

AN ORDINANCE 2018-11-01-0893

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 2.16 acres out of NCB 15247 from "R-6 MLOD-2 MLR-1 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District and "RM-4 MLOD-2 MLR-1 AHOD" Residential Mixed Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District to "C-2 MLOD-2 MLR-1 AHOD" Commercial Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District.


SECTION 2. A description of the property 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.

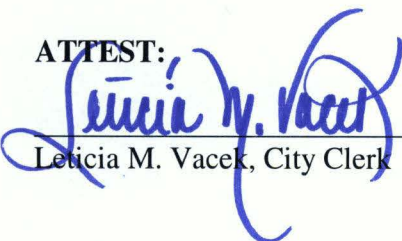
SECTION 4. The Director of Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

SECTION 5. This ordinance shall become effective November 11, 2018.

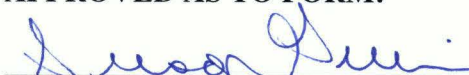
PASSED AND APPROVED this 1st day of November 2018.


M A Y O R
Ron Nirenberg

ATTEST:


Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:


fa Andrew Segovia, City Attorney

Agenda Item:	Z-7 (in consent vote: P-2, Z-3, Z-5, P-3, Z-6, P-4, Z-7, Z-8, P-5, Z-9, Z-10, Z-11)						
Date:	11/01/2018						
Time:	02:35:14 PM						
Vote Type:	Motion to Approve						
Description:	ZONING CASE # Z2018313 (Council District 4): Ordinance amending the Zoning District Boundary from "R-6 MLOD-2 MLR-1 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District and "RM-4 MLOD-2 MLR-1 AHOD" Residential Mixed Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District to "C-2 MLOD-2 MLR-1 AHOD" Commercial Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District on 2.16 acres out of NCB 15247, located at Ray Ellison Boulevard and Five Palms Drive. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 18087)						
Result:	Passed						
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Ron Nirenberg	Mayor		x				
Roberto C. Treviño	District 1		x				x
William Cruz Shaw	District 2	x					
Rebecca Viagran	District 3	x					
Rey Saldaña	District 4		x				
Shirley Gonzales	District 5		x				
Greg Brockhouse	District 6		x				
Ana E. Sandoval	District 7		x				
Manny Pelaez	District 8		x				
John Courage	District 9		x			x	
Clayton H. Perry	District 10		x				

SG/lj
11/01/2018
Item No. Z-7

EXHIBIT “A”



Z2018313

6477 FM 311 | PO BOX 992

SPRING BRANCH, TX 78070

830.228.5788 P | 830.885.2170 F

WWW.MSENGR.COM | TBPLS #10044200

2.16 ACRE TRACT
17MS029 PLAT.DWG

FN NO. 17MS029
AUGUST 2, 2018

FIELDNOTE DESCRIPTION

BEING A 2.16 ACRE TRACT SITUATED IN THE MARIA F. RODRIQUEZ SURVEY NO. 4, ABSTRACT NO. 16, NEW CITY BLOCK 15247, CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN 2.783 ACRES (TRACT 2) CONVEYED TO EMAJO GROUP LLC BY DEED OF RECORD IN VOLUME 17615, PAGE 458 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, SAID 2.16 ACRE TRACT ALSO BEING PROPOSED LOT 1, BLOCK 1, FIVE PALMS SUBDIVISION, A SUBDIVISION NOT YET OF RECORD, SAID 2.16 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING, AT A SET ½ INCH IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" IN THE SOUTHERLY RIGHT-OF-WAY LINE OF RAY ELLISON DRIVE (100' R.O.W.), BEING THE NORTHEASTERLY CORNER OF THAT DRAINAGE R.O.W. AS SHOWN ON LACKLAND CITY SUBDIVISION UNIT 80, A SUBDIVISION OF RECORD IN VOLUME 5870, PAGE 222 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, SAME BEING THE NORTHWESTERLY CORNER OF SAID 2.783 ACRE TRACT AND HEREOF;

THENCE, S 80° 37' 57" E, ALONG THE SOUTHERLY RIGHT-OF-WAY LINE OF RAY ELLISON DRIVE, A DISTANCE OF 238.35 FEET TO A SET ½ INCH IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" AT THE NORTHWESTERLY CURVE RETURN AT THE INTERSECTION OF RAY ELLISON DRIVE WITH THE WESTERLY RIGHT-OF-WAY LINE OF FIVE PALMS DRIVE (60' R.O.W.), FOR THE NORTHEASTERLY CORNER HEREOF;

THENCE, ALONG SAID CURVE RETURN, BEING SOUTHEASTERLY ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90° 13' 14", AN ARC LENGTH OF 39.37 FEET AND A CHORD BEARING S 35° 31' 20" E, A DISTANCE OF 35.42 FEET TO A SET ½ INCH IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" IN THE WESTERLY RIGHT-OF-WAY LINE OF FIVE PALMS DRIVE;

THENCE, ALONG THE WESTERLY RIGHT-OF-WAY LINE OF FIVE PALMS DRIVE, THE FOLLOWING COURSES:

S 09° 21' 34" W, A DISTANCE OF 24.84 FEET TO A FOUND ½ INCH IRON ROD AT A POINT OF CURVATURE;

Exhibit "A"

22618313

SOUTHEASTERLY, ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 430.00 FEET, A CENTRAL ANGLE OF 36° 31' 05", AN ARC LENGTH OF 274.07 FEET AND A CHORD BEARING S 08° 51' 56" E, A DISTANCE OF 269.45 FEET TO A FOUND ½ INCH IRON ROD;

SOUTHEASTERLY, ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 370.00 FEET, A CENTRAL ANGLE OF 03° 48' 26", AN ARC LENGTH OF 24.58 FEET AND A CHORD BEARING S 25° 15' 55" E, A DISTANCE OF 24.58 FEET TO A SET ½ INCH IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" FOR THE SOUTHEASTERLY CORNER HEREOF;

THENCE, N 80° 32' 14" W, LEAVING THE WESTERLY RIGHT-OF-WAY LINE OF FIVE PALMS DRIVE, INTO AND ACROSS SAID 2.783 ACRE TRACT, A DISTANCE OF 361.29 FEET TO A SET ½ INCH IRON ROD WITH YELLOW PLASTIC CAP STAMPED "SHERWOOD SURVEYING" IN THE COMMON BOUNDARY LINE OF SAID DRAINAGE R.O.W., LACKLAND CITY SUBDIVISION UNIT 80 AND SAID 2.783 ACRE TRACT, FOR THE SOUTHWESTERLY CORNER HEREOF;

THENCE, N 09° 18' 58" E, ALONG A PORTION OF THE AFOREMENTIONED COMMON BOUNDARY LINE, A DISTANCE OF 325.48 FEET TO THE **POINT OF BEGINNING**, CONTAINING AN AREA OF 2.16 ACRES OF LAND, MORE OR LESS.

I, MELISSA T. HINTON, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THE PROPERTY DESCRIBED HEREIN WAS DETERMINED FROM A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

A SURVEY EXHIBIT WAS PREPARED ON THIS SAME DATE. BASIS OF BEARING IS NAD 83 TEXAS STATE PLANE COORDINATES, SOUTH CENTRAL ZONE.

SHERWOOD SURVEYING & SUE, LLC
P.O. BOX 992
SPRING BRANCH, TEXAS 78070
TBPLS FIRM #10044200

Melissa T. Hinton 8/2/18
MELISSA T. HINTON DATE
R.P.L.S. #6521 STATE OF TEXAS

