

ORDINANCE 2020-11-05-0797

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 Lot 1, Block 32, NCB 9754 from "C-2 AHOD" Commercial Airport Hazard Overlay District to "C-2 S AHOD" Commercial Airport Hazard Overlay District with a Specific Use Authorization for a Bingo Parlor.

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 **Exhibit "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 November 15, 2020.

PASSED AND APPROVED this 5th day of November, 2020.




M A Y O R
Ron Nirenberg

ATTEST:



Tina J. Flores, City Clerk

APPROVED AS TO FORM:



for Andrew Segovia, City Attorney



City of San Antonio

City Council

November 05, 2020

Item: Z-3

Enactment Number:

File Number: 20-6321

2020-11-05-0797

ZONING CASE Z-2020-10700191 S (Council District 1): Ordinance amending the Zoning District Boundary from "C-2 AHOD" Commercial Airport Hazard Overlay District to "C-2 S AHOD" Commercial Airport Hazard Overlay District with a Specific Use Authorization for a Bingo Parlor on Lot 1, Block 32, NCB 9754, generally located at 3625 West Avenue. Staff and Zoning Commission recommend Approval.

Councilmember Jada Andrews-Sullivan made a motion to approve. Councilmember Adriana Rocha Garcia seconded the motion. The motion passed by the following vote:

Aye: 10 Nirenberg, Treviño, Andrews-Sullivan, Viagran, Rocha Garcia,
Gonzales, Cabello Havrda, Sandoval, Courage and Perry

