

# City of San Antonio



## AGENDA City Council A Session

City Hall Complex  
105 Main Plaza  
San Antonio, Texas 78205

---

**Thursday, August 22, 2019**

**9:00 AM**

**Municipal Plaza Building**

---

The City Council will hold its regular meeting in the Norma S. Rodriguez Council Chamber in the Municipal Plaza Building within the City Hall Complex beginning at 9:00 AM. After the meeting is convened, the City Council may consider the following items no sooner than the designated times, but may consider them at a later time.

**9:00AM: Call to Order**

**2:00PM: Plan Amendments and Zoning Cases**

At any time during the meeting, the City Council may meet in executive session in the "C" Room for consultation with the City Attorney's Office concerning attorney-client matters under Chapter 551 of the Texas Government Code.

Citizens may appear before the City Council to speak for, against, or on any item on this agenda, in accordance with procedural rules governing City Council meetings or applicable state law. Questions relating to these rules may be directed to the Office of the City Clerk at (210) 207-7253.

### **DISABILITY ACCESS STATEMENT**

**This meeting site is wheelchair accessible. The Accessible Entrance is located at the Municipal Plaza Building / Main Plaza Entrance. Auxiliary Aids and Services, including Deaf interpreters, must be requested forty-eight [48] hours prior to the meeting. For assistance, call (210) 207-7268 or 711 Texas Relay Service for the Deaf.**

Intérpretes en español estarán disponibles durante la junta del consejo de la ciudad para los asistentes que lo requieran. También se proveerán intérpretes para los ciudadanos que deseen exponer su punto de vista al consejo de la ciudad. Para más información, llame al (210) 207-7253

For additional information on any item on this agenda, please visit [www.sanantonio.gov](http://www.sanantonio.gov) or call (210) 207-7080.

1. [19-6114](#) Invocation
2. [19-6115](#) Pledge of Allegiance
3. [19-6116](#) Approval of Minutes from the City Council Goal Setting Session of June 21, 2019 and the City Council Special Meeting of June 24, 2019.
4. [19-6117](#) Councilmember Shirley Gonzales will be sworn-in as Mayor Pro-Tem, serving the term August 29, 2019 through November 7, 2019.

**THE FOLLOWING ITEMS MAY BE CONSIDERED AT ANY TIME DURING THE REGULAR COUNCIL MEETING:**

**ACTION ITEMS FOR STAFF BRIEFING**

5. [19-6061](#) Briefing on the status of the Climate Action and Adaptation Plan [Roderick J. Sanchez, Assistant City Manager; Douglas Melnick, Chief Sustainability Officer, Office of Sustainability]

**CONSENT AGENDA**

**Purchase of Services, Supplies and Equipment**

6. [19-5585](#) Ordinance ratifying contracts with Big-Tex Contractors, Ida Ponce, Michael Ramirez, and JR Ramon & Sons, Inc. in the total amount of \$107,706.00 for clearing debris and emergency structural repairs resulting from a storm on June 6, 2019. Funding was provided from the Development Services - Code Enforcement General Fund in the FY 2019 Adopted Budget. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]
7. [19-5434](#) Ordinance approving a contract with D&L Communication Systems, Inc. for the purchase of a video display system at the Alamodome for a total cost of \$1,299,240.00. Funds in the amount of \$279,965.00 are available from the FY 2019 Community and Visitor Facilities Fund and funds in the amount of \$1,019,275.00 are appropriated from the Hotel Occupancy Tax Redemption & Capital Reserve Fund for a total cost of \$1,299,240.00 which will be submitted for reimbursement by the State of Texas Events Trust Fund program. This will amend the FY 2019-2024 Capital Budget. [Ben Gorzell, Chief Financial Officer;

Troy Elliott, Deputy Chief Financial Officer, Finance]

