

AN ORDINANCE 2013-03-21-0208

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.

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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 Parcel 13B, NCB 14567 from "C-3R AHOD" General Commercial Restrictive Alcoholic Sales Airport Hazard Overlay District to "L S AHOD" Light Industrial Airport Hazard Overlay District with a Specific Use Authorization for Truck Repair and Maintenance.

SECTION 2. The City Council finds as follows:

- A. The specific use will not be contrary to the public interest.
- B. The specific use will not substantially nor permanently injure the appropriate use of adjacent conforming property in the same district.
- C. The specific use will be in harmony with the spirit and purpose as set forth in Section 35-423, Specific Use Authorization, of the Unified Development Code.
- D. The specific 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.
- E. The specific use will not adversely affect the public health, safety and welfare.

SECTION 3. The City Council approves this Specific Use Authorization so long as the attached site plan is adhered to. A site plan is attached as **Attachment "A"** and made a part hereof and incorporated herein for all purposes.

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.

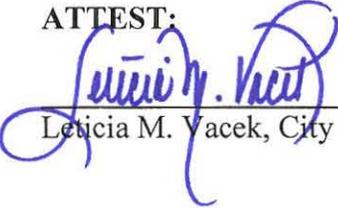
SECTION 6. This ordinance shall become effective March 31, 2013.

PASSED AND APPROVED this 21st day of March, 2013.



M A Y O R
Julián Castro

ATTEST:



Leticia M. Vacek, City Clerk

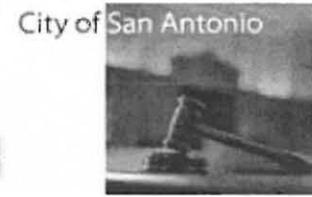
APPROVED AS TO FORM:



for Michael D. Bernard, City Attorney



Request for
**COUNCIL
ACTION**



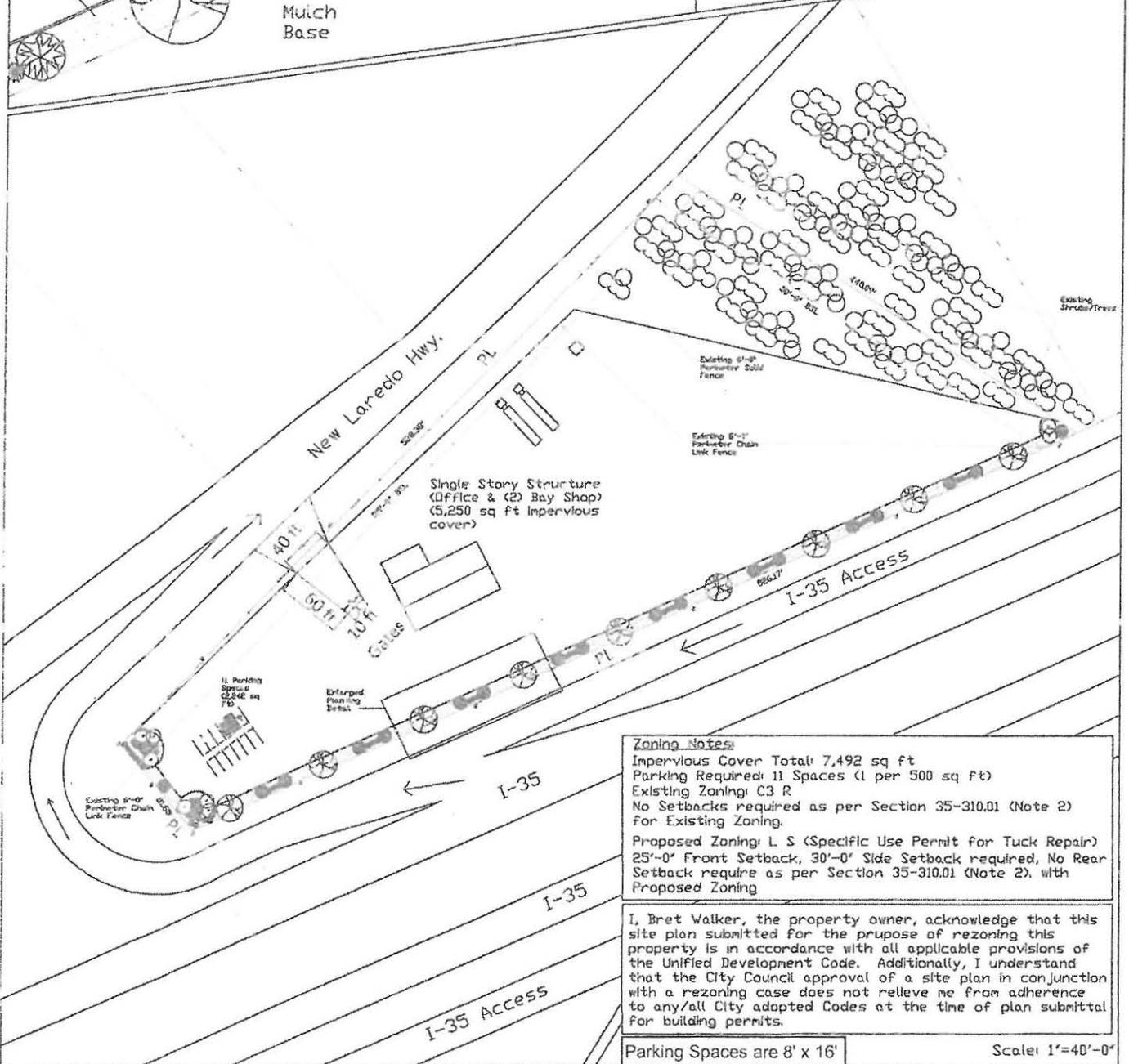
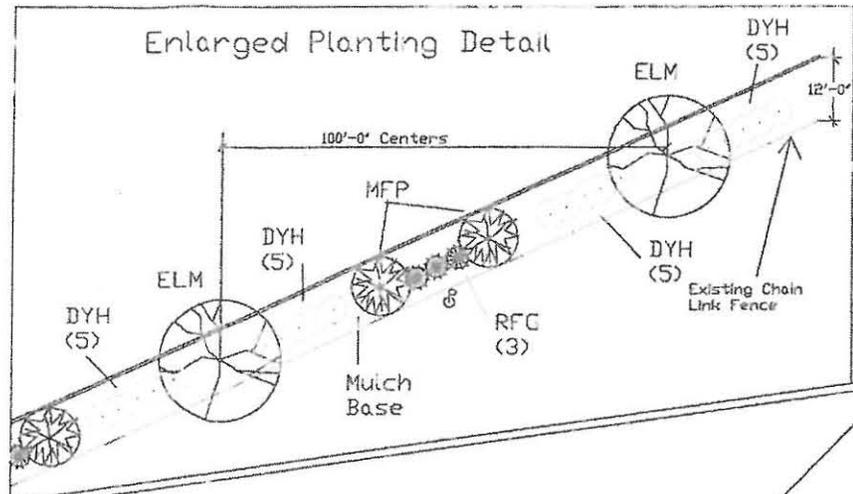
Agenda Voting Results - Z-10

