

AN ORDINANCE 2017-09-21-0732

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 32.238 acres out of NCB 10881 from "C-2" Commercial District, "C-2 AHOD" Commercial Airport Hazard Overlay District, "NP-10" Neighborhood Preservation District, and "NP-10 AHOD" Neighborhood Preservation Airport Hazard Overlay District to "R-4" Residential Single-Family District and "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District. The AHOD Airport Hazard Overlay District remains unchanged.

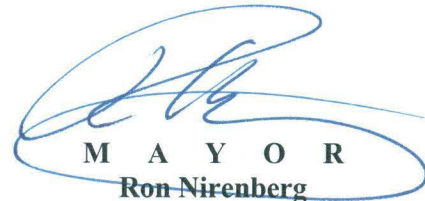
SECTION 2. A description of the property is attached as **Exhibit "A"** and made a part hereof and incorporated herein for all purposes.

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 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.

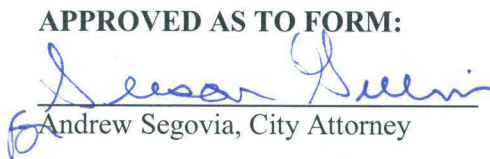
SECTION 5. This ordinance shall become effective the 1st day of October 2017.

PASSED AND APPROVED this 21st day of September 2017.


M A Y O R
Ron Nirenberg

ATTEST:

Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:

Andrew Segovia, City Attorney

Agenda Item:	Z-6 (in consent vote: Z-2, Z-5, Z-6, Z-7, Z-8, P-3, Z-9, Z-12)						
Date:	09/21/2017						
Time:	02:21:46 PM						
Vote Type:	Motion to Approve						
Description:	ZONING CASE # Z2017176 (Council District 3): An Ordinance amending the Zoning District Boundary from "C-2" Commercial District, "C-2 AHOD" Commercial Airport Hazard Overlay District, "NP-10" Neighborhood Preservation District, and "NP-10 AHOD" Neighborhood Preservation Airport Hazard Overlay District to "R-4" Residential Single-Family District and "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District on 32.238 acres out of NCB 10881, located in the 7800 Block of SE Loop 410. Staff and Zoning Commission recommend Approval. (Continued from September 7, 2017)						
Result:	Passed						
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Ron Nirenberg	Mayor		x				
Roberto C. Treviño	District 1		x				x
William Cruz Shaw	District 2		x				
Rebecca Viagran	District 3		x				
Rey Saldaña	District 4	x					
Shirley Gonzales	District 5		x				
Greg Brockhouse	District 6		x				
Ana E. Sandoval	District 7		x			x	
Manny Pelaez	District 8		x				
John Courage	District 9	x					
Clayton H. Perry	District 10		x				

SG/lj
09/21/2017
Item No. Z-6

Exhibit “A”

Z2017176



FIELD NOTES FOR A 32.238 ACRE ZONING TRACT

A 32.238 acre tract of land situated in the City of San Antonio, New City Block 10881, out of the Adam Stafford Survey No. 49, Abstract 667 and being all of a 32.238 acre tract of land as conveyed to INVES, Inc., of record in Volume 3051 Page 335 of the Official Public Records of Bexar County, Texas, and being more particularly described by metes and bounds as follows:

BEGINNING at a called Texas Department of Transportation Monument Type II in the southeast right-of-way line of Loop 410, a variable width right-of-way, for the southwest corner of a 0.5600 of an acre tract of land, called Tract 2 as conveyed to TAMIR ENTERPRISES, LTD of record in Volume 14718 Page 14 of the Official Public Records of Bexar County, Texas, for the northwest corner of the 32.238 acre tract, from which a called Texas Department of Transportation Monument Type II for an angle point in the southeast right-of-way line of Loop 410 and the southwest corner of a 20.2003 acre tract, called Tract 1 as conveyed to TAMIR ENTERPRISES, LTD, bears N 15° 15' 11" E, a distance of 31.43 feet;

THENCE: N 89° 48' 03" E, along and with south line of the 0.5600 of an acre tract and the north line of the 32.328 acre tract, a distance of 1,289.82 feet to a point for the northwest corner of a 15.63 acre tract of land conveyed to Michele Goodman of record in Volume 10545 Page 1443 of the Official Public Records of Bexar County, Texas and the northeast corner of the 32.238 acre tract and the tract described herein;

THENCE: S 00° 11' 55" E, along and with the west line of the 15.63 acre tract and the east line of the 32.238 acre tract, a distance of 974.89 feet to a point for the southwest corner of the 15.63 acre tract and an interior southeast corner of the 32.238 acre tract and the tract described herein;

THENCE: N 89° 48' 05" E, along and with the south line of the 15.63 acre tract, a distance of 1,044.36 feet to a point for the southeast corner of the 15.63 acre tract and an easterly corner of the 32.238 acre tract and the tract described herein;

THENCE: S 11° 34' 49" E, departing the south line of the 15.63 acre tract, a distance of 5.10 feet to a point for the southerly southeast corner of the 32.238 acre tract and the tract described herein;

THENCE: S 89° 48' 05" W, along and with the south line of the 32.28 acre tract, a distance of 2,611.12 feet to a point in the southeast right-of-way line of Loop 410, for the southwest corner 32.238 acre tract and the tract described herein;

THENCE: N 15° 31' 44" E, along and with the southeast line of the Loop 410 and the northwest line of the 32.328 acre tract, at a distance of 1,017.99 feet to the **POINT OF BEGINNING** and containing 32.238 acres, more or less, in the City of San Antonio, Bexar County, Texas.

"This document was prepared under 22TAC663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared."

Job No.: 13-153
Prepared by: KFW Surveying
Date: May 11, 2017
File: S:\Draw 2013\13-153 1000 W.W. WHITE ROAD\DOCS\FN 32.238 AC - Rezoning

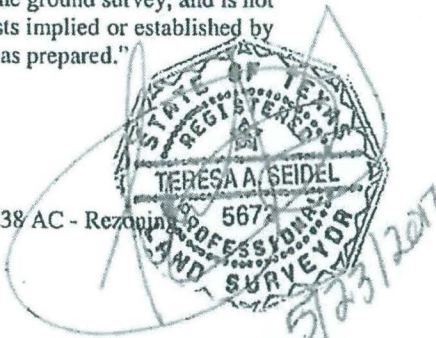


Exhibit "A"