8. [19-5280](#) Ordinance approving the following contracts establishing unit prices for an estimated annual cost of \$347,200.00, with funding from the respective departments' FY 2019 Adopted Budget:
- (A) Cooper Equipment Co. for Etnyre equipment parts;
  - (B) Reliance Truck and Equipment for Wayne Refuse truck body parts;
  - (C) Life Technologies Corporation for 7500 Fast DX equipment services;
  - (D) Johnson Controls, Inc. for chiller maintenance at City Tower;
  - (E) an amendment to the Chemsearch, a division of NCH Corporation, contract for industrial water treatment at City Tower; and
  - (F) an amendment to the EMR Elevator, Inc. contract for elevator and escalator preventive maintenance for City Tower.
- [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

### Capital Improvements

9. [19-5641](#) Ordinance approving an amendment to the Funding Agreement between the Mission Drive-In TIRZ and the City's World Heritage Office for the River-To-Mission Connection Project, located within the World Heritage Buffer Zone at 6701 San Jose Drive for an additional \$100,000.00 in TIRZ funding, for an amount not to exceed \$250,000.00, to be used for public improvements and eligible project costs. [Lori Houston, Assistant City Manager; Verónica Soto, Director, Neighborhood and Housing Services]
10. [19-5648](#) Ordinance approving a Funding Agreement between the Mission Drive-In TIRZ and the City's World Heritage Office for the Mission Road Sidewalk Connectivity Project, located along the World Heritage Trail at the intersection of S.E. Military Drive to 99th Street, north of Runway 14 at Stinson Municipal Airport for an amount not to exceed \$1,131,305.00, for public improvements and eligible project costs and approving the Amended Project Plan and Finance Plan. [Lori Houston, Assistant City Manager; Verónica Soto, Director, Neighborhood and Housing Services]
11. [19-5636](#) Ordinance approving a task order to a Job Order Contract for a tree installation initiative in the Woodlawn Lake area, including the Woodlawn Lake, Jefferson and Monticello Park neighborhoods in an

amount not to exceed \$250,000.00 payable to Sabinal Group; and appropriating funds from the FY 2019 Tree Canopy Preservation and Mitigation Fund. [Colleen M. Bridger, MPH, PhD, Assistant City Manager; Homer Garcia III, Interim Director, Parks & Recreation]

12. [19-5635](#) Ordinance approving a Labor and Material Contract to Dorazio Enterprises, Inc. for asphalt work in San Antonio parks for an estimated amount of \$2,018,180.00 for a duration of up to three years, as needed with funding from the annual adopted budget approved by City Council. [Colleen M. Bridger, MPH, PhD, Assistant City Manager; Homer Garcia III, Interim Director, Parks and Recreation]
13. [19-5637](#) Ordinance approving two task orders to Job Order Contracts for improvements to the Westside Creeks Linear Greenway Trail Systems, one for the Lower Apache Creek Linear Greenway Trail tree and irrigation installation for an amount not to exceed \$350,000.00 payable to Alpha Building Corporation, and one for the Martinez Creek Linear Greenway Trail tree and irrigation installation for an amount not to exceed \$600,000.00 payable to LMC Corporation and appropriating funds from the FY 2019 Tree Canopy Preservation and Mitigation Fund. [Colleen M. Bridger, MPH, PhD, Assistant City Manager; Homer Garcia III, Interim Director, Parks & Recreation]
14. [19-4300](#) Ordinance approving a construction contract in the amount of \$938,848.51 to All In Construction, L.L.C. for the N. Ellison Drive at Wiseman Boulevard Intersection Improvement Project, a FY 2018 Advanced Transportation District funded project. Funding of \$638,848.51 is available from the FY 2019 Advanced Transportation District's budget and funding of \$300,000.00 is available from previously authorized Certificates of Obligation. [Roderick Sanchez, Assistant City Manager; Razi Hosseini, Interim Director, Transportation & Capital Improvements]
15. [19-5274](#) Ordinance approving an Advanced Funding Agreement with the Texas Department of Transportation (TxDOT); accepting reimbursement in an amount not to exceed \$8,712,000.00 from TxDOT for construction-related expenses; and approving payment in an amount not to exceed \$114,394.00 to TxDOT for administrative oversight of federal funds for Presa Road Complete Streets, a S. Presa Street (S.E. Military Drive to Southcross Boulevard) 2017-2022 Bond and federally funded project. [Roderick Sanchez, Assistant City Manager; Razi

