

Item # 14 **Z2020-10700194 S**

ZONING CASE Z2020-10700194 S (Council District 3): September 15, 2020 A request for a change in zoning from R-4 Residential Single-Family District, MF-25 Low Density Multi-Family District, MF-33 Multi-Family District, O-1 Office District, O-2 High-Rise Office District, C-2 Commercial District, C-3 General Commercial District, C-3R, General Commercial Restrictive Alcohol Sales and I-1 General Industrial District including all applicable overlay districts, AHOD Airport Hazard Overlay District, MLOD-3 Martindale Army Airfield Overlay and MLR-2 Military Lighting Region 2 to R-4 Residential Single-Family District, R-5 Residential Single-Family District, O-1 Office District, C-1 Light Commercial District, C-1 S Light Commercial District with a Specific Use Authorization for a Bar And/Or Tavern Without Cover Charge 3 or More Days Per Week and C-2 Commercial District with all overlay districts remaining unchanged including AHOD Airport Hazard Overlay District, MLOD-3 Martindale Army Airfield Overlay and MLR-2 Military Lighting Region 2 as applicable on NCB 3720, Block 1, Lots 19, 20, 21, 22, 23, 47, 48, 51; NCB 3721, Block 2, Lots 1, 2, and the N 15 ft of 3 EXC W 2.43 ft, Lots 4, 5 and the S 15 ft of 3 Save & EXC W 2.43 ft of 4, 5, and S 15 ft of 3, Lots 11, 12, 13 and S 3 ft of 10 EXC W 3.11 ft, Lots 14, 15, 16 and 17 EXC W 3.11 ft, Lots 18, 19, 20 and 21 EXC W 3.11 ft, Lots 22, 23, 24, 25, 26, 27, 28, 29, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42 and 53; NCB 3722, Block 3, Lots 14, 15, 22, 23, 47, 48, 49, 50, 51, 52, 53, 54, 55, and 56; NCB 3723, Block 4, Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, and 21; NCB 10365, Block 2, Lots 17, 20 and W 55 ft of 21, Lots 22, 23 and E 55 ft of 21, Lots 24, 25 & 26; NCB 13604, Block 1, Lot 14; NCB 10920, Block 11, Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24; NCB 10920, Block 14, Lots 1 and 2, multiple addresses located between/on the 3100 and 3300 Blocks of Clark Avenue, 3600 and 4000 Blocks of Bremen Avenue, 3300 Block of East Southcross Boulevard, 4700 Block of Pecan Valley Drive, 9000 and 9200 Blocks of Mission Brook, 2400 Block of Mission Vista and the 8900 Block of Mission Top. Staff recommends Approval. (Jennifer Sheppard, Sr. Planner, (210) 207-5409, Jennifer.Sheppard@sanantonio.gov, Planning Department)

Staff stated 305 notices were mailed to property owners within 200 feet, 1 returned in favor and 1 returned in opposition. The Highland Hills Neighborhood Association and the Mission Creek HOA are in support. There was no response from the Pecan Valley and Highland Park Neighborhood Associations.

This is a breakdown of the notices sent by plan area:
Plan Area 1A notices sent – 150
Support – 0
Opposition – 0

Plan Area 1B – 67

Support –0

Opposition – 0

Plan Area 1C

Support – 1

Opposition – 1

No Public Comment

Motion: Commissioner Bustamante made a motion for approval

Second: Commissioner Sipes

In Favor: Bustamante, Sipes, Greathouse, Whyte, Jones, Romero, Gibbons, McDaniel, Kamath, Hui, McGhee

Opposed: None

Motion Carried