Name:	34, Z-5, P-2, Z-6, Z-7, Z-8, P-4, Z-9, Z-10, P-6, Z-12, Z-13						
Date:	03/21/2013						
Time:	02:13:19 PM						
Vote Type:	Motion to Approve						
Description:	ZONING CASE # Z2013075 S (District 4): An Ordinance amending the Zoning District Boundary from "C-3R AHOD" General Commercial Restrictive Alcohol Sales Airport Hazard Overlay District to "L S AHOD" Light Industrial Airport Hazard Overlay District with a Specific Use Authorization for Truck Repair and Maintenance on Parcel 13B, NCB 14567 located at 9700 South Interstate Highway 35. Staff and Zoning Commission recommend approval.						
Result:	Passed						
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Julián Castro	Mayor		x				
Diego Bernal	District 1		x				
Ivy R. Taylor	District 2		x				x
Leticia Ozuna	District 3	x					
Rey Saldaña	District 4		x			x	
David Medina Jr.	District 5		x				
Ray Lopez	District 6		x				
Cris Medina	District 7		x				
W. Reed Williams	District 8		x				
Elisa Chan	District 9		x				
Carlton Soules	District 10		x				

22018075

Enlarged Planting Detail

Key	Common Name	Size
ELM	ELM Mature Height 25'-40' Holland Trees	1 1/2" cal. 9'-11' Tall
DYH	Deaf Yaupon Holly Mature Height 8'	5 gal.
MFP	Mediterranean Fan Palm Mature Height 6'-12'	10 gal.
RFG	Silver Cloud Gerardo Mature Height 3'-8'	5 gal.
MXS	Mexican Sage Mature Height 3'-9'	5 gal.



Zoning Notes
 Impervious Cover Total: 7,492 sq ft
 Parking Required: 11 Spaces (1 per 500 sq ft)
 Existing Zoning: C3 R
 No Setbacks required as per Section 35-310.01 (Note 2) for Existing Zoning.
 Proposed Zoning: L S (Specific Use Permit for Truck Repair)
 25'-0" Front Setback, 30'-0" Side Setback required, No Rear Setback require as per Section 35-310.01 (Note 2), with Proposed Zoning

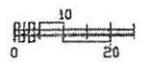
I, Bret Walker, the property owner, acknowledge that this site plan submitted for the purpose of rezoning this property is in accordance with all applicable provisions of the Unified Development Code. Additionally, I understand that the City Council approval of a site plan in conjunction with a rezoning case does not relieve me from adherence to any/all City adopted Codes at the time of plan submittal for building permits.

Parking Spaces are 8' x 16' Scale: 1"=40'-0"

Design RV02/21/13

9700 S. IH-35

NCB 14567 BLK LDT P-13B (2.91 acres)



ATTACHMENT A