Hosseini, Interim Director, Transportation & Capital Improvements]

16. [19-5446](#) Ordinance approving a construction contract to E-Z Bel Construction, LLC in the amount of \$5,271,945.25 of which \$1,191,094.95 will be reimbursed by San Antonio Water System (SAWS) and \$198,797.80 will be reimbursed by CPS Energy for the South Pine Street/Greer Street Phase 1 Project, a 2017 Bond funded project. [Roderick Sanchez, Assistant City Manager; Razi Hosseini, Interim Director, Transportation & Capital Improvements]
17. [19-5660](#) Ordinance revising the Advanced Funding Agreement with the Texas Department of Transportation (TxDOT) previously authorized by Ordinance 2019-01-31-0100; accepting reimbursement in an amount not to exceed \$968,000.00 from TxDOT for construction-related expenses; and approving payment in the amount not to exceed \$12,166.00 to TxDOT for administrative oversight of federal funds for the Judson Road Sidewalks Project, funded by previously authorized Certificates of Obligation and federal funds. [Roderick Sanchez, Assistant City Manager; Razi Hosseini, Interim Director, Transportation & Capital Improvements]

#### **Acquisition, Sale or Lease of Real Property**

18. [19-5663](#) Ordinance extending three antenna license agreements with Alpha Media LLC, a Delaware limited liability company and San Antonio RadioWorks, LLC effective September 1, 2019 through August 31, 2024 for a total \$423,938.70 in license fees to be deposited into the General Fund. [Lori Houston, Assistant City Manager; John Jacks, Director, Center City Development & Operations]
19. [19-5682](#) Ordinance approving a lease with Brandy Ann Garcia d/b/a B.Link for Building 1 in La Villita effective September 1, 2019 through August 31, 2023. All revenue from this lease agreement will be deposited into the General Fund. [Lori Houston, Assistant City Manager; John Jacks, Director, Center City Development & Operations]

#### **Grant Applications and Awards**

20. [19-4788](#) Ordinance approving the submission and acceptance upon award of a 2019 Urban Area Security Initiative Grant Program for an amount up to \$2,730,000.00 and a personnel complement of 4 positions. [Maria Villagomez, Deputy City Manager; Charles N. Hood, Fire Chief]

**Boards, Commissions and Committee Appointments**

21. [19-6119](#) Approving the following Board, Commission and Committee appointments for the remainder of unexpired terms to expire May 31, 2021 or for the terms shown below. Appointments are effective immediately if eight affirmative votes received, or ten days after appointment if passed with less than eight affirmative votes. [Leticia M. Vacek, City Clerk]

A) Appointing Gabriel Quintero Velasquez (District 3) to the Historic and Design Review Committee.

**Miscellaneous**

22. [19-4443](#) Ordinance approving the Second Amendment to the Revised and Restated License Agreement with UTSA for UTSA Intercollegiate Football Games hosted at the Alamodome. Revenues collected by this amendment will be deposited in the Community & Visitors Facilities Fund. [Carlos Contreras, Assistant City Manager; Patricia Muzquiz Cantor, Director, Convention & Sports Facilities]
23. [19-5991](#) Ordinance approving the renaming of "Bur Bluff" to "Burr Bluff", generally located southwest of Chestnut Crossing. [Roderick J. Sanchez, Assistant City Manager; Michael Shannon, Director, Development Services]
24. [19-6024](#) Ordinance extending line-of-duty injury leave for San Antonio Fire Department Fire Engineer Frederick Johnson. [Maria Villagomez, Deputy City Manager; Charles N. Hood, Fire Chief]
25. [19-5363](#) Resolution of No Objection for St. John's Square Apartments, LP's application to the Texas Department of Housing and Community Affairs for the Non-Competitive 4% Housing Tax Credits program for the construction of St. John's Square Apartments, a 251 unit affordable multi-family rental housing development, located at 422 E. Nueva Street in City Council District 1. [Lori Houston, Assistant City Manager; Verónica R. Soto, Director, Neighborhood and Housing Services]

