

AN ORDINANCE 2010-04-01-0281

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 the following:

From "I-1 AHOD" General Industrial Airport Hazard Overlay District to "C-2 CD AHOD" Commercial Airport Hazard Overlay District with a Conditional Use for a Contractor Facility

Bexar County Appraisal District Account Number	Property Description
08424-001-0040	NCB 8424, Block 1, Lots 4, 5, and 6
08424-001-0200	NCB 8424, Block 1, Lots 20, 21, and 22
08424-001-0010	NCB 8424, Block 1, Lots 1, 2, and 3

From "I-1 S AHOD" General Industrial Airport Hazard Overlay District with a Specific Use Authorization for a communication transmission tower to "C-2 S AHOD" Commercial Airport Hazard Overlay District with a Specific Use Authorization for a Wireless Communication System

Bexar County Appraisal District Account Number	Property Description
08424-001-0170	NCB 8424, Block 1, Lots 17, 18, and 19

SG/cia
04/01/2010
Z-3. Amended.

CASE NO. Z2010031 CD S

From "C-3 R AHOD" General Commercial Restrictive Alcohol Sales Airport Hazard Overlay District and "C-2 AHOD" Commercial Airport Hazard Overlay District to "C-2 AHOD" Commercial Airport Hazard Overlay District

Bexar County Property Description
Appraisal District
Account Number

03946-219-0111 NCB 3946, Block 219, Lots 11 and 12

From "C-3 R AHOD" General Commercial Restrictive Alcohol Sales Airport Hazard Overlay District and "C-2 NA CD AHOD" Commercial Nonalcoholic Sales Airport Hazard Overlay District with a Conditional Use for storage of vehicles awaiting repair to "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District

Bexar County Property Description
Appraisal District
Account Number

06176-005-0121 NCB 6176, Block 5, Lots 12 and 17

From "C-3 R AHOD" General Commercial Restrictive Alcohol Sales Airport Hazard Overlay District to "C-2 AHOD" Commercial Airport Hazard Overlay District

Bexar County Property Description
Appraisal District
Account Number

06174-003-0020 NCB 6174, Block 3, Lots 2 and 3

From "C-3 R AHOD" General Commercial Restrictive Alcohol Sales Airport Hazard Overlay District to "C-1 CD AHOD" Light Commercial Airport Hazard Overlay District with a Conditional Use for Motor Vehicle Sales (Full Service)

Bexar County Property Description
Appraisal District
Account Number

08437-010-0010 NCB 8437, Block 10, Lots 1, 2, and 3

08810-094-0011 NCB 8810, Block 94, Lot 1

08810-094-0020 NCB 8810, Block 94, Lot 2

06176-005-0092 NCB 6176, Block 5, The north irregular 115.06 feet of Lot 9

From "C-3 R AHOD" General Commercial Restrictive Alcohol Sales Airport Hazard Overlay District to "C-1 CD AHOD" Light Commercial Airport Hazard Overlay District with a Conditional Use for Auto and Light Truck Repair

Bexar County Property Description
Appraisal District
Account Number

SG/cla
04/01/2010
Z-3. Amended.

CASE NO. Z2010031 CD S

08448-013-0330	NCB 8448, Block 13, Lot 33
08810-094-0030	NCB 8810, Block 94, Lot 3
08811-095-0190	NCB 8811, Block 95, Lots 19 and 20

From "C-3 R AHOD" General Commercial Restrictive Alcohol Sales Airport Hazard Overlay District to "C-1 CD AHOD" Light Commercial Airport Hazard Overlay District with a Conditional Use for a Convenience Store with Gasoline

Bexar County	Property Description
Appraisal District	
Account Number	

08496-013-0100	NCB 8496, Block 13, Lot 10
08436-007-0170	NCB 8436, Block 7, Lots 17, 18, and 19

From "C-3 R AHOD" General Commercial Restrictive Alcohol Sales Airport Hazard Overlay District to "C-1 AHOD" Light Commercial Airport Hazard Overlay District

