

AN ORDINANCE 2009-06-18-0544

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 2.777 acres out of NCB 17948 from "O-1" Office District to "R-5" Residential Single-Family District.

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

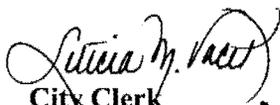
**SECTION 3.** All other provisions of Chapter 35 except those expressly amended by this ordinance shall remain in full force and effect including the penalties for violations as made and provided for in Section 35 -491.

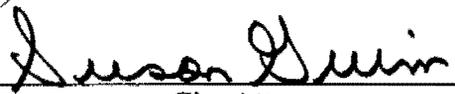
**SECTION 4.** The Director of Planning and Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

**SECTION 5.** This ordinance shall become effective June 28, 2009.

**PASSED AND APPROVED** this 18<sup>th</sup> day of June, 2009.

  
M A Y O R

ATTEST:   
City Clerk

APPROVED AS TO FORM:   
For City Attorney

<b>Agenda Item:</b>	<b>Z-9 ( in consent vote: P-2, Z-6, Z-8, P-4, Z-9, Z-10, Z-16, Z-17 )</b>						
<b>Date:</b>	06/18/2009						
<b>Time:</b>	02:57:52 PM						
<b>Vote Type:</b>	Motion to Approve						
<b>Description:</b>	ZONING CASE # Z2009070 (District 7): An Ordinance amending the Zoning District Boundary from "O-1" Office District to "R-5" Residential Single-Family District on 2.777 acres out of NCB 17948 located at the 8500 Block of Bristlecone Drive. Staff and Zoning Commission recommend Approval, pending plan amendment.						
<b>Result:</b>	Passed						
<b>Voter</b>	<b>Group</b>	<b>Not Present</b>	<b>Yea</b>	<b>Nay</b>	<b>Abstain</b>	<b>Motion</b>	<b>Second</b>
Julian Castro	Mayor		x				
Mary Alice P. Cisneros	District 1		x				x
Sheila D. McNeil	District 2	x					
Jennifer V. Ramos	District 3		x				
Philip A. Cortez	District 4		x				
Lourdes Galvan	District 5		x				
Ray Lopez	District 6		x				
Justin Rodriguez	District 7		x			x	
Diane G. Cibrian	District 8		x				
Elisa Chan	District 9		x				
John G. Clamp	District 10	x					

LEGAL DESCRIPTION FOR A 2.777 ACRES

**Z2009070**

FIELD NOTES DESCRIBING A 2.777 ACRE TRACT OF LAND, OUT OF THE WILDWOOD SUBDIVISION, IN THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN VOLUME 7700, PAGE 132, OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS AND OUT OF THE JOSE ALAMEDA SURVEY NO. 81, ABSTRACT NO. 26, COUNTY BLOCK 4017 AND THE M.G. DE LOS SANTOS SURVEY NO. 82, ABSTRACT NO. 664, COUNTY BLOCK 4446, NEW CITY BLOCK 17948. SAID 2.777 OF AN ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT A SET  $\frac{1}{8}$ " STEEL PIN WITH A YELLOW CAP MARKED "RPLS 5286", AT THE SOUTHEAST INTERSECTION OF BRISTLECONE DRIVE (RIGHT-OF-WAY VARIES) AND A 39' WIDE DRAINAGE AND ACCESS EASEMENT ACCORDING TO PLAT RECORDED IN VOLUME 7700, PAGE 132 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, FOR THE NORTHWEST CORNER OF THIS HEREIN DESCRIBED TRACT AND THE NORTHEAST CORNER OF SAID 39' WIDE DRAINAGE AND ACCESS EASEMENT;

THENCE: NORTH 65°58'02" EAST, ALONG THE SOUTH RIGHT-OF-WAY LINE OF BRISTLECONE DRIVE, A DISTANCE OF 116.66 FEET, TO A FOUND  $\frac{3}{4}$ " STEEL PIN AT A POINT OF CURVE TO THE LEFT, FOR A CORNER OF THIS HEREIN DESCRIBED TRACT;

