps accordingly.

6. This ordinance being of urgent importance to the public peace, health and safety of the City of San Antonio, the same shall be in full force and effect from and after its passage by a four-fifths vote of the Commissioners and signature of the Mayor, as made and provided by the Charter of the City of San Antonio.

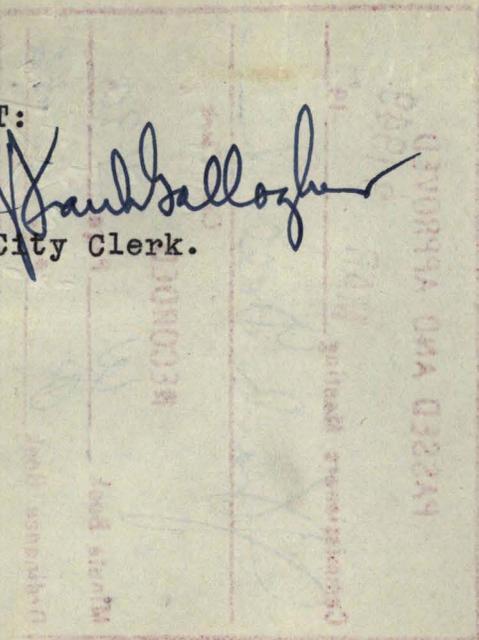
7. The City Clerk shall publish the descriptive caption of this ordinance which states in summary the purpose of the ordinance and the penalty for violation thereof, 10 times in the "COMMERCIAL RECORDER", a newspaper published in the City of San Antonio.

8. PASSED AND APPROVED this 3rd day of March, A.D. 1949.

*Alfred Ballou*  
MAYOR.

ATTEST:

*Frank Ballou*  
City Clerk.



COMMERCIAL RECORDER  
PUBLISHED WEEKLY  
BY THE COMMERCIAL RECORDER COMPANY  
1000 COMMERCIAL STREET  
SAN ANTONIO, TEXAS  
Subscription Price \$1.00 per Annum  
Single Copies 25 Cents  
Entered as Second-Class Matter, October 3, 1905  
Post Office at San Antonio, Texas  
Acceptance for mailing at special rate of postage provided for in Section 1103, Act of October 3, 1917  
Authorized by Post Office Department, October 10, 1905  
Post Office No. 1000  
City of San Antonio, Texas  
Copyright, 1949, Commercial Recorder Company  
Printed at the Commercial Recorder Company  
San Antonio, Texas

ppet 3. RAM



*South*

# VOTE

Meeting of the City Commissioners MAR 3 1949, 194

Resolution }  
Ordinance } Motion by Commissioner \_\_\_\_\_

	Roll Call	Aye	Nay	Aye	Nay
ALFRED CALLAGHAN Mayor		<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>		
C. RAY DAVIS Commissioner of Taxation		<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>		
HENRY F. HEIN Commissioner of Sanitation		<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>		
JAMES W. KNIGHT Commissioner of Streets, etc.		<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>		
RAYMOND SOUTH Commissioner of Fire and Police		<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>		

# VOTE

Meeting of the City Commissioners \_\_\_\_\_, 194

Resolution } Motion by Commissioner \_\_\_\_\_  
Ordinance }

*12 Parkway  
Waters* *Bo* *Bo* *C*

	Roll Call	Aye	Nay	Aye	Nay
ALFRED CALLAGHAN Mayor		✓		✓	✓
C. RAY DAVIS Commissioner of Taxation		✓		✓	✓
HENRY F. HEIN Commissioner of Sanitation		✓		✓	✓
JAMES W. KNIGHT Commissioner of Streets, etc.		✓		✓	✓
RAYMOND SOUTH Commissioner of Fire and Police		✓		✓	✓

*opposed*  
*Recommendation*

*Advisory*  
*Recommendation*

*opposed*  
*Petition*

PETITION

To the Honorable Mayor and Commissioners:  
City of San Antonio,

Gentlemen:

It is requested that the "L" Mfg. District be extended to include lots 5, 6, & 7 NCB 3173. This property has been used as a contractors storage yard since 1932.

It is east of "L" Mfg and north of "L" Mfg. This will not change the use of the property but will allow construction of new bldgs.

Homer B. Olsen  
201 Trumbull Ave  
L. 48-772

Culebra  
founder marks

Granted

To the Honorable Mayor and Commissioners:

Gentlemen:

PETITION

Homer B Olsen

for  
Re zoning in  
Web 3173

Read at a meeting of the Commissioners held on 4/18, 1949

and referred to ~~Commissioner of~~  
Young

Frank Gallopin  
City Clerk.

Filed in my office this 17 day of  
Jan A. D. 1949

Frank Gallopin  
City Clerk.