**Annexation**

26. [19-5639](#) Ordinance extending the City limits by full purpose annexation of a 52.48 acre property located at 11000 Fischer Road, which is contiguous to the City limits of San Antonio and located within the City of San Antonio's Extraterritorial Jurisdiction (ETJ) in southwest Bexar County, as requested by the property owner, Maruchan Texas, Inc., approving a Service Agreement, and establishing an effective date of August 22, 2019. [Lori Houston, Assistant City Manager; Bridgett White, Director, Planning Department]
27. [19-5640](#) Ordinance extending the City limits by full purpose annexation of a 2.51 acre property located at 10440 Quintana Road, which is contiguous to the city limits of San Antonio and located within the City of San Antonio's Extraterritorial Jurisdiction (ETJ) in southwest Bexar County, as requested by the property owner, approving a Service Agreement, and establishing an effective date of August 22, 2019, near City Council District 4. [Lori Houston, Assistant City Manager; Bridgett White, Director, Planning Department]
- P-1. [19-5630](#) PLAN AMENDMENT CASE # PA-2019-11600048 (Council District 4): Ordinance amending the United Southwest Communities Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Regional Commercial" to "Light Industrial" on Lot 3, Block 2, CB 4301A and from "Regional Commercial" to "Public/Institutional" on Lot 4, Block 2, CB 4301A, located at 11000 Fischer Road. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z-2019-10700175)
- Z-1. [19-5632](#) ZONING CASE Z-2019-10700175 (Council District 4): Assigning zoning to property located Outside the City Limits to "I-1 MLOD-2 MLR-1 AHOD" General Industrial Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District on Lots 3 and 4, Block 2, CB 4301A, located at 11000 Fischer Road. Staff and Zoning Commission recommend Approval, pending the Plan Amendment. (Associated Plan Amendment PA-2019-11600048)

### City Manager's Report

28. [19-6118](#) City Manager's Report

**THE CITY COUNCIL WILL RECESS FOR LUNCH AT NOON AND RECONVENE TO CONSIDER ANY UNFINISHED COUNCIL BUSINESS**

**2:00 P.M. TIME CERTAIN ITEMS (may be heard after this time): Public Hearing and Consideration of the following Adoption and Amendments of the Neighborhood, Community and Perimeter Plans as Components of the Master Plan and Zoning Cases. Plan amendments and Zoning cases presented by Roderick Sanchez, Assistant City Manager; Michael Shannon, Director, Development Services.**

- 29.**     [19-6074](#)     ALCOHOL VARIANCE # AV2019010 (Council District 8): Ordinance waiving the application requirements of City Code 4-6 and granting a variance to Iitamic, Incorporated for a Convenience Store and Gas Station (Q-Mart) by authorizing the sale of alcoholic beverages on Lot 5, NCB 14445, located at 9100 West Interstate Highway 10 for off-premise consumption within three-hundred (300) feet of Pre-K for SA North Campus, a public education institution.
- P-2.**     [19-5484](#)     PLAN AMENDMENT CASE PA-2019-11600015 (Council District 1): Ordinance amending the North Central Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Neighborhood Commercial" to "Mixed Use" on Lot 2, NCB 9200, located at 4415 San Pedro Avenue. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z-2019-10700046)
- Z-2.**     [19-5481](#)     ZONING CASE Z-2019-10700046 (Council District 1): Ordinance amending the Zoning District Boundary from "C-3 AHOD" General Commercial Airport Hazard Overlay District to "IDZ-3 AHOD" High Intensity Infill Development Zone Airport Hazard Overlay District with uses permitted for multi-family not to exceed 75 total units and Motor Vehicle Sales (Full Service) on Lot 2, NCB 9200, located at 4415 San Pedro Avenue. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment PA-2019-11600015)
- P-3.**     [19-6023](#)     PLAN AMENDMENT CASE PA-2019-11600028 (Council District 1): Ordinance amending the Greater Dellview Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Low Density Residential" to "Neighborhood Commercial" on Lot 12 and Lot 13, Block 106, NCB 7221, located at 907 and 911 Clower Street. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2019-10700104)
- Z-3.**     [19-6011](#)     ZONING CASE Z-2019-10700104 (Council District 1): Ordinance amending the Zoning District Boundary from "R-4 AHOD" Residential



