

ORDINANCE 2020-02-20-0139

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 2 and the south 67.6 feet of Lot 1, Block 2, NCB 2307 from "I-1 AHOD" General Industrial Airport Hazard Overlay District to "C-2 CD AHOD" Commercial Airport Hazard Overlay District with Conditional Use for Auto, Light Truck, and Oversize Vehicle Sales and Storage (Full Service).

SECTION 2. The City Council finds as follows:

- A. The conditional use will not be contrary to the public interest.
- B. The conditional use will not substantially nor permanently injure the appropriate use of adjacent conforming property in the same district.
- C. The conditional use will be in harmony with the spirit and purpose for conditional uses as set forth in Section 35-422, Conditional Zoning, of the Unified Development Code.
- D. The conditional use will not substantially weaken the general purposes of the regulations as set forth in Section 35-422, Conditional Zoning, of the Unified Development Code.
- E. The conditional use will not affect adversely the public health, safety and welfare.

SECTION 3. The City council approves this Conditional Use 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 4. 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 5. The Director of Development Services shall change the zoning records and maps


SG/lj
02/20/2020
Z-17

CASE NO. Z-2019-10700250 CD

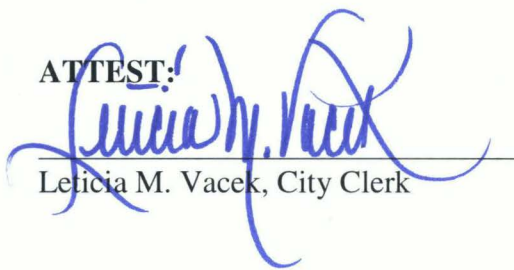
in accordance with this ordinance and the same shall be available and open to the public for inspection.

SECTION 6. This ordinance shall become effective March 1, 2020.


PASSED AND APPROVED this 20th day of February, 2020.


M A Y O R
Ron Nirenberg

ATTEST:


Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:


Andrew Segovia, City Attorney
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City of San Antonio

City Council

February 20, 2020

Item: Z-17

Enactment Number:

File Number: 20-1751

2020-02-20-0139

ZONING CASE Z-2019-10700250 CD (Council District 5): Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District to "C-2 CD AHOD" Commercial Airport Hazard Overlay District with Conditional Use for Auto, Light Truck, and Oversized Vehicle Sales and Storage (Full Service) on Lot 2 and the south 67.6 feet of Lot 1, Block 2, NCB 2307, located at 1406 West Commerce Street. Staff and Zoning Commission recommend Approval.

Councilmember Roberto C. Treviño made a motion to adopt. Councilmember Jada Andrews-Sullivan seconded the motion. The motion passed by the following vote:

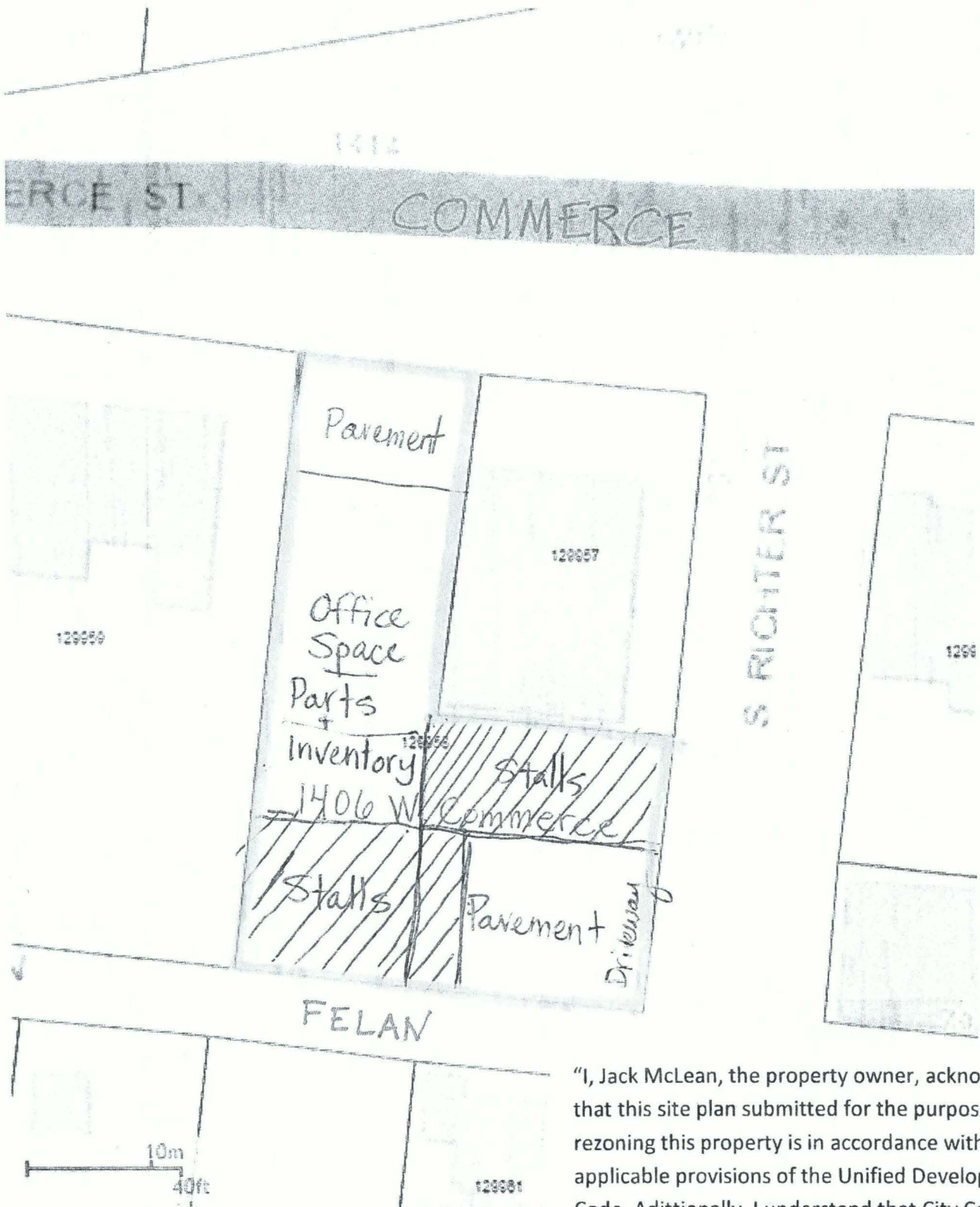
Aye: 10 Nirenberg, Treviño, Andrews-Sullivan, Viagran, Gonzales,
Cabello Havrda, Sandoval, Pelaez, Courage and Perry

Absent: 1 Rocha Garcia

SG/lj
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EXHIBIT "A"

Site Plan for Z-2019-10700250



Current Zoning: I-1

Proposed Zoning: C-2P CD for Auto & Light Truck Repair

Address: 1406 W. Commerce St.

Sq. Ft.: 3040

Acreage: .2650

Exhibit "A"

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