January 18, 1949

Mr. Homer B. Olsen  
201 Tremlett Avenue  
San Antonio, Texas

Dear Sir:

The petition filed by you January 18, 1949, requesting rezoning of Lots 5, 6 & 7, New City Block 3173, to an "L" Manufacturing District, was presented to the City Council at its recessed meeting this morning, and referred to the Zoning Commission for its attention.

Yours very truly,

J. Frank Gallagher,  
City Clerk

JFG:mm

C. RAY DAVIS,  
COMMISSIONER OF TAXATION  
HENRY F. HEIN,  
COMMISSIONER OF SANITATION,  
PARKS AND PUBLIC PROPERTY



RAYMOND SOUTH,  
COMMISSIONER OF FIRE AND POLICE  
JAMES W. KNIGHT  
COMMISSIONER OF STREETS  
AND PUBLIC IMPROVEMENTS

# City of San Antonio

ALFRED CALLAGHAN, MAYOR



BUILDING INSPECTION DEPARTMENT  
MILTON J. LANDRY, CHIEF

January 19th, 1949.

## ZONING COMMISSION

### CITY OF SAN ANTONIO

Mayor Alfred Callaghan and Commissioners  
City of San Antonio  
San Antonio, Texas.

Honorable Sirs:

The Zoning Commission at a called meeting  
in the Council Chamber of the City Hall, January 19th, 1949,  
considered the rezoning of Culebra Avenue.

The Zoning Commission recommends the rezoning  
of properties listed hereunder.

"L" First Manufacturing District.

Lots 5-6-7

N.C.B. 3173



*This matter  
advertised in a  
resolution with other  
properties posed 11/1/49  
see ordinance 4541/49  
RLL:gs*

Respectfully submitted,

*R. L. Lester*

R. L. LESTER  
Chairman Zoning Commission

*2/24/49  
This recommendation of zoning Commission  
unanimously adopted 7-1-49 - J.B. City Clerk*

*Culebra Avenue  
brought  
forward  
with  
10-1-49*

~~Action deferred for week  
by unanimous vote of  
City Commissioners  
1/21/49  
J.B. cc~~

PETITION

TO THE HONORABLE MAYOR AND COMMISSIONERS:

CITY OF SAN ANTONIO,

GENTLEMEN:

It is respectfully requested that all of Lots D, E, F, G, H, I, and J, New City Block 8699, except the West 500.5 feet of Lot J and the West 500.5 feet of Lot G and the West 500.5 feet of Lot F and the North 404.6 feet of the West 500.5 feet of Lot E, to be rezoned "D" Apartment. X

It is further respectfully requested that the West 500.5 feet of Lot J and the West 500.5 feet of Lot G and the West 500.5 feet of Lot F and the North 404.6 feet of the West 500.5 feet of Lot E, New City Block 8699, the same being all that certain tract or parcel of land out of and a part of Sunset Ridge Addition, being a Sub-Division out of the Gonafacio Rodriquez Survey #131, Bexar County, Texas, and described by metes and bounds, to-wit:

Beginning at a point at the intersection of New Braunfels Avenue and Sunset Road;

Thence in a Northeasterly direction along the center line on Sunset Road, as follows: -

North 63 deg. 59 min. East, 541.5 feet;  
Thence South 0 deg. 15 min. West, 1395.4 feet;  
Thence South 89 deg. 55 min. West, 500.5 feet;  
Thence North 0 deg. 15 min. West, 1155.6 feet, to the point of beginning,

to be rezoned "J" Commercial. X

*Young approved  
as per petition of 4/24/49  
J. M. City Clerk*

E. J. Burke

By:

*M. M. Hughes, Jr.*  
M. M. Hughes, Jr.

*L. Gordon Dexter*  
L. Gordon Dexter

Attorneys for Petitioner

Petition of  
Wm Burke for  
reopening in WEB  
8699

Commissioners Meeting

1/13 1919

Read and referred to

Young  
Commission

Paul Gallogher  
City Clerk

FILED IN MY OFFICE

this

day of

Jan

A. 1919

Paul Gallogher  
City Clerk

entire process of Board I pro

63

January 13, 1949

Mr. E. J. Burke  
4220 S. Zarzamora Street  
San Antonio, Texas

Dear Sir:

The petition filed by you on January 12, 1949, requesting rezoning in New City Block 8699, was presented to the City Council at its regular meeting this morning, and referred to the Zoning Commission for its attention.

Yours very truly,

J. Frank Gallagher,  
City Clerk

JFG:mm

C. RAY DAVIS,  
COMMISSIONER OF TAXATION  
HENRY F. HEIN,  
COMMISSIONER OF SANITATION,  
PARKS AND PUBLIC PROPERTY



RAYMOND SOUTH,  
COMMISSIONER OF FIRE AND POLICE  
JAMES W. KNIGHT  
COMMISSIONER OF STREETS  
AND PUBLIC IMPROVEMENTS

# City of San Antonio

ALFRED CALLAGHAN, MAYOR



BUILDING INSPECTION DEPARTMENT  
MILTON J. LANDRY, CHIEF

January 19th, 1949.

