

ORDINANCE 2020-01-16-0024

**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 19, Block 18, NCB 665 from "RM-4 AHOD" Residential Mixed Airport Hazard Overlay District to "IDZ-2 AHOD" Medium Intensity Infill Development Zone Airport Hazard Overlay District with uses permitted for three (3) dwelling units.

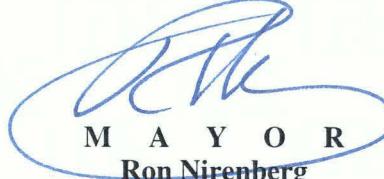
SECTION 2. The City council approves this Infill Development Zone so long as the attached site plan is adhered to. A site plan is attached as **Exhibit "A"** and made a part hereof and incorporated herein for all purposes.

SECTION 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.

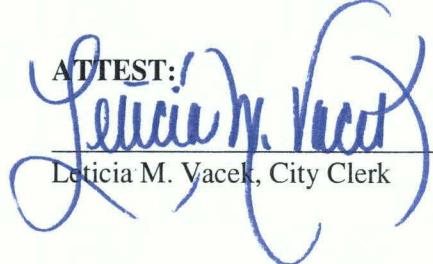
SECTION 4. The Director of Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

SECTION 5. This ordinance shall become effective January 26, 2020.

PASSED AND APPROVED this 16th day of January, 2020.


M A Y O R
Ron Nirenberg

ATTEST:


Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:

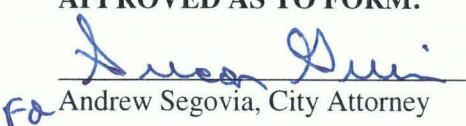

fo Andrew Segovia, City Attorney

EXHIBIT “A”

I, Dennis Karasek, the property owner, I acknowledge that the site plan submitted for the propose of rezoning this property is in accordance with all applicable provisions of the Unified Development Code. Additionally, I understand that the City Council approval of the site plan in conjunction with rezoning case does not relieve me from adherence to any/all City-adopted Codes at the time of plan submittal for building permits.

UNIT #1: 2300SF 2 FLOORS
UNIT#2: 2200SF 2 FLOORS
UNIT#3 2592SF 2 FLOORS

1131 S Mesquite

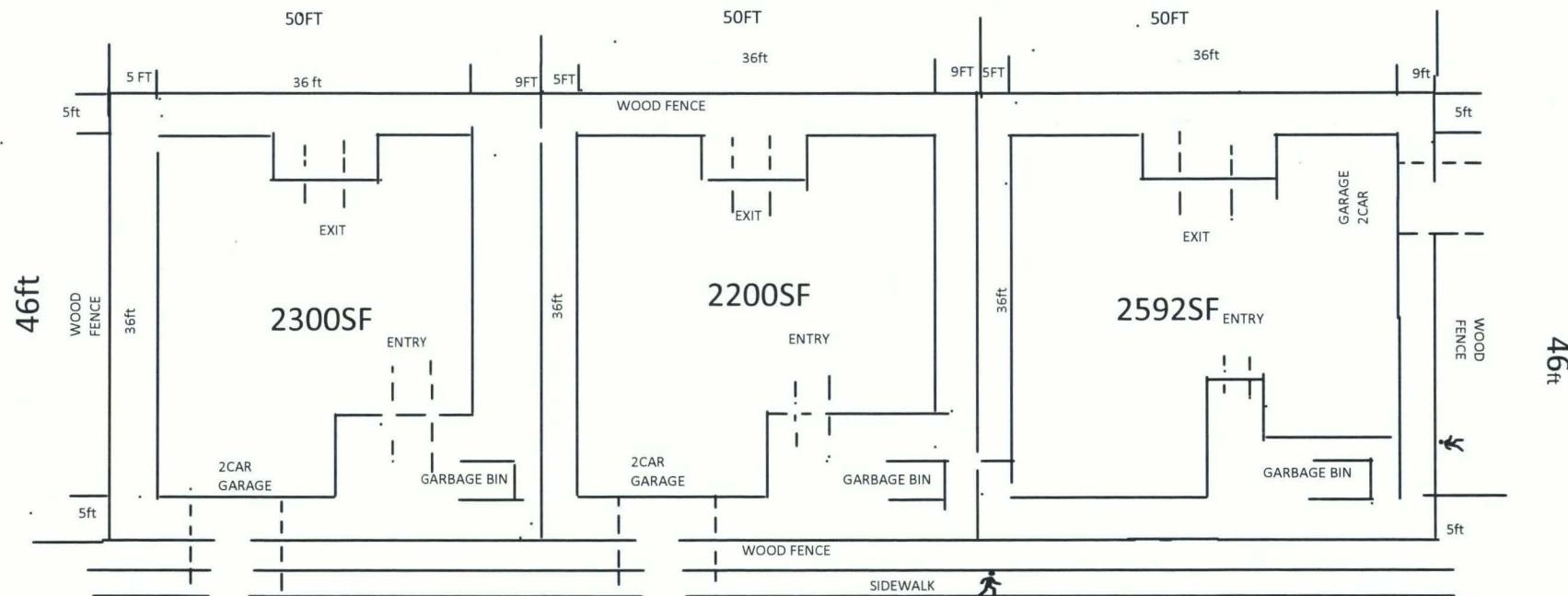
Zoning from: RM-4

Zoning to: IDZ-1 with uses permitted for 3 residential units

Case Z2019-10700263

Lot 19, Block 18, NCB 665

0.1584 Acres



Changing address to FLORIDA ST Unit#1, Unit#2, Unit#3

Exhibit "A"