

AN ORDINANCE 2017-08-17-0593

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 5.973 acres out of NCB 11304 and NCB 8785 from "MI-2 S AHOD" Mixed Light Industrial Airport Hazard Overlay District with Specific Use Authorization for a Non-Governmental Airport to "MI-2 S AHOD" Mixed Light Industrial Airport Hazard Overlay District with Specific Use Authorization for a Metal Recycling Facility with outdoor storage and processing.

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. The City Council finds as follows:

- A. The specific use will not be contrary to the public interest.
- B. The specific use will not substantially nor permanently injure the appropriate use of adjacent conforming property in the same district.
- C. The specific use will be in harmony with the spirit and purpose as set forth in Section 35-423, Specific Use Authorization, of the Unified Development Code.
- D. The specific use will not substantially weaken the general purposes or the regulations as set forth in Section 35-423, Specific Use Authorization, of the Unified Development Code.
- E. The specific use will not adversely affect the public health, safety and welfare.

SECTION 4. The City council approves this Specific Use Authorization so long as the attached site plan is adhered to. A site plan is attached as **Exhibit "B"** and made a part hereof and incorporated herein for all purposes.


SECTION 5. 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 6. 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.

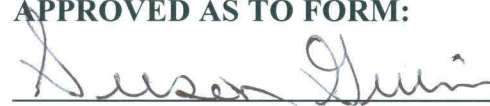
SECTION 7. This ordinance shall become effective the 27th day of August 2017.

PASSED AND APPROVED this 17th day of August 2017.


M A Y O R
For Ron Nirenberg

ATTEST:


Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:


For Andrew Segovia, City Attorney

Agenda Item:	Z-15 (in consent vote: Z-2, P-1, Z-4, Z-5, Z-6, Z-7, Z-9, Z-11, Z-12, Z-14, Z-15, Z-19, Z-21, Z-22)						
Date:	08/17/2017						
Time:	02:13:31 PM						
Vote Type:	Motion to Approve						
Description:	ZONING CASE # Z2017188 S (Council District 5): An Ordinance amending the Zoning District Boundary from "MI-2 S AHOD" Mixed Light Industrial Airport Hazard Overlay District with Specific Use Authorization for a Non-Governmental Airport to "MI-2 S AHOD" Mixed Light Industrial Airport Hazard Overlay District with Specific Use Authorization for a Metal Recycling Facility with outdoor storage and processing on 5.973 acres of NCB 11304 and NCB 8785, located at 438 North Tayman Street. Staff and Zoning Commission recommend Approval.						
Result:	Passed						
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Ron Nirenberg	Mayor		x				
Roberto C. Treviño	District 1		x				
William Cruz Shaw	District 2		x				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
08/17/2017
Item No. Z-15

Exhibit "A"

METES AND BOUNDS

Being 5.975 acres of land, more or less, out of Lot 1, Block 2, N.C.B. 11304, Port Authority of San Antonio, according to the Plat thereof recorded in Volume 9577, Pages 97-106, Deed and Plat Records, Bexar County, Texas, said 5.975 acres being more particularly described by metes and bounds as follows:

COMMENCING at a 1/2 inch iron rod found for the southwest corner of said Lot 1, same being on the northeast Right-of-Way line of Fay Ave. and the **POINT OF COMMENCEMENT**;

THENCE along the northeast Right-of-Way line of said Fay Ave., South 84 degrees 09 minutes 57 seconds East (called South 84 degrees 10 minutes 28 seconds East), a distance of 2637.42 feet to a point on the South line of said Lot 1;

THENCE across said Lot 1, North 05 degrees 50 minutes 03 seconds East, a distance of 1318.01 feet to a 1/2 inch iron rod set for the southwest corner of this 5.975 acres, same being adjacent to Barnett Ave. (per street sign) and Carswell St. (per street sign), same also being the **POINT OF BEGINNING**;

THENCE across and severing, said Lot 1 the following courses and distances:

North 05 degrees 51 minutes 29 seconds East, a distance of 281.46 feet to a 1/2 inch iron rod set for the northwest corner of this 5.975 acres, same being adjacent to said Carswell St. and Lawrence Ave. (per street sign);

South 84 degrees 02 minutes 26 seconds East, a distance of 1040.10 feet to a 1/2 inch iron rod set for the northeast corner of this 5.975 acres, same being adjacent to said Lawrence Ave. and a railroad spur line, same also being the point of curvature of a non-tangent curve to the right;

Along said curve to the right, having a radius of 550.51 feet, an arc length of 434.55 feet, a chord length of 423.35 feet, a chord bearing of South 54 degrees 18 minutes 06 seconds West, and a delta angle of 45 degrees 13 minutes 37 seconds to a 1/2 inch iron rod set for the southeast corner of this 5.975 acres;

North 84 degrees 02 minutes 44 seconds West, a distance of 649.06 feet to the **POINT OF BEGINNING** and containing 5.975 acres of land, more or less.