## ZONING COMMISSION

### CITY OF SAN ANTONIO

Mayor Alfred Callaghan and Commissioners  
City of San Antonio  
San Antonio, Texas.

Honorable Sirs:

The Zoning Commission at a called meeting  
in the Council Chamber of the City Hall, January 18th, 1949,  
considered the rezoning of No. New Braunfels and Sunset Road.

The Zoning Commission recommends the rezoning  
of properties listed hereunder.

"D" Apartment District.

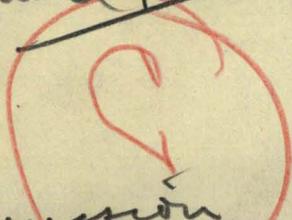
Entire Tract of N.C.B. 8699. X

Respectfully submitted,

R. L. LESTER  
Chairman Zoning Commission.

*This matter  
advertised in  
a resolution dated  
Jan 17-49 along  
with other properties  
see ordinance 7/24/49*

RLL:gs



*Meeting  
Zoning Commission  
Recommendation - rejected  
by unanimous vote  
Petition originally made  
granted by unanimous  
vote. JB City Clerk*

*Action on this rezoning  
recommendation postponed  
for 1 week by unanimous  
vote of City Commission  
1/21/49 JB*

*1/4 Pet.*

# 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. F. E. Miskimin,

, who being by me duly sworn,

says on oath that she 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: \_\_\_\_\_

March 4, 7, 8, 9, 10, 11, 14, 15, 16, 17, 19 49.

AN ORDINANCE  
Amending an ordinance passed and approved 3 November, 1933, establishing zoning regulations and districts in accordance with a comprehensive plan; regulating and restricting the height, number of stories and size of buildings and structures; per cent of lot that may be occupied; the size of yards, courts and open spaces; density of population; location and use of buildings, structures and land for trade, industry, residence and other purposes; dividing the City of San Antonio into districts, regulating and restricting the erection, construction, re-construction, alteration, repair or use of buildings, structures or land within such district; providing the uniform regulations for classes or kinds of buildings or structures and uses within the restricted district; adopting zoning map disclosing various districts, use, area, restrictions, limitations and provisions applicable to districts and areas; providing for a Board of Adjustment and defining the powers thereof: To re-zone: Proposition B, a portion of Culebra Road; Proposition C, North New Braunsfels Avenue and Sunset Road. Any person who violates this ordinance or the owner of any building or premises or part thereof where anything in violation of this ordinance shall be placed or shall exist, and any architect, builder, contractor, agent, person or corporation employed in connection therewith, who may have assisted in the commission of any such violation shall be guilty of a separate offense and upon conviction may be fined not more than \$100.00 and each day such violation exists shall constitute a separate offense. Passed and approved March 3, 1949.

Mrs F. E. Miskimin

Sworn to and subscribed before me this March 17th, 19 49.

Richard H. Dullnig  
Notary Public in and for Bexar County, Texas  
Richard H. Dullnig

2/3 - 17  
1904

# Affidavit of Publisher

Proving Publication of

AN ORDINANCE

Amending an ordinance passed and approved 3 November, 1938, establishing zoning regulations and districts in accordance with a comprehensive plan; regulating and restricting the height, number of stories and size of buildings and structures; per cent of lot area that may be occupied; the size of yards, courts and open spaces; density of population; location and use of buildings, structures and land for trade industry residence and other purposes; dividing the City of San Antonio into districts, regulating and restricting the erection, construction, re-construction, alteration repair or use of buildings, E T C.

Filed \_\_\_\_\_, 19\_\_

\_\_\_\_\_  
City Clerk



## Affidavit of Publisher

THE STATE OF TEXAS

CITY OF SAN ANTONIO  
COUNTY OF BEXAR

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

\_\_\_\_\_

who being by me duly sworn

deposes and says that \_\_\_\_\_

\_\_\_\_\_ of the \_\_\_\_\_

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

\_\_\_\_\_ hereby attested has been published in

\_\_\_\_\_ and \_\_\_\_\_

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

March 4, 5, 8, 9, 10, 11, 14, 15, 16, 17, 1904.

1904.

*[Faint, illegible text, likely bleed-through from the reverse side of the page.]*

Sworn to before me and published before me this \_\_\_\_\_ day of \_\_\_\_\_ 1904.

Notary Public

1904.

*[Handwritten signature or note in the right margin.]*

*[Handwritten signature or note in the bottom right corner.]*