SG/cla
08/20/2015
Z-10

CASE NO. Z2015251

AN ORDINANCE 2015-08-20-0725

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 1.979 acres out of NCB 18 and NCB 3127 from "I-1 AHOD" General Industrial Airport Hazard Overlay District and "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District to "IDZ AHOD" Infill Development Airport Hazard Overlay Zone with uses permitted in "C-2 P" Commercial Pedestrian District Airport Hazard Overlay District.

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

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 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 August 30, 2015.

PASSED AND APPROVED this 20th day of August 2015.

M A Y O R
for **Ivy R. Taylor**

ATTEST:

Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:

for Martha G. Sepeda, Acting City Attorney

Agenda Item:	**Z-10**
Date:	08/20/2015
Time:	02:21:14 PM
Vote Type:	Motion to Approve
Description:	ZONING CASE # Z2015251 (Council District 5): An Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District and "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District to "IDZ AHOD" Infill Development Airport Hazard Overlay Zone with uses permitted in "C-2 P" Commercial Pedestrian District on 1.979 acres out of NCB 18 and NCB 3127 located at 829 Nogalitos Street. Staff recommends Approval. Zoning Commission recommendation pending August 18, 2015 hearing.
Result:	Passed

Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Ivy R. Taylor	Mayor	x					
Roberto C. Treviño	District 1		x				
Alan Warrick	District 2		x				
Rebecca Viagran	District 3		x				
Rey Saldaña	District 4		x				
Shirley Gonzales	District 5		x			x	
Ray Lopez	District 6		x				
Cris Medina	District 7		x				x
Ron Nirenberg	District 8		x				
Joe Krier	District 9		x				
Michael Gallagher	District 10		x				

PAPE-DAWSON ENGINEERS
ANNIVERSARY

FIELDNOTE DESCRIPTION
FOR

A 1.979 acre, or 86,226 square feet more or less, tract of land located in NCB 18 and NCB 3127 and being all of those tracts described in deed to Van Delden Co. recorded in Volume 5192, Page 545 and Volume 5895, Page 918 of the Official Public Records of Bexar County, Texas. Said 1.979 acre tract being more fully described as follows, with bearings based on the Texas Coordinate System established for the South Central Zone from the North American Datum of 1983 NAD 83 (NA2011) epoch 2010.00;

BEGINNING: At a found ½ inch iron rod on the northwest right-of-way line of Nogalitos Street, a variable width right-of-way, the south corner of Lot 27, New City Block 3127, A.A. Gittingers Subdivision recorded in Volume 105, Page 131 of the Deed and Plat Records of Bexar County, Texas, the east corner of the herein described tract;

THENCE: S 47°18'00" W, along and with the northwest right-of-way line of said Nogalitos Street, the southeast line of the herein described tract, a distance of 168.10 feet to a set "X" in concrete at the intersection of the northwest right-of-way line of said Nogalitos Street with the northeast right-of-way line of Ralph Avenue, a variable width right-of-way, the south corner of the herein described;

THENCE: Along and with the northeast and southeast right-of-way line of said Ralph Avenue, the southwest and northwest line of the herein described tract, the following bearings and distances:

N 60°23'00" W, a distance of 388.70 feet to a found ½ inch iron rod;

N 08°42'38" W, a distance of 43.00 feet to a set MAG nail with washer marked "Pape-Dawson";

N 28°00'43" E, a distance of 127.50 feet to a set MAG nail with washer marked "Pape-Dawson";

N 60°15'30" W, a distance of 4.28 feet to a set MAG nail with washer marked "Pape-Dawson", for the west corner of Lot 34 of said A.A. Gittingers Subdivision;

San Antonio | Austin | Houston | Fort Worth | Dallas
Transportation | Water Resources | Land Development | Surveying | Environmental
2000 NW Loop 410, San Antonio, TX 78213 T: 210.375.9000 www.Pape-Dawson.com

Attachment A

N 29°36'46" E, a distance of 98.80 feet to a set ½ inch iron rod with yellow cap marked "Pape-Dawson";

Northeasterly, along a curve to the right, said curve having a radius of 5.00 feet, a central angle of 89°57'25", a chord bearing and distance of N 74°35'29" E, 7.07 feet, for an arc length of 7.85 feet to a set ½ inch iron rod with yellow cap marked "Pape-Dawson" at the intersection of the southwest right-of-way line of Furnish Avenue, a 40-foot right-of-way with the southeast right-of-way line of said Ralph Avenue;

THENCE: S 60°25'49" E, along and with the southwest right-of-way line of said Furnish Avenue, the northeast line of Lots 34-32 of said A.A. Gittingers Subdivision and of the herein described tract, a distance of 145.00 feet to a set ½ inch iron rod with yellow cap marked "Pape-Dawson" on the north corner of Lot 31 of said A.A. Gittingers Subdivision, an east corner of the herein described tract;

THENCE: S 29°36'46" W, along and with the northwest line of said Lot 31, the southeast line of the herein described tract, a distance of 104.25 feet to a set ½ inch iron rod with yellow cap marked "Pape-Dawson" at the west corner of said Lot 31, an interior corner of the herein described tract;

THENCE: S 60°15'30" E, along and with the southwest line of Lots 31-27 of said A.A. Gittingers Subdivision, the northeast line of the herein described tract, a distance of 324.28 feet to the POINT OF BEGINNING, and containing 1.979 acres in the City of San Antonio, Bexar County, Texas. Said tract being described in accordance with a survey made on the ground and a survey description and map prepared under job number 9424-14 by Pape-Dawson Engineers, Inc.

PREPARED BY: Pape-Dawson Engineers, Inc.
DATE: January 8, 2015
JOB NO. 9424-14
DOC. ID. N:\Survey14\14-9400\9424-14\Word\9424-14 FN.docx
TBPE Firm Registration #470
TBPLS Firm Registration #100288-00

STATE OF TEXAS
REGISTERED
PAUL T. ROSS
5158
PROFESSIONAL
LAND SURVEYOR

09 JAN. 15