

AN ORDINANCE 2008-03-20-0239

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 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 1.486 acres out of NCB 18890 from "C-3" General Commercial District to "C-3R CD" (CD-Warehousing) General Commercial, Restrictive Alcohol Sales District with a Conditional Use for Warehousing.

SECTION 2. A description of the property is attached as Exhibit "A" and made a part hereof and incorporated herein for all purposes.

SECTION 3. 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 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.

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 on March 30, 2008.

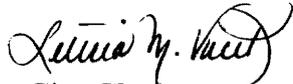
PASSED AND APPROVED this 20th day of March, 2008.



M A Y O R

PHIL HARDBERGER

ATTEST:


City Clerk

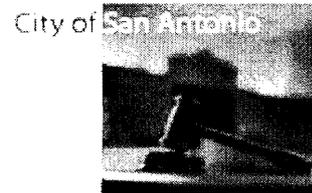
APPROVED AS TO FORM:



For City Attorney

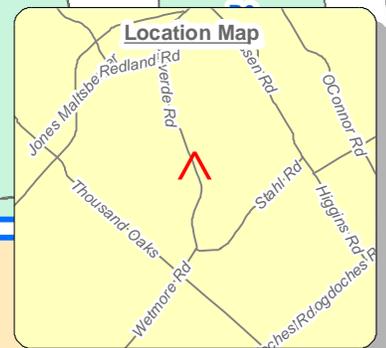
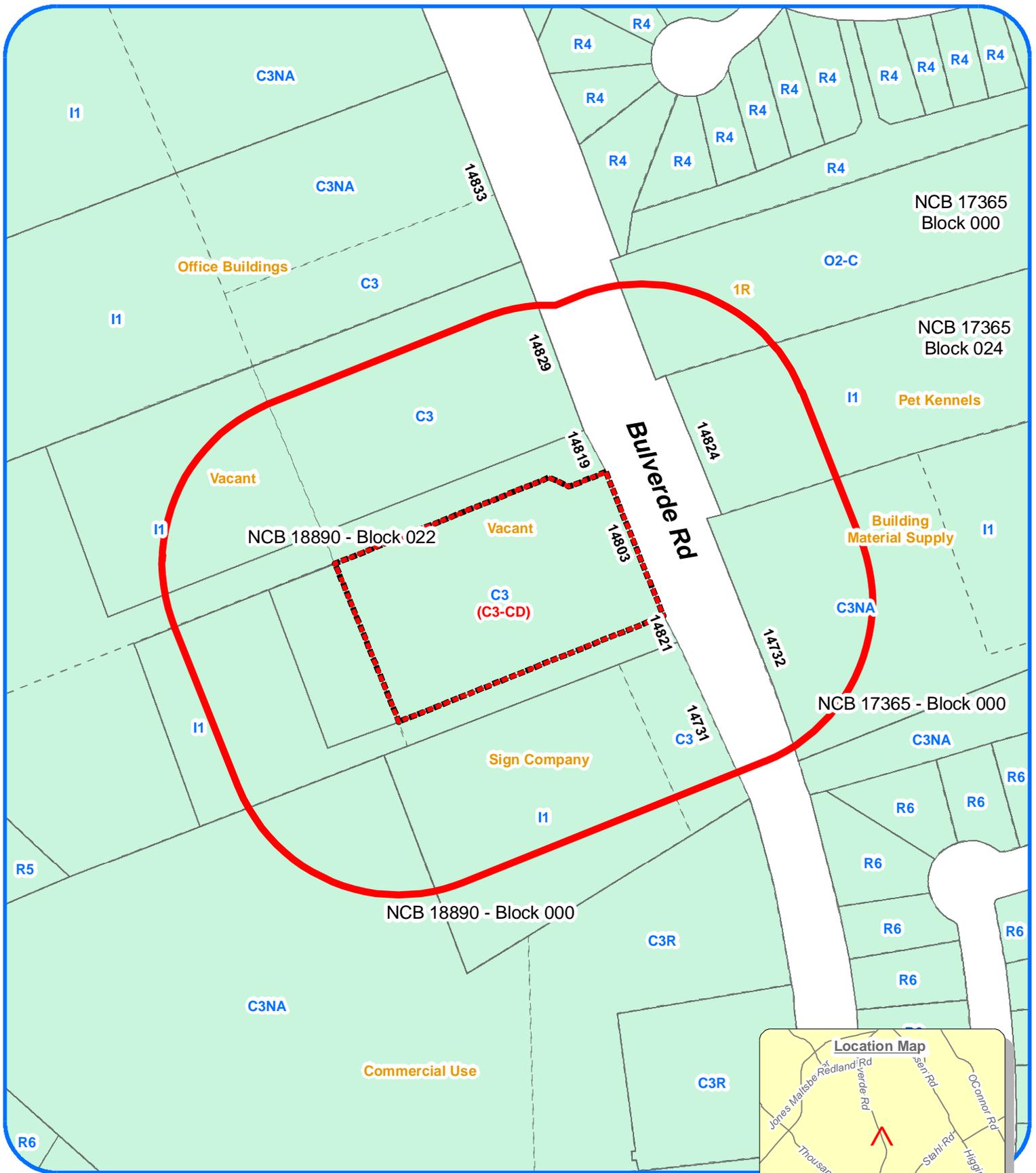