I hereby certify that these field notes were prepared from an actual survey made on the ground under my supervision and are true and correct to the best of my knowledge and belief. A survey plat of the above described tract prepared this day is hereby attached to and made a part hereof. Bearings shown hereon are based on actual GPS observations, Texas State Plane Coordinates, South Central Zone, Grid.



Mark J. Ewald
Registered Professional Land Surveyor
Texas Registration No. 5095
June 21 2017



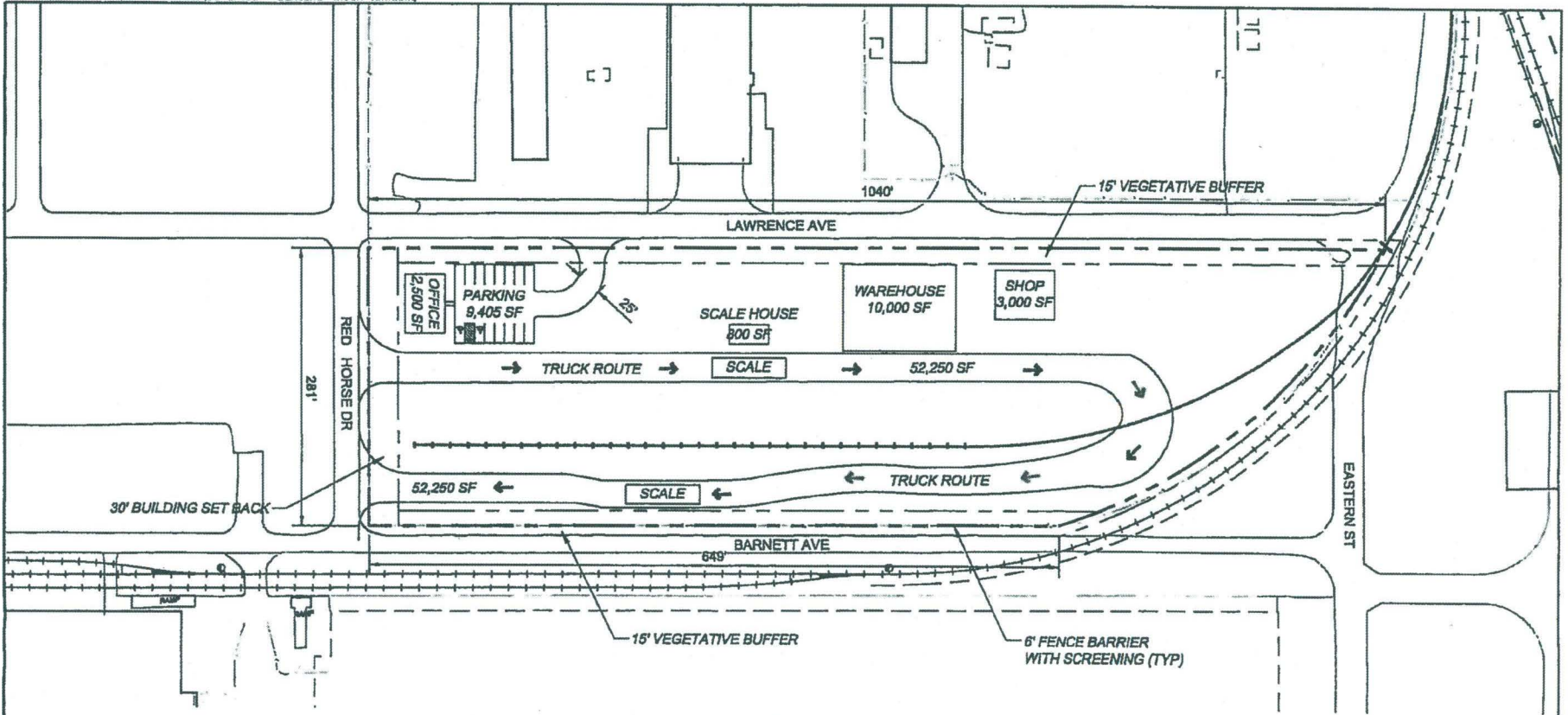
Exhibit "A"

SG/lj
08/17/2017
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Exhibit “B”

Z2017188 S

Date: Jun 23, 2017 12:33pm User ID: Perez, Andrew
File: Y:\CAD Services\Lease Premises\DS-EK16C - DEACERO-TRUCK TURN.dwg



• Existing Use / Zoning : Vacant Lot / MI-2 Proposed Use / Zoning : Metal Recycling Entity / MI-2S

• The following statements: "I Rolan, the property owner, acknowledge that this site plan submitted for the purpose of rezoning the 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 rezoning case does not relieve me from adherence to any/all City adopted Codes at the time of plan submittal for building permits."



907 BILLY MITCHELL BOULEVARD
SAN ANTONIO, TX. 78226. 210.362.7800

EK-16C (5.973 ACRES) DEVELOPMENT SITE



23 JUN 17

LEGEND:

----- PROPERTY LINE

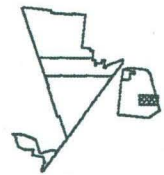


Exhibit "B"

KEYMAP: