

AN ORDINANCE 91260

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION OF AND REZONING CERTAIN PROPERTY DESCRIBED HEREIN.

\* \* \* \* \*

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

SECTION 1. Section 35-3007 of the Unified Development Code which is Chapter 35 of the City Code and constitutes the comprehensive zoning ordinance of the City of San Antonio is hereby amended so that it shall hereafter include the following described changes of classification and the rezoning of the hereinafter designated property to-wit:

CASE NO. Z99251

The rezoning and reclassification of property From Temporary "R-1" Single Family Residence District to "B-2" Business District and "I-1" Light Industry District on the property listed below as follows:

- Temporary "R-1 to "B-2" on the south 195 feet of Lots 25 and 28A, NCB 14952
- Temporary "R-1" to "I-1" on Lots 28 and 28A, save and except the south 195 feet, NCB 14952

Field notes describing the above mentioned tract are attached hereto and incorporated herein for all purposes.

SECTION 2. All other provisions of Chapter 35, as amended, shall remain in full force and effect, including the penalties for violations as made and provided in Section 35 -1024.

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

SECTION 4. This ordinance is not severable.

PASSED AND APPROVED THIS 10<sup>th</sup> DAY OF February 2000

ATTEST: [Signature] City Clerk

APPROVED AS TO FORM: [Signature] CITY ATTORNEY

[Signature]

Howard W. Peak

**MEETING OF THE CITY COUNCIL**

ALAMODOME
ASSET MANAGEMENT
AVIATION
BUDGET & EMPLOYEE SERVICES
BUDGET & EMPLOYEE SERVICES - PERSONNEL
BUILDING INSPECTIONS
BUILDING INSPECTIONS - HOUSE NUMBERING
CITY ATTORNEY
MUNICIPAL COURT PROSECUTORS
RISK MANAGEMENT
CITY MANAGER
CITY PUBLIC SERVICE - GENERAL MANAGER
CITY PUBLIC SERVICE - MAPS & RECORDS
CODE COMPLIANCE
COMMERCIAL RECORDER (PUBLISH)
COMMUNITY INITIATIVES
COMMUNITY RELATIONS
PUBLIC INFORMATION OFFICE
CONVENTION & VISITORS BUREAU
CONVENTION CENTER EXPANSION OFFICE
CONVENTION FACILITIES
COUNCIL OFFICES
CULTURAL AFFAIRS
ECONOMIC DEVELOPMENT
FINANCE DIRECTOR
FINANCE (ASSESSOR)
FINANCE (CONTROLLER)
FINANCE (GRANTS)
FINANCE (TREASURY)
FIRE DEPARTMENT
HOUSING & COMMUNITY DEVELOPMENT
INFORMATION SERVICES
INTERGOVERNMENTAL RELATIONS
INTERNAL REVIEW
INTERNATIONAL AFFAIRS
LIBRARY
METROPOLITAN HEALTH DISTRICT
MUNICIPAL CODE CORPORATION (PUBLISH)
MUNICIPAL COURTS
NEIGHBORHOOD ACTION
PARKS & RECREATION
PLANNING DEPARTMENT
DISABILITY ACCESS OFFICE
LAND DEVELOPMENT SERVICES
POLICE DEPARTMENT
GROUND TRANSPORTATION OFFICE
PUBLIC WORKS DIRECTOR
CAPITAL PROJECTS
CENTRAL MAPPING (W/ATTACHMENTS)
ENGINEERING
ENVIRONMENTAL SERVICES
PARKING
REAL ESTATE
SOLID WASTE
TRAFFIC ENGINEERING
PURCHASING & GENERAL SERVICES
SAN ANTONIO WATER SYSTEM

AGENDA ITEM NUMBER: 4I

DATE: FEB 10 2000

MOTION: Bannmy

ORDINANCE NUMBER: Perez  
91260

RESOLUTION NUMBER: \_\_\_\_\_

ZONING CASE NUMBER: 299257

TRAVEL AUTHORIZATION: \_\_\_\_\_

NAME	ROLL	AYE	NAY
BOBBY PEREZ District 1		✓	
MARIO SALAS District 2		absent	
DEBRA GUERRERO District 3		✓	
RAUL PRADO District 4		absent	
RICK VASQUEZ District 5		absent	
ENRIQUE BARRERA District 6		✓	
ED GARZA District 7		✓	
BONNIE CONNER District 8		absent	
TIM BANNWOLF District 9		✓	
DAVID CARPENTER District 10		✓	
HOWARD W. PEAK Mayor		absent	✓

PROPONENT T: B-2 and I-1 for contractor's

office with outside storage.

ZONING COMMISSION: Approval.

CITY STAFF: Approval of B-2 on the south  
195 ft. of P-28, fronting Randolph Blvd.,  
and I-1 on remainder.

00-06

# CASE NO: Z99251

**Date:** November 16, 1999

**Council District:** 10

**Appeal:** No

**Applicant:**

Allen and Susan Hansen

**Owner:**

Allen and Susan Hansen

**Zoning Request**

From Temporary "R-1" Single Family Residence District to "B-2" Business District and "I-1" Light Industry District.

**Property Location:**

Temporary "R-1" to "B-2" on the south 195 feet of Lots 25 and 28A, NCB 14952. Temporary "R-1" to "I-1" on Lots 28 and 28A, save and except the south 195 feet, NCB 14952

5807 Randolph Boulevard

Property is located northwest of the intersection of Randolph Boulevard and Royal Haven Drive, having 283.94 feet of Randolph Boulevard and a depth of 653.90 feet.