Request for
COUNCIL
ACTION



Agenda Voting Results - Z-14

Name:	Z-14						
Date:	03/20/2008						
Time:	04:58:16 PM						
Vote Type:	Motion to Appr w Cond						
Description:	ZONING CASE # Z2008087 CD (District 10): An Ordinance changing the zoning district boundary from "C-3" General Commercial District to "C-3 CD" (CD- Warehousing) General Commercial District with a Conditional Use for Warehousing on 1.486 acres out of NCB 18890, 14803 Bulverde Road as requested by Brown, P.C., Applicant for Bulverde Industrial Partners, Ltd., Owners. Staff recommends Approval. Zoning Commission pending hearing on March 18, 2008.						
Result:	Passed						
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Phil Hardberger	Mayor		x				
Mary Alice P. Cisneros	District 1		x				
Sheila D. McNeil	District 2	x					
Jennifer V. Ramos	District 3		x				
Philip A. Cortez	District 4		x				
Lourdes Galvan	District 5	x					
Delicia Herrera	District 6		x				
Justin Rodriguez	District 7		x				
Diane G. Cibrian	District 8		x				x
Louis E. Rowe	District 9		x				
John G. Clamp	District 10		x			x	



Zoning Case Notification Plan

Case Z-2008-087

Council District 10

Scale: 1" approx. = 150'

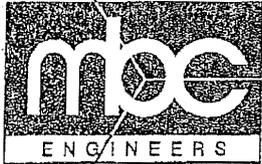
Subject Property Legal Description(s): Lot 5 - NCB 18890 - Block 022

Legend

- Subject Property (1.486 Acres)
- 200' Notification Buffer
- Current Zoning **R6**
- Requested Zoning Change **(R6)**
- 100-Year FEMA Floodplain



City of San Antonio - Development Services Dept
(02/05/2008)



MACINA · BOSE · COPELAND and ASSOCIATES, INC
CONSULTING ENGINEERS AND LANDSURVEYORS

1035 Central Parkway North, San Antonio, Texas 78232
(210) 545-1122 FAX (210) 545-9302
www.mbcengineers.com

METES AND BOUNDS
DESCRIPTION OF
ZONING NOTES

Z2008087

A 1.486 ACRE (64,731 SQUARE FEET) TRACT OF LAND BEING A PORTION OF LOT 6, BLOCK 22, NEW CITY BLOCK 18890, BULVERDE ROAD BUSINESS PARK, PHASE III, AS RECORDED IN VOLUME 9574, PAGE 117, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED IN A CLOCKWISE MANNER AS FOLLOWS:

- BEGINNING:** At a found ½" iron rod and cap "MBC" in the west right-of-way line of Bulverde Road (Public right-of-way varies) said iron rod also marks the southernmost southwest corner of Lot 9, Block 22, of said Bulverde road Business Park, Phase III, and northeast corner of this tract;
- THENCE:** S 19°42'00" E, 180.64 feet and with the west right-of-way line of said Bulverde Road to a found ½" iron rod and cap "MBC" at the northernmost northeast corner of Lot 8, Block 22, of said Bulverde Road Business Park, Phase III, and southeast corner of this tract;
- THENCE:** S 70°19'55" W, 331.07 feet, along and with the north line of said Lot 8, to a point on the west line of said C-3 zoning and the southwest corner of this tract;
- THENCE:** N 19°42'00" W, 198.50 feet, along and with the west line of said C-3 zoning line, to a point in the south line of said Lot 9 and at the northwest corner of this tract;

Z2008087

THENCE: N 70°19'55" E, 266.89 feet, along and with the south line of said Lot 9, to a point;

THENCE: S 64°53'50" E, 25.36 feet, along and with the south line of said Lot 9, to a point;