Bexar County	Property Description
Appraisal District	
Account Number	

03956-229-0020/03956-229-0010	NCB 3956, Block 229, Lot 1
08426-004-0010	NCB 8425, Block 4, Lots 1 and 2
08425-004-0170	NCB 8425, Block 4, Lots 17, 18, and 19
08436-007-0010	NCB 8436, Block 7, Lots 1, 2, 3, and 4 /C/
08436-007-0200	NCB 8436, Block 7, Lots 20 and 21
08437-010-0040	NCB 8437, Block 10, Lots 4 and 5
08437-010-0170	NCB 8437, Block 10, Lots 17, 18, and 19
08448-013-0010	NCB 8448, Block 13, Lots 1, 2, 3, and 4
08811-095-0011	NCB 8811, Block 95, Lot 1 save and except the northwest triangular 9.97 feet
08811-095-0020	NCB 8811, Block 95, Lot 2
08812-116-0010	NCB 8812, Block 116, Lots 1 and 2
08812-116-0201	NCB 8812, Block 116, Lot 20 save and except the southwest triangle
08813-117-0190	NCB 8813, Block 117, Lot 19
08813-117-0200	NCB 8813, Block 117, Lot 20

From "C-3 R AHOD" General Commercial Restrictive Alcohol Sales Airport Hazard Overlay District to "NC AHOD" Neighborhood Commercial Airport Hazard Overlay District

Bexar County	Property Description
Appraisal District	
Account Number	

08448-013-0050	NCB 8448, Block 13, Lots 5 and 6
----------------	----------------------------------

SG/cla
04/01/2010
Z-3. Amended.

CASE NO. Z2010031 CD S

Bexar County
Appraisal District
Account Number

Property Description

08486-023-0051

NCB 8486, Block 23, Lots 5, 6, and 7 save and except the northeast triangular 10.02 feet of Lot 7

From "C-3 NA AHOD" General Commercial Nonalcoholic Sales Airport Hazard Overlay District and "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District to "C-1 AHOD" Light Commercial Airport Hazard Overlay District

Bexar County
Appraisal District
Account Number

Property Description

06178-007-0111

NCB 6178, Block 7, The north irregular 109.38 feet of Lot 11 and Lots 12, 13, and 14

From "C-3 NA AHOD" General Commercial Nonalcoholic Sales Airport Hazard Overlay District to "C-2 CD AHOD" Commercial Airport Hazard Overlay District with a Conditional Use for Uniform Supply

Bexar County
Appraisal District
Account Number

Property Description

08418-003-0581

NCB 8418, Block 3, Lot 44 and the east irregular 270.9 feet of the west 305.9 feet of Lot 23

From "C-3 NA AHOD" General Commercial Nonalcoholic Sales Airport Hazard Overlay District to "C-2 AHOD" Commercial Airport Hazard Overlay District

Bexar County
Appraisal District
Account Number

Property Description

08418-003-0331

NCB 8418, Block 3, The west 35 feet of Lot 23

08418-003-0391

NCB 8418, Block 3, The east 164 feet of Lot 25

08815-140-0180

NCB 8815, Block 140, Lot 18 save and except the north irregular 15 feet

08815-140-0190

NCB 8815, Block 140, The south irregular 105 feet of Lot 19 and Lot 20 save and except the west irregular 10 feet

08417-002-0530

NCB 8417, Block 2, Lot 53

From "C-3 NA AHOD" General Commercial Nonalcoholic Sales Airport Hazard Overlay District to "C-1 S AHOD" Light Commercial Airport Hazard Overlay District with a Specific Use Authorization for a Noncommercial Parking Lot

Bexar County
Appraisal District

Property Description

SG/cla
04/01/2010
Z-3. Amended.