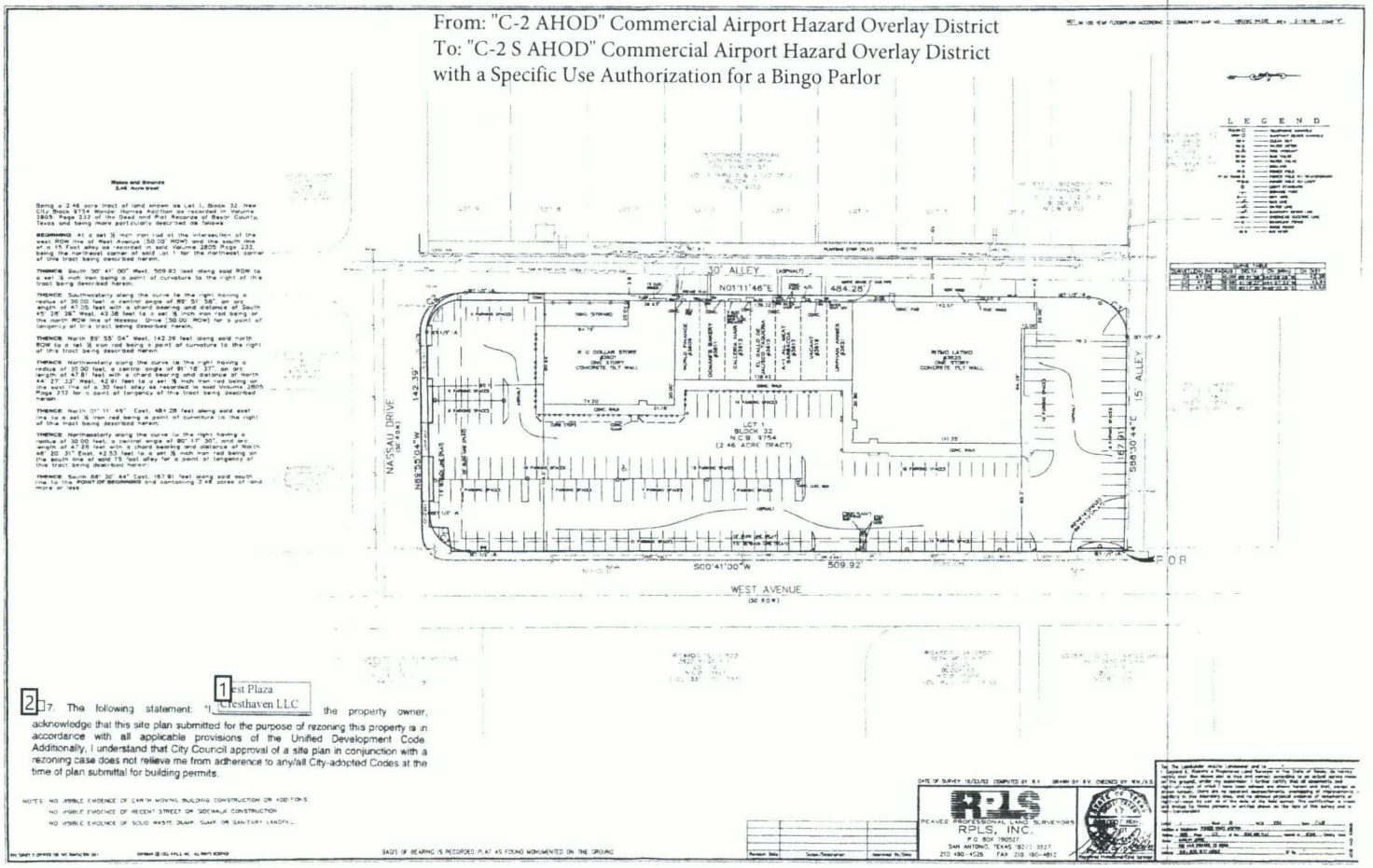
Absent: 1 Pelaez

SG
11/05/2020
Item No. Z-3

Exhibit “A”

Z-2020-10700191 S

From: "C-2 AHOD" Commercial Airport Hazard Overlay District
 To: "C-2 S AHOD" Commercial Airport Hazard Overlay District
 with a Specific Use Authorization for a Bingo Parlor



LEGEND

1	Proposed Building Footprint
2	Proposed Parking Lot
3	Proposed Driveway
4	Proposed Easement
5	Proposed Utility Easement
6	Proposed Right of Way
7	Proposed Boundary
8	Proposed Survey Line
9	Proposed Survey Point
10	Proposed Survey Monument
11	Proposed Survey Marker
12	Proposed Survey Station
13	Proposed Survey Control
14	Proposed Survey Bench Mark
15	Proposed Survey Datum
16	Proposed Survey Error
17	Proposed Survey Accuracy
18	Proposed Survey Precision
19	Proposed Survey Reliability
20	Proposed Survey Validity

Notes and Remarks
 1. This plan shows the location of the proposed building footprint, parking lot, driveway, easements, utility easements, right of way, boundary, survey line, survey point, survey monument, survey marker, survey station, survey control, survey bench mark, survey datum, survey error, survey accuracy, survey precision, survey reliability, and survey validity. The bearings and distances shown on this plan are based on the survey data provided to the engineer. The engineer has verified the accuracy of the survey data and has found it to be reliable. The engineer has also verified the location of the proposed building footprint, parking lot, driveway, easements, utility easements, right of way, boundary, survey line, survey point, survey monument, survey marker, survey station, survey control, survey bench mark, survey datum, survey error, survey accuracy, survey precision, survey reliability, and survey validity. The bearings and distances shown on this plan are based on the survey data provided to the engineer. The engineer has verified the accuracy of the survey data and has found it to be reliable.

1. The following statement: [Signature] 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 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.

NOTES: NO APPEARANCE OF EARTH MOVING, BUILDING CONSTRUCTION OR ADDITIONS.
 NO APPEARANCE OF RECENT STREET OR SIDEWALK CONSTRUCTION.
 NO APPEARANCE OF SOIL WASH, DAMP, SWAMP OR SANITARY LANDFILL.

DATE OF SURVEY: 10/22/20
 DRAWN BY: R.V. CROOKED BY: R.V. CROOKED

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 REGISTERED PROFESSIONAL LAND SURVEYORS
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The professional engineer, architect or other person who has prepared this plan or who has caused it to be prepared, is not responsible for the accuracy of the information contained herein, nor for the consequences of any action taken in reliance upon the same. The professional engineer, architect or other person who has prepared this plan or who has caused it to be prepared, is not responsible for the consequences of any action taken in reliance upon the same. The professional engineer, architect or other person who has prepared this plan or who has caused it to be prepared, is not responsible for the consequences of any action taken in reliance upon the same.