**Applicants Proposal:**

Contractors office with outside storage

**Staff Recommendation:**

Denial as requested and approval of "B-2" on the south 195 feet of P-28 fronting on Randolph Boulevard and approval of "I-1" on the remaining lot, save and except for a 20 foot buffer of "B-2" along the west property line abutting a residential neighborhood.

**Zoning Commission Recommendation:**

Approval

**VOTE**

**FOR** 10

**AGAINST** 0

**ABSTAIN** 0

**RECUSAL** 0

**Z99251**

**ZONING CASE NO. Z99251** November 16, 1999

Applicant: Allen & Susan Hansen

Zoning Request: Temporary "R-1" Single Family Residence District to "B-3" Business District and "I-1" Light Industry District

The applicant was not available for the zoning case.

Staff stated there were 29 notices mailed out to the surrounding property owners, 12 returned in opposition and 2 returned in favor.

Everyone present, for and against having been heard and the results of the written notices having been received, the Chairman declared the public hearing closed.

**COMMISSION ACTION**

The motion was made by Commissioner Plummer and seconded by Commissioner Mayor to recommend a continuance until December 7, 1999, for the following reasons:

1. Property is located on the south 195 feet of Lots 25 and 28A, NCB 14952; Lots 28 and 28A, save and except the south 195 feet, NCB 14952 at 5807 Randolph Boulevard.
2. There were 29 notices mailed, 12 returned in opposition and 2 returned in favor.
3. Staff recommends denial as requested and approval of "B-3" on the south 195 feet of P-28 fronting on Randolph Boulevard and approval of "I-1" on the remaining lot, save and except for a 20 foot buffer of "B-2" along the west property line of the property granted "I-1".

AYES: Mayor, Mehringer, Emerson, Hophan, Clamp, Falcone, Plummer

NAYS: None

THE MOTION CARRIED.

**RESULTS OF NOTICE FOR COUNCIL HEARING**

To be provided at Council hearing.

**Z99251**

**ZONING CASE NO. Z99251** December 7, 1999

**Applicant:** Allen & Susan Hansen

**Zoning Request:** Temporary "R-1" Single Family Residence District to "B-3" Business District and "I-1" Light Industry District

Susan Hansen, stated the zoning change will allow them to construct an office building with outside storage for their construction business.

### **OPPOSITION**

Holly Banker, stated if deed restrictions and fencing to shield the outside storage are placed on the property she would feel more comfortable with the zoning change. She further stated she is concerned with the increase of traffic.

Staff stated there were 29 notices mailed out to the surrounding property owners, 12 returned in opposition and 2 returned in favor.

Everyone present, for and against having been heard and the results of the written notices having been received, the Chairman declared the public hearing closed.

### **COMMISSION ACTION**

The motion was made by Commissioner Clamp and seconded by Commissioner Plummer to recommend approval of "B-2" on the south 195 feet of P-28 fronting on Randolph Boulevard and approval of "I-1" on the remaining lot for the following reasons:

1. Property is located on the south 195 feet of Lots 25 and 28A, NCB 14952; Lots 28 and 28A, save and except the south 195 feet, NCB 14952 at 5807 Raldolph.
2. There were 29 notices mailed, 12 returned in opposition and 2 returned in favor.
3. Staff recommends denial of the applicants request and approval of "B-3" on the south 195 feet of P-28 fronting on Randolph Boulevard and approval of "I-1" on the remaining lot, save and except for a 20 foot buffer of "B-2" along the west property line of the property granted "I-1".

AYES: Sanchez, Mayor, Mehringer, Galloway, Falcone, Clamp, Hophan, Plummer, Anderson, Aguilar

NAYS: None

THE MOTION CARRIED.

**RESULTS OF COUNCIL HEARING** January 13, 2000

**Z99251**

City Council granted a continuance on this case until February 10, 2000

RESULTS OF NOTICE FOR COUNCIL HEARING

To be provided at Council hearing.



# Affidavit of Publisher

## PUBLIC NOTICE

### AN ORDINANCE 91260

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND ZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS THE SOUTH 195 FEET OF LOTS 25 and 28A, NCB 14952 FROM TEMPORARY "R-1" SINGLE FAMILY RESIDENCE DISTRICT TO "B-2" BUSINESS DISTRICT; AND LOTS 28 and 28A, SAVE AND EXCEPT THE SOUTH 195 FEET, NCB 14952 FROM TEMPORARY "R-1" SINGLE FAMILY RESIDENCE DISTRICT TO "I-1" LIGHT INDUSTRY DISTRICT. THE PENALTY FOR VIOLATION IS A FINE NOT TO EXCEED \$1,000.00.  
2/17

STATE OF TEXAS,

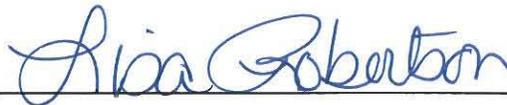
COUNTY OF BEXAR

CITY OF SAN ANTONIO

Before me, the undersigned authority, on this day Helen I. Lutz, who being by me duly sworn, says on oath of the Commercial Recorder, a newspaper of general circulation in the City of San Antonio, in the State and County aforesaid, and that the Public Notice, City Clerk, An Ordinance 91260, hereto attached has been published in every issue of said newspaper on the following days, to-wit: February 17, 2000.



Sworn to and subscribed before me this 17th day of February, 2000.



Notary Public in and for Bexar County, Texas