Single-Family Airport Hazard Overlay District to "C-1 AHOD" Light Commercial Airport Hazard Overlay District on Lot 12 and Lot 13, Block 106, NCB 7221, located at 907 and 911 Clower Street. Staff and Zoning Commission recommend Approval. (Associated Plan Amendment PA-2019-11600028)

- Z-4.**    [19-6010](#)    ZONING CASE Z-2019-10700110 CD (Council District 1): Ordinance amending the Zoning District Boundary from "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District to "R-5 CD AHOD" Residential Single-Family Airport Hazard Overlay District with a Conditional Use for three (3) residential units on Lot 65, NCB 11890, located at 367 Everest Avenue. Staff and Zoning Commission recommend Approval.
- Z-5.**    [19-5961](#)    ZONING CASE Z-2019-10700129 (Council District 1): Ordinance amending the Zoning District Boundary from "MF-33 HL AHOD" Multi-Family Historic Landmark Airport Hazard Overlay District to "MF-33 AHOD" Multi-Family Airport Hazard Overlay District on the north 165.5 feet of the west 50 feet of Lot 11, Block 30, NCB 329, located at 319 East Evergreen Street. Staff and Zoning Commission recommend Approval.
- Z-6.**    [19-5972](#)    ZONING CASE Z-2019-10700131 (Council District 1): Ordinance amending the Zoning District Boundary from "IDZ-3 H AHOD" High Intensity Infill Development Zone Lavaca Historic Airport Hazard Overlay District with uses permitted in "C-2" Commercial District and Multi-Family uses not to exceed 73 units to "IDZ-3 H AHOD" High Intensity Infill Development Zone Lavaca Historic Airport Hazard Overlay District with uses permitted in "C-2" Commercial District and Multi-Family uses not to exceed 90 units on Lot 29, Block 8, NCB 708, located at 600 East Cesar Chavez Boulevard. Staff and Zoning Commission recommend Approval.
- P-4.**    [19-6071](#)    PLAN AMENDMENT CASE PA-2019-11600038 (Council District 1): Ordinance amending the North Central Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Low Density Residential" to "Medium Density Residential" on Lot 19, Lot 23 and Lot 24, Block 20, NCB 13035, located at 1006 Chulie Street, 1010 Chulie Street and 707 Rexford. Staff recommends Denial. Planning Commission recommends Approval. (Associated Zoning Case Z-2019-10700142)

- Z-7.** [19-6073](#) ZONING CASE Z-2019-10700142 (Council District 1): Ordinance amending the Zoning District Boundary from "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District to "IDZ-2 AHOD" Medium Intensity Infill Development Zone Airport Hazard Overlay District with uses permitted for ten (10) residential units on Lot 19, Lot 23 and Lot 24, Block 20, NCB 13035, located at 1006 Chulie Drive, 1010 Chulie Drive and 707 Rexford. Staff recommends Denial. Zoning Commission recommends Approval. (Associated Plan Amendment PA-2019-11600038)
- Z-8.** [19-5946](#) ZONING CASE Z-2019-10700123 (Council District 2): Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District to "IDZ-3 AHOD" High Intensity Infill Development Zone Airport Hazard Overlay District with Uses Permitted in "C-3" General Commercial District on 0.9379 acres out of NCB 656, located at 533 Delaware Street. Staff and Zoning Commission recommend Approval.
- Z-9.** [19-6057](#) ZONING CASE Z-2019-10700135 S (Council District 2): Ordinance amending the Zoning District Boundary from "AE-1 AHOD" Arts and Entertainment Airport Hazard Overlay District to "AE-1 S AHOD" Arts and Entertainment Airport Hazard Overlay District with a Specific Use Authorization for Electronic Equipment Repairs on Lots 6-7, and the east 45.84 feet of Lot 8, Block 109, NCB 1386, located at 1730 East Commerce Street. Staff and Zoning Commission recommend Approval.
- Z-10.** [19-6058](#) ZONING CASE Z-2019-10700137 (Council District 2): Ordinance amending the Zoning District Boundary from "C-2 AHOD" Commercial Airport Hazard Overlay District and "O-1 AHOD" Office Airport Hazard Overlay District to "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District on Lot P-6A, P-6B, Lot P-6C, Lot P-6D and P-6E, NCB 16555, located in the 6600 to 6700 Block of North Graytown Road. Staff and Zoning Commission recommend Approval.
- Z-11.** [19-6063](#) ZONING CASE Z-2019-10700138 (Council District 2): Ordinance amending the Zoning District Boundary from "MF-18 MLOD-3 MLR-2 AHOD" Limited Density Multi-Family Martindale Army Airfield Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to "C-2 MLOD-3 MLR-2 AHOD"