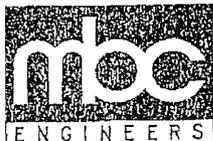
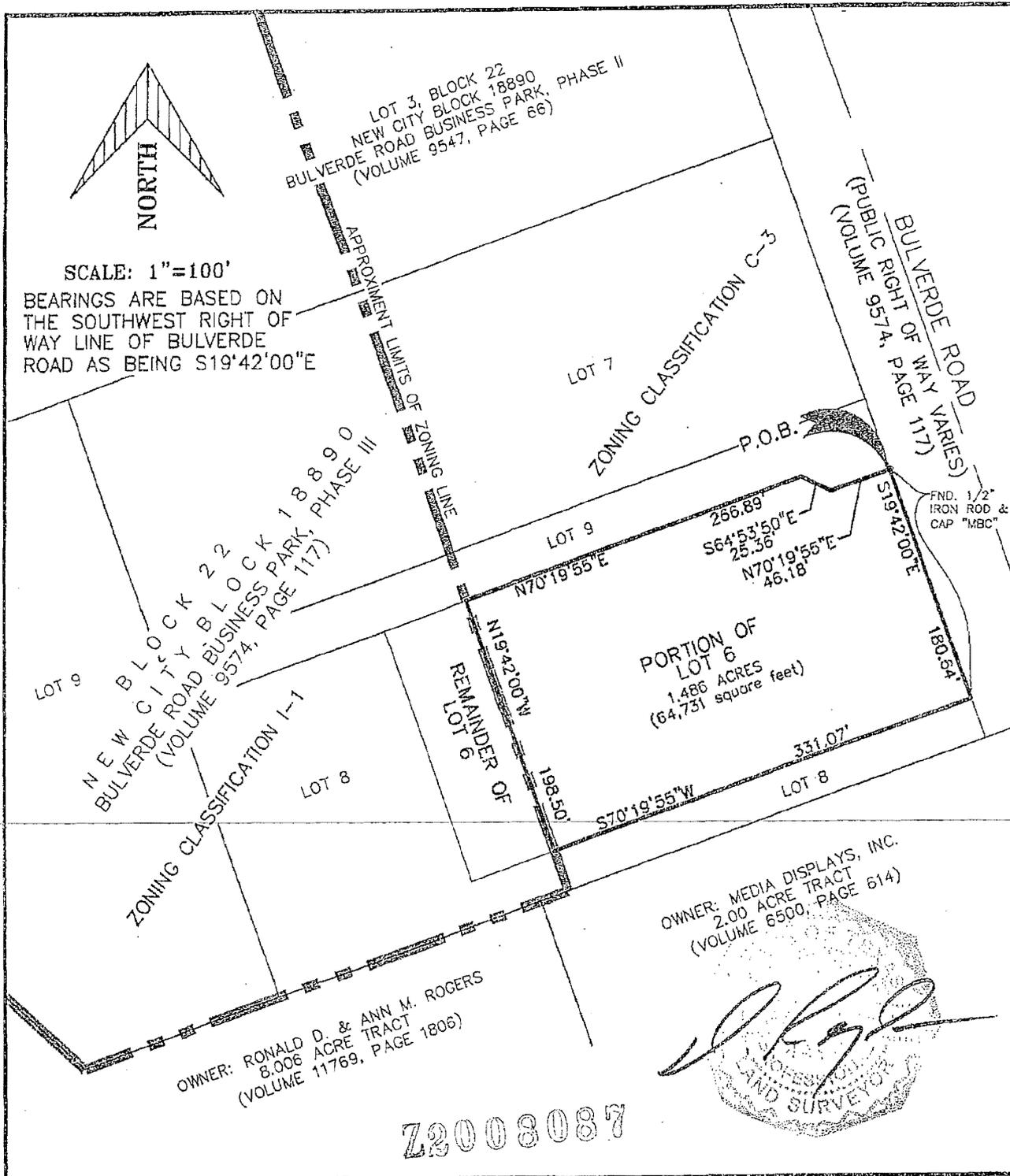
THENCE: N 70°19'55" E, 46.18 feet, along and with the south line of said Lot 9, to the POINT OF BEGINNING of this tract.

I, I. Ray Inman, Registered Professional Land Surveyor do hereby affirm that this description represents the results of a survey made on the ground of the herein referenced Lot 6 by the firm of Macina, Bose, Copeland & Assoc., Inc.


I. RAY INMAN REG. NO. 4496
REGISTERED PROFESSIONAL LAND SURVEYOR

29420-1575
January 28, 2008
IRI/BCG/yd





1035 Central Parkway North
San Antonio, Texas 78232
(210) 545-1122
FAX (210) 545-9302

SKETCH OF

A 1.486 ACRE (64,731 SQUARE FEET) TRACT OF LAND BEING A PORTION OF LOT 6, BLOCK 22, NEW CITY BLOCK 18890, BULVERDE ROAD BUSINESS PARK, PHASE III, AS RECORDED IN VOLUME 9574, PAGE 117, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.

DESIGN	DLA
DRAWN	BCG
CHECKED	IRI
DATE	Jan 11, 2008
JOB NO.	29420-1575
PAGE	3 of 3

Affidavit of Publisher

AMENDING CHAPTER 35 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 AS: 1.486 Acre Out Of NCB 18890 TO WIT: From "C-3" General Commercial District to "C-3 R CD" (CD-Warehousing) General Commercial, Restrictive Alcohol Sales District with a Conditional Use for Warehousing provided all conditions imposed by the City Council are adhered to. "THE PENALTY FOR VIOLATION IS A FINE NOT TO EXCEED \$1,000.00".
3/25

STATE OF TEXAS
COUNTY OF BEXAR
S.A. - CITY CLERK

Before me, the undersigned authority, on this day personally appeared Helen I. Lutz, who being by me duly sworn, says on oath that she is Publisher of the Commercial Recorder, a newspaper of general circulation in the City of San Antonio, in the State and County aforesaid, and that the Ordinance 2008-03-20-0239 here to attached has been published in every issue of said newspaper on the following days, to wit:

03/25/2008.

Helen I. Lutz

Sworn to and subscribed before me this 25th day of of March, 2008.

Martha L. Machuca