CASE NO. Z2010031 CD S

From "C-3 NA AHOD" General Commercial Nonalcoholic Sales Airport Hazard Overlay District to "C-1 AHOD" Light Commercial Airport Hazard Overlay District

Bexar County	Property Description
Appraisal District	
Account Number	
08449-016-0010	NCB 8449, Block 16, Lots 1 and 2
08449-016-0030	NCB 8449, Block 16, Lots 3 and 4
08476-033-0081	NCB 8476, Block 33, The northwest irregular 39.97 feet of Lot 8
08495-018-0070	NCB 8495, Block 18, Lots 7 and 8
08802-239-0210	NCB 8802, Block 239, Lot 21
08804-036-0201	NCB 8804, Block 36, Lot 20 save and except the southwest triangular 10 feet
08807-051-0190	NCB 8807, Block 51, Lots 19, 20, and the west 29 feet of Lot 18
08805-037-0201	NCB 8805, Block 37, Lot 20 save and except the southwest triangular 10 feet

From "C-3 NA AHOD" General Commercial Nonalcoholic Sales Airport Hazard Overlay District to "R-4 CD AHOD" Residential Single-Family Airport Hazard Overlay District with a Conditional Use for a Day Care Center

Bexar County	Property Description
Appraisal District	
Account Number	
08807-051-0170	NCB 8807, Block 51, Lot 17 and the east 21 feet of Lot 18

From "C-2 NA AHOD" Commercial Nonalcoholic Sales Airport Hazard Overlay District to "R-6 CD AHOD" Residential Single-Family Airport Hazard Overlay District with a Conditional Use for an Office

Bexar County	Property Description
Appraisal District	
Account Number	
08476-033-0060	NCB 8476, Block 33, Lot 6

From "C-2 NA AHOD" Commercial Nonalcoholic Sales Airport Hazard Overlay District to "C-1 AHOD" Light Commercial Airport Hazard Overlay District

Bexar County	Property Description
Appraisal District	
Account Number	
08801-230-0200	NCB 8801, Block 230, Lot 20
08804-036-0191	NCB 8804, Block 36, Lot 19
08801-230-0190	NCB 8801, Block 230, Lot 19

08813-117-0010	NCB 8813, Block 117, Lot 1
08476-033-0100	NCB 8476, Block 33, Lot 10 and the west irregular 40.03 feet of Lot 9
08485-028-0071	NCB 8485, Block 28, The northeast triangular 10.02 feet of Lot 7
06178-007-0101	NCB 6178, Block 7, Lot 10 save and except the northeast 10 feet
08476-033-0070	NCB 8476, Block 33, Lot 7
08485-028-0060	NCB 8485, Block 28, Lot 6
08485-028-0081	NCB 8485, Block 28, Lot 8 save and except the southeast triangular 9.96 feet
08495-018-0051	NCB 8495, Block 18, Lots 5 and 6, save and except the northeast triangular 10 feet
08500-010-0080	NCB 8500, Block 10, Lot 8
08500-010-0090	NCB 8500, Block 10, Lot 9
08803-023-0011	NCB 8803, Block 23, The south 50 feet of Lot 1
08803-023-0014	NCB 8803, Block 23, The north 70 feet of Lot 1 save and except the northwest 9.98 feet of Lot 1
08804-036-0020	NCB 8804, Block 36, Lot 2 and Lot 1 save and except the northwest triangle
08805-037-0210	NCB 8805, Block 37, Lot 21
08805-037-0220	NCB 8805, Block 37, Lot 22

From "C-2 AHOD" Commercial Airport Hazard Overlay District to "NC AHOD" Neighborhood Commercial Airport Hazard Overlay District

Bexar County Appraisal District Account Number	Property Description
08486-023-0130	NCB 8486, Block 23, Lot 13

From "C-2 AHOD" Commercial Airport Hazard Overlay District to "O-1.5 AHOD" Mid-Rise Office Airport Hazard Overlay District

Bexar County Appraisal District Account Number	Property Description
08806-050-0014	NCB 8806, Block 50, Lot 1 save and except the northwest 10.01 feet, Lots 2 and 3
08806-050-0220	NCB 8806, Block 50, The south 62.94 feet of Lot 22
08806-050-0230	NCB 8806, Block 50, Lot 23
08806-050-0240	NCB 8806, Block 50, Lot 24
08806-050-0250	NCB 8806, Block 50, Lot 25

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.
- F. The specific use will not be contrary to the public interest.
- G. The specific use will not substantially nor permanently injure the appropriate use of adjacent conforming property in the same district.
- H. The specific use will be in harmony with the spirit and purpose as set forth in Section 423, Specific Authorization, of the Unified Development Code.
- I. 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.
- J. The specific use will not adversely affect the public health, safety and welfare.