THENCE: ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 2275.00 FEET, A CENTRAL ANGLE OF 04°22'11", AN ARC LENGTH OF 173.51 FEET, A CHORD BEARING OF NORTH 63°46'54" EAST AND A CHORD DISTANCE OF 173.47 FEET, TO THE NORTHWEST CORNER OF LOT 12, BLOCK 2, WILDWOOD SUBDIVISION ACCORDING TO PLAT RECORDED IN VOLUME 7700, PAGE 132 OF THE DEED RECORDS OF BEXAR COUNTY, TEXAS FOR THE NORTHEAST CORNER OF THIS HEREIN DESCRIBED TRACT;

THENCE: SOUTH 24°01'58" EAST, ALONG THE WESTERLY LINE OF SAID WILDWOOD SUBDIVISION, A DISTANCE OF 348.47 FEET TO A FOUND  $\frac{3}{4}$ " STEEL PIN TO THE SOUTHWEST CORNER OF LOT 14, BLOCK 2, WILDWOOD SUBDIVISION ACCORDING TO PLAT RECORDED IN VOLUME 7700, PAGE 132 OF THE DEED RECORDS OF BEXAR COUNTY, TEXAS FOR THE SOUTHEAST CORNER OF THIS HEREIN DESCRIBED TRACT;

THENCE: SOUTH 38°56'30" WEST, A DISTANCE OF 325.55 FEET, TO A FOUND  $\frac{3}{4}$ " STEEL PIN TO THE SOUTHEAST CORNER OF SAID 39' WIDE DRAINAGE AND ACCESS EASEMENT FOR THE SOUTHWEST CORNER OF THIS HEREIN DESCRIBED TRACT;

THENCE: NORTH 24°01'58" WEST, ALONG THE 39' WIDE DRAINAGE AND ACCESS EASEMENT A DISTANCE OF 489.78 FEET, TO THE POINT OF BEGINNING.



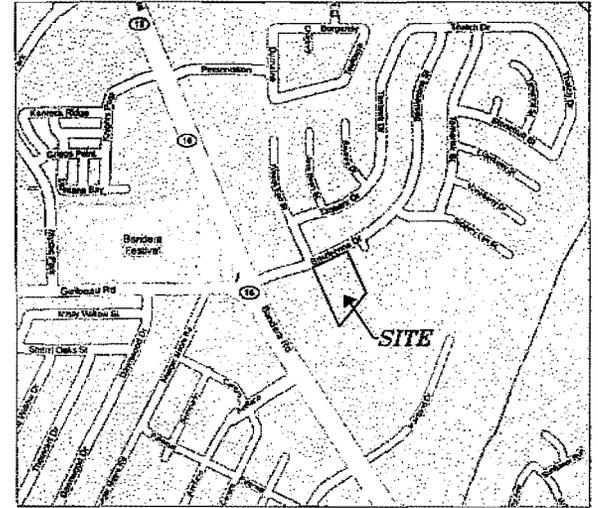
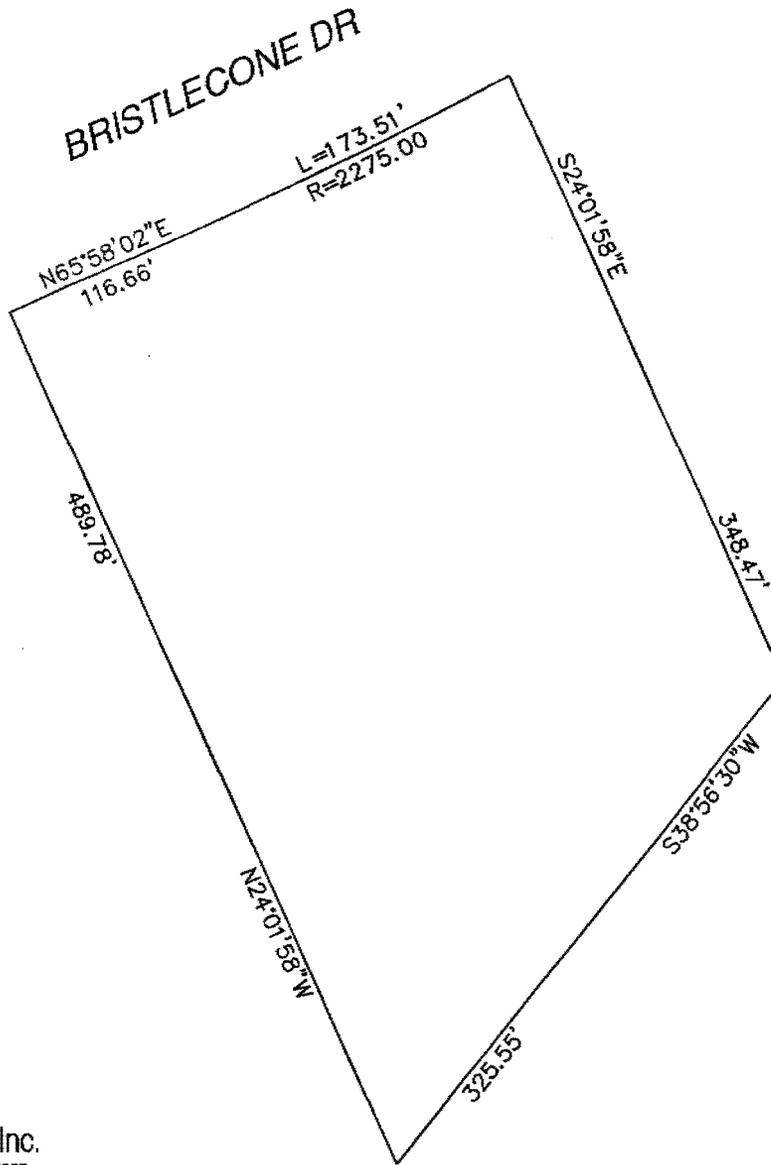
Seda Consulting Engineers, Inc.  
6735 IH 10 West (210) 308-0057  
San Antonio, Texas 78201 FAX: (210) 308-8842  
e-mail: seda@sax.tx.com  
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SITE



