# AN ORDINANCE 2016-01-28-0050

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, The Official Zoning Map, of the City Code of San Antonio, Texas is amended by changing the zoning district boundary of 0.328 acres of land out of NCB 531 from "R-5 H AHOD" Residential Single-Family Dignowity Hill Historic Airport Hazard Overlay District to "RM-5 H AHOD" Residential Mixed Dignowity Hill Historic Airport Hazard Overlay District.

**SECTION 2.** A description of the property 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 February 7, 2016.

PASSED AND APPROVED this 28th day of January, 2016.

Ivy R. Taylor

APPROVED AS TO FORM:

Martha G. Sepeda, Acting City Attorney

Agenda Item:	Z-9 (in consent vote: P-1, Z-1, Z-2, Z-3, Z-5, Z-7, Z-8, Z-9, Z-10, Z-13, Z-14, Z-15, Z-16, Z-17, Z-18, Z-21, Z-22)							
Date:	01/28/2016							
Time:	02:04:47 PM							
Vote Type:	Motion to Approve							
Description:	ZONING CASE # Z2016030 (Council District 2): An Ordinance amending the Zoning District Boundary from "R-5 H AHOD" Residential Single-Family Dignowity Hill Historic Airport Hazard Overlay District to "RM-5 H AHOD" Residential Mixed Dignowity Hill Historic Airport Hazard Overlay District on 0.328 acres of land out of NCB 531 located at 928 North Olive Street. Staff and Zoning Commission recommend Approval.							
Result:	Passed							
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second	
Ivy R. Taylor	Mayor	х			-			
Roberto C. Treviño	District 1		x			x		
Alan Warrick	District 2		x				x	
Rebecca Viagran	District 3		х				·	
Rey Saldaña	District 4		х					
Shirley Gonzales	District 5		х				7	
Ray Lopez	District 6	x						
Cris Medina	District 7	x						
Ron Nirenberg	District 8		х					
Joe Krier	District 9		x					
Michael Gallagher	District 10		х			÷		

Z2014090

#### Commerce Title GF# 1055360 LBS; \$28

Notice of Confidentiality Rights: If you are a natural person, you may remove or strike any or all of the following information from any instrument that transfers an interest in real property before it is filed for record in the public records: your social security number or your driver's license number.

## GENERAL WARRANTY DEED

THE STATE OF TEXAS	Ş	
	Ş	KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF BEXAR	§	

THAT THE UNDERSIGNED, MARIA L. DE LA FUENTE, ERICA GARCIA, ALFREDO DE LA FUENTE, JR. and JOHN DE LA FUENTE, hereinafter referred to as "Grantor", whether one or more, for and in consideration of the sum of TEN DOLLARS (\$10.00) cash, and other good and valuable consideration in hand paid by the Grantee, herein named, the receipt and sufficiency of which is hereby fully acknowledged and confessed, has GRANTED, SOLD and CONVEYED, and by these presents does hereby GRANT, SELL and CONVEY unto FERNANDO MARIN, herein referred to as "Grantee", whether one or more, all of Grantor's right, title and interest in and to the following described real property, to-wit:

### SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES

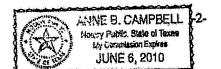
This conveyance, however, is made and accepted subject to the following restrictions, encumbrances, easements, covenants and conditions, relating to the hereinabove described property as the same are filed for record in the County Clerk's Office of Bexar County, Texas, to-wit: None.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto the said Grantee, Grantee's heirs, executors, administrators, successors and/or assigns forever; and Grantor does hereby bind Grantor's heirs, executors, administrators, successors and/or assigns, to WARRANT AND FOREVER DEFEND all and singular the said premises unto the said Grantee, Grantee's heirs, executors, administrators, successors and/or assigns, against every person whomsoever claiming or to claim the same or any part thereof, except as to the reservations from and exceptions to conveyance and warranty.

Current ad valorem taxes on said property having been prorated, the payment thereof is

# Z2016030

assumed by Grantee.	
EXECUTED the 15 day of March, 2009	•
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	MARIA L. DE LA FUENTE
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	ERICA GARCIA
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	MADDE
	JE KEET O
	JOHN DE LA FUENTE
•	
Grantee's Address, And After Recording Return To	P.
Fernando Marin	
928 North Olive Street	
San Antonio, TX 78202	
THE STATE OF TEXAS §	
THE STATE OF TEXAS §  COUNTY OF BEXAR §	
COUNTY OF BEXAR §	. A
	11.44
	d before me on the <u>'</u> day of March, 2009, by
MARIA L. DE LA FUENTE.	_
ANNE B. CAMPBELL	A 1/2 - 1/2
Notary Public State of Texas	VMMB Clumbell
My Commission Explans JUNE 6, 2010	VITALUS COMPINEES
00712.0, 2010	NOTARY PUBLIC STATE OF TIXAS
THE STATE OF TEXAS §	
THE STATE OF TEXAS §  COUNTY OF BEXAR §	
COUNTY OF BEXAR §	. Já
	n XI)
The foregoing instrument was acknowledge	d before me on the W day of March, 2009, by
ERICA GARCIA.	· · · · · · · · · · · · · · · · · · ·



THE STATE OF TEXAS	\$
	<b>§</b>
COUNTY OF BEXAR	8

The foregoing instrument was acknowledged before me on the 13" day of March, 2009, by ALFREDO DE LA FUENTE, JR.



MUB. OWALL
NOTARY PUBLIC STATE OF TEXAS

THE STATE OF TEXAS §
COUNTY OF BEXAR §

The foregoing instrument was acknowledged before me on the 101 day of March, 2009, by JOHN DE LA FUENTE.



Snub. Camponel

# METES AND BOUNDS DESCRIPTION

March 16, 2009

BEING a 0.328-acre tract of land out of the original lot 9, New City Block 531, in the City of San Antonio, Bexar County, Texas, said 0.328-acre tract being known as A12 and being more particularly described as follows:

Beginning at a 1/2" iron rod set at the intersection of the east Right-of-way line of N. Olive St. and the south R.O.W. line of Lamar St. for the northwest corner of said A12 and the northwest corner of the herein described tract.

THENCE N89° 43' 08"E 150.00 feet along the south R.O.W. line of said Lamar to a 2" metal post for the northeast corner of said A12 and the northeast corner of the herein described tract:

THENCE S 00° 22' 39" E 95.74 feet across said Lot 9 and along the west line of said A12 to a pipe found for the southeast corner of said A12 and the southeast corner of the herein described tract:

THENCE N 90° 00'00" W 150.37 feet across said lot 9 and along the south line of said A12 to a 2" metal post found in the east R.O.W. line of said N. Olive St. for the southwest corner of said A12 and the southwest corner of the herein described tract:

THENCE N 00° 09' 31" W 95.00 feet along the east R.O.W. line of said N. Olive St. to the POINT OF BEGINNING.

Doc# 20090047139 # Pages 5 03/17/2009 14:54:37 PM e-Filed & e-Recorded in the Official Public Records of BEXAR COUNTY GERARD RICKHOFF COUNTY CLERK

Fees 28.00

COUNTY OF BEXAR
COUNTY OF BEXAR
This is to Certify that this document
was e-FILED and e-RECORDED in the Official
Public Records of Bexar County, Texas
on this date and time stamped thereon.
03/17/2009 14:54:37 PM
COUNTY CLERK, BEXAR COUNTY TEXAS