SECTION 3. 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.

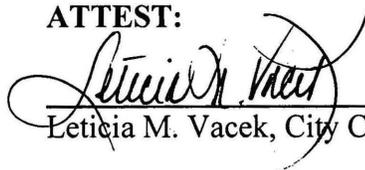
SECTION 4. The Director of Planning and Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

SECTION 5. This ordinance shall become effective April 11, 2010.

PASSED AND APPROVED this 1st day of April, 2010.


M A Y O R
Julián Castro

ATTEST:

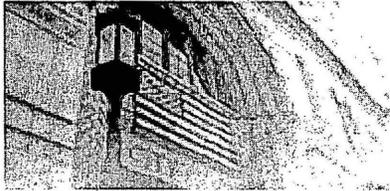


Leticia M. Vacek, City Clerk

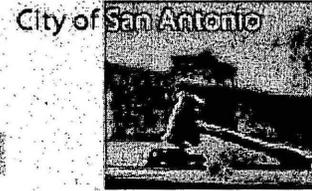
APPROVED AS TO FORM:



Michael Bernard, City Attorney



Request for
**COUNCIL
ACTION**



Agenda Voting Results - Z-3

Name:	P-2, Z-3						
Date:	04/01/2010						
Time:	02:50:09 PM						
Vote Type:	Motion to Appr w Cond						
Description:	<p>ZONING CASE #Z2010031 CD S (Districts 1 & 7): An Ordinance amending the Zoning District Boundary from "I-1 S AHOD" General Industrial Airport Hazard Overlay District with a Specific Use Authorization for a communication transmission tower, "I-1 AHOD" General Industrial Airport Hazard Overlay District, "C-3 R AHOD" General Commercial Restrictive Alcohol Sales Airport Hazard Overlay District, "C-3 NA AHOD" General Commercial Nonalcoholic Sales Airport Hazard Overlay District, "C-2 AHOD" Commercial Airport Hazard Overlay District, "C-2 NA CD AHOD" Commercial Airport Hazard Overlay District with a conditional use for storage of vehicles awaiting repair, "C-2 NA AHOD" Commercial Nonalcoholic Sales Airport Hazard Overlay District, "C-1 AHOD" Light Commercial Airport Hazard Overlay District, "O-2 AHOD" High-Rise Office Airport Hazard Overlay District, "MF-33 AHOD" Multi-Family Airport Hazard Overlay District, "RM-4 AHOD" Residential Mixed Airport Hazard Overlay District, "R-6 AHOD" Residential Single-Family Airport Hazard Overlay District, and "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District to "C-2 S AHOD" Commercial Airport Hazard Overlay District with a Specific Use Authorization for a Wireless Communication System, "C-2 CD AHOD" Commercial Airport Hazard Overlay District with a Conditional Use for a Contractor Facility, "C-2 CD AHOD" Commercial Airport Hazard Overlay District with a Conditional Use for Electric Repair-Heavy Equipment, "C-2 CD AHOD" Commercial Airport Hazard Overlay District with a Conditional Use for Uniform Supply, "C-2 AHOD" Commercial Airport Hazard Overlay District, "C-1 S AHOD" Light Commercial Airport Hazard Overlay District with a Specific Use Authorization for a Noncommercial Parking Lot, "C-1 CD AHOD" Light Commercial Airport Hazard Overlay District with a Conditional Use for Motor Vehicle Sales, "C-1 CD AHOD" Light Commercial Airport Hazard Overlay District with a Conditional Use for Auto and Light Truck Repair, "C-1</p>						
Result:	Passed						
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Julián Castro	Mayor		x				
Mary Alice P. Cisneros	District 1		x			x	
Ivy R. Taylor	District 2		x				

Jennifer V. Ramos	District 3		x				
Leticia Cantu	District 4		x				
David Medina Jr.	District 5	x					
Ray Lopez	District 6		x				
Justin Rodriguez	District 7		x				x
W. Reed Williams	District 8		x				
Elisa Chan	District 9		x				
John G. Clamp	District 10		x				