GRAPHIC SCALE  
1 INCH = 100 FT.



LOCATION MAP

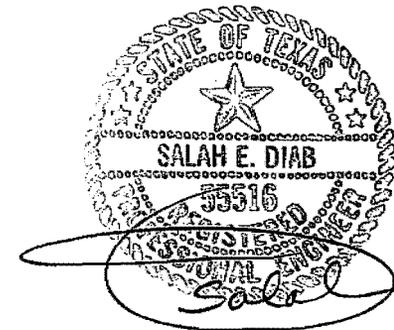
NOT TO SCALE



Seda Consulting Engineers, Inc.

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San Antonio, Texas 78201 FAX: (210) 308-8842  
e-mail: seda@sabx.r.com

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72009070



# Zoning Case Notification Plan

## Case Z-2009-070

Council District 7

Scale: 1" approx. = 200'

Subject Property Legal Description(s): A 2.777 acre tract of land out of NCB 17948

### Legend

- Subject Property
- 200' Notification Buffer
- O1 Current Zoning
- (R5) Requested Zoning Change
- 100-Year FEMA Floodplain

(2.777 Acres)



Leon Valley

Location Map



**AFFIDAVIT OF PUBLICATION**

Before me, the undersigned authority, on this day personally appeared Helen I. Lutz, who being by me duly sworn, deposes and says that she is the Publisher of ***The Hart Beat***; that said newspaper is generally circulated in San Antonio, Bexar County, Texas; that the attached notice was published in said newspaper on the following date(s):

**June 22, 2009**

Subscribed and sworn to before me this 22nd day of June, 2009, to certify which witness my hand and seal of office.

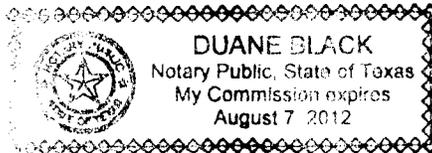


*Helen I. Lutz, Publisher*

**PUBLIC NOTICE**

**AN ORDINANCE**  
**2009-06-18-0544**

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: A 2.777 acre tract of land out of NCB 17948 TO WIT: From "O-1" Office District to "R-5" Residential Single-Family District. "THE PENALTY FOR VIOLATION IS A FINE NOT TO EXCEED \$1,000.00".  
6/22



*Notary Public in and for the State of Texas*

**Duane Black**

*Name of Notary*

*My commission expires August 7, 2012*