

AN ORDINANCE 2014 - 05 - 15 - 0354

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 Lot 90 and 1.899 acres out of Lot 106, NCB 9483 from "I-1 AHOD" General Industrial Airport Hazard Overlay District to "C-2NA AHOD" Commercial Nonalcoholic Sales Airport Hazard Overlay District.

**SECTION 2.** A description of the 1.899 acres out of Lot 106, NCB 9483 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.

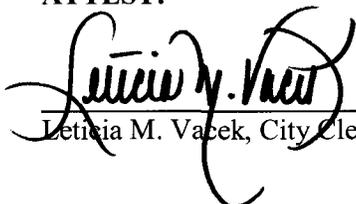
**SECTION 4.** The Director of Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

**SECTION 5.** This ordinance shall become effective May 25, 2014.

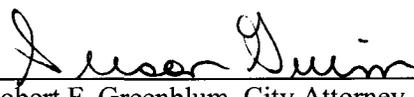
**PASSED AND APPROVED** this 15<sup>th</sup> day of May 2014.

  
M A Y O R  
Julián Castro

ATTEST:

  
Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:

  
Robert F. Greenblum, City Attorney

<b>Agenda Item:</b>	Z-3 ( in consent vote: 32, 33, Z-1, Z-2, P-1, Z-3, Z-5, Z-6, Z-8 )
<b>Date:</b>	05/15/2014
<b>Time:</b>	02:14:44 PM
<b>Vote Type:</b>	Motion to Approve
<b>Description:</b>	ZONING CASE # Z2014069 (District 3): An Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District to "C-2NA AHOD" Commercial Nonalcoholic Sales Airport Hazard Overlay District on Lot 90 and 1.899 acres out of Lot 106, NCB 9483, located on a portion of the 6900 Block of South Flores Street. Staff and Zoning Commission recommend approval pending the plan amendment. (Associated Plan Amendment Case # 14035)
<b>Result:</b>	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					
Rebecca Viagran	District 3		x				
Rey Saldaña	District 4		x				x
Shirley Gonzales	District 5		x				
Ray Lopez	District 6		x			x	
Cris Medina	District 7		x				
Ron Nirenberg	District 8		x				
Joe Krier	District 9		x				
Michael Gallagher	District 10		x				

# MDS

LAND SURVEYING COMPANY, INC.  
BOUNDARY • TOPOGRAPHIC • CONSTRUCTION  
8 SPENCER ROAD  
BOERNE, TEXAS 78006  
PHONE: 830-816-1818  
EMAIL: [MDSINC@GVTC.COM](mailto:MDSINC@GVTC.COM)

## METES AND BOUNDS FOR A 1.899 ACRE TRACT

**BEING** a 1.899 acre tract of land out of New City Block 9483, City of San Antonio, Bexar County, Texas being a portion of Lot 106 of the Amending Plat establishing Terravista Subdivision recorded in Volume 9637 Page 143, Plat Records of Bexar County, Texas, said 1.899 acre tract being more particularly described by metes and bounds as follows:

**BEGINNING** at a ½" rebar found in the south right of way line of Harding Boulevard (variable width right of way) at the northeast corner of Lot 106, Terravista Subdivision, being in the west boundary line of Lot 90, Wong and Lew Subdivision recorded in Volume 4181, Page 152, Plat Records of Bexar County, Texas, said point bears South 00° 14' 13" East, a distance of 5.09 feet from a ½" rebar found at the northwest corner of Lot 90, said point being the northeast corner of the tract herein described;

**THENCE**, along the east boundary line of Lot 106, the west boundary line of Lot 90, **South 00° 14' 13" East**, a distance of **255.72 feet** (South 00° 03' 16" East, a distance of 255.89 feet-record), to a ½" rebar found at the southwest corner of Lot 90, an interior corner of Lot 106;

**THENCE**, along the south boundary line of Lot 90, a north boundary line of Lot 106, **North 89° 48' 36" East**, a distance of **136.69 feet** (North 89° 55' 33" East, a distance of 136.49 feet-record), to a ½" rebar found in the west right of way line of South Flores Street (variable width right of way) at the southeast corner of Lot 90, an exterior corner Lot 106;

**THENCE**, along the east boundary line of Lot 106, the west right of way line of South Flores Street, **South 20° 58' 53" East**, a distance of **279.35 feet** (South 20° 50' 33" East, a distance of 279.54 feet-record), to a ½" rebar found for an exterior corner of Lot 106, the northeast corner of Lot 797, New City Block 9484, Harlandale Acre Tracts, No. 7, recorded in Volume 642, Page 286, Plat Records of Bexar County, Texas, said point being the southeast corner of the tract herein described;

**THENCE**, departing the west right of way line of South Flores Street, along a south boundary line of Lot 106, the north boundary line of Lot 797, **South 89° 48' 36" West**, a distance of **206.29 feet** (South 89° 54' 33" West-record), to a point for the southwest corner of the tract herein described;

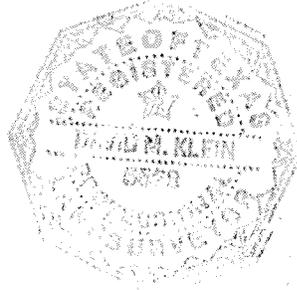
**THENCE**, departing a south boundary line of Lot 106, crossing said Lot 106 with the west boundary line of the tract herein described, **North 21° 34' 44" West**, a distance of **424.10 feet** (no record), to a point in a west boundary line of Lot 106, the east boundary line of the remaining portion of Lot 80, New City Block 9483, Harlandale Acre Tracts, No. 1, recorded in Volume 642, Page 114, Plat Records of Bexar County, Texas;

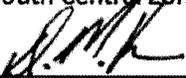
**THENCE**, along a west boundary line of Lot 106, the east boundary line of the remaining portion of Lot 80, **North 00° 08' 38" West**, a distance of **121.99 feet** (North 00° 00' 00" East-record), to a ½" rebar found in the south right of way line of Harding Boulevard at an exterior corner of Lot 106, said point bears South 00° 08' 38" East, a distance of 5.00 feet from a ½" rebar found at the northeast corner of the remaining portion of Lot 80;

## Attachment A

**THENCE**, along the south right of way line of Harding Boulevard, a north boundary line of Lot 106, **North 89° 48' 36" East, a distance of 124.79 feet** (South 90° 00' 00" East, a distance of 124.92 feet-record), to the **POINT OF BEGINNING** and containing 1.899 acres of land, more or less.

**Note:** This description is based on an on the ground survey performed on 10-18-2012. The bearings are based on NAD 83 (CORS 96) from the Texas Coordinate System, established for the South Central Zone.



  
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David M. Klein  
Registered Professional Land Surveyor  
No. 5528  
Job No. 12-129-01  
Date: 04-11-2014