Commercial Martindale Army Airfield Military Lighting Overlay  
Military Lighting Region 2 Airport Hazard Overlay District on Lot 2,  
Block 15, NCB 1295, located at 2004 Interstate Highway 35 North.  
Staff and Zoning Commission recommend Approval.

- P-5.** [19-6081](#) PLAN AMENDMENT CASE PA-2019-11600047 (Council District 2): Ordinance amending the Government Hill Neighborhood Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from “Low Density Residential” to "High Density Residential" on Lot 18, Block 6, NCB 1277, located at 1923 North Interstate 35. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z-2019-10700172)
- Z-12.** [19-6000](#) ZONING CASE Z-2019-10700172 (Council District 2): Ordinance amending the Zoning District Boundary from “R-5 MLOD-3 MLR-2 AHOD” Residential Single-Family Martindale Army Airfield Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to "MF-40 MLOD-3 MLR-2 AHOD" Multi-Family Martindale Army Airfield Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District on Lot 18, Block 6, NCB 1277, located at 1923 North Interstate 35. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment PA-2019-11600047)
- Z-13.** [19-5950](#) ZONING CASE Z-2019-10700127 (Council District 3): Ordinance amending the Zoning District Boundary from "R-5 MLOD-3 MLR-2" Residential Single-Family Martindale Army Airfield Military Lighting Overlay Military Lighting Region 2 District and "I-1 MLOD-3 MLR-2" General Industrial Martindale Army Airfield Military Lighting Overlay Military Lighting Region 2 District to "R-4 MLOD-3 MLR-2" Residential Single-Family Martindale Army Airfield Military Lighting Overlay Military Lighting Region 2 District on 88.78 acres out of NCB 10843 and NCB 10844, located in the 3500-3600 block of South W.W. White Road. Staff and Zoning Commission recommend Approval.
- P-6.** [19-2523](#) PLAN AMENDMENT CASE PA-2019-11600002 (Council District 4): Ordinance amending the Heritage South Sector Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from “Low Density Residential” and “Agribusiness/RIMSE Tier” to “General Urban Tier” on 131.565 acres out of CB 4301 and

“Regional Center” on 3.527 acres out of CB 4301, located at 11893 Fischer Road. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z-2019-10700014)

- Z-14.** [19-2522](#) ZONING CASE Z-2019-10700014 (Council District 4): Ordinance amending the Zoning District Boundary from “MI-1 S MLOD-2 MLR-2 AHOD” Mixed Light Industrial Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District with Specific Use Authorization for a Fairground and/or Stadium and “MI-1 MLOD-2 MLR-2 AHOD” Mixed Light Industrial Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to “R-4 MLOD-2 MLR-2 AHOD” Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District on 122.092 acres, “C-3 MLOD-2 MLR-2 AHOD” General Commercial Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District on 3.527 acres and “MF-33 MLOD-2 MLR-2 AHOD” Multi-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District on 9.473 acres, on 135.092 acres out of CB 4301, located at 11893 Fischer Road. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment PA2019-11600002)
- Z-15.** [19-5960](#) ZONING CASE Z-2019-10700128 (Council District 4): Ordinance amending the Zoning District Boundary from “C-2 MLOD-2 MLR-2 AHOD” Commercial Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to “R-4 MLOD-2 MLR-2 AHOD” Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District on Lot P-14 and Lot P-15, NCB 15069, located at 10357 State Highway 16 South. Staff and Zoning Commission recommend Approval.
- Z-16.** [19-5483](#) ZONING CASE Z-2019-10700050 (Council District 5): Ordinance amending the Zoning District Boundary from “MF-33 MLOD-2 MLR-2 AHOD” Multi-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to “IDZ-3 MLOD-2 MLR-2 AHOD” High Intensity Infill Development Zone Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District for multi-family uses not to exceed 90 total units and Non-Commercial Parking Lot on 0.355 acres out of NCB 2415, 0.680 acres out of NCB 2416, 0.191 acres out of NCB 2417,

1.226 acres out of NCB 2439, Lot 16, Lot 17, and Lot 18, Block 2, NCB 2440, located at 1013, 1014, 1015, 1018, 1019, 1021, 1022, 1023, 1101, 1102, 1107, 1114, 1121, 1201 El Paso Street, 210, 214, 316, 318, and 322 Torreon Street, and 803 South Colorado Street. Staff and Zoning Commission recommend Approval.

- Z-17.** [19-6045](#) ZONING CASE Z-2019-10700094 (Council District 5): Ordinance amending the Zoning District Boundary from "R-6 CD AHOD" Residential Single-Family Airport Hazard Overlay District with Conditional Use for an Appliance Store to "IDZ-1 AHOD" Limited Intensity Infill Development Zone Airport Hazard Overlay District with uses permitted for five (5) residential dwelling units on 0.33 acres out of NCB 2587, located at 150 Lone Star Boulevard. Staff and Zoning Commission recommend Approval.
- Z-18.** [19-6046](#) ZONING CASE Z-2019-10700097 CD (Council District 5): Ordinance amending the Zoning District Boundary from "I-1 MLOD-2 MLR-2 AHOD" General Industrial Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to "C-2 CD MLOD-2 MLR-2 AHOD" Commercial Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District with Conditional Use for Auto Vehicle Sales on Lot 5, Block 3, NCB 2312, located at 1918 West Commerce. Staff recommends Approval. Zoning Commission recommends Denial.
- Z-19.** [19-5948](#) ZONING CASE Z-2019-10700124 (Council District 5): Ordinance amending the Zoning District Boundary from "C-2NA RIO-4 MC-1 AHOD" Commercial Nonalcoholic Sales River Improvement Overlay Roosevelt Avenue Metropolitan Corridor Airport Hazard Overlay District to "IDZ-2 RIO-4 MC-1 AHOD" Medium Intensity Infill Development Zone River Improvement Overlay Roosevelt Avenue Metropolitan Corridor Airport Hazard Overlay District with uses permitted in "C-2" Commercial District, Food Product Wholesale and Storage, and Wine Storage on Lot 3, Block 1, NCB 2987, located at 1112 Roosevelt Avenue. Staff and Zoning Commission recommend Approval.
- Z-20.** [19-6054](#) ZONING CASE Z-2019-10700132 (Council District 5): Ordinance amending the Zoning District Boundary from "R-4 MLOD-2 MLR-2 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to "R-2

MLOD-2 MLR-2 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District on Lot 13, NCB 6742, located at 211 West Zavalla Street. Staff and Zoning Commission recommend Approval.

- P-7.** [19-6055](#) PLAN AMENDMENT CASE PA-2019-11600036 (Council District 5): Ordinance amending the Nogalitos/ South Zarzamora Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Low Density Residential" to "Medium Density Residential" on Lot 1 and Lot 2, Block 9, NCB 8965, located at 868 Keats Avenue. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z-2019-10700134 CD)
- Z-21.** [19-6056](#) ZONING CASE Z-2019-10700134 CD (Council District 5): Ordinance amending the Zoning District Boundary from "R-5 MLOD-2 MLR-2 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to "RM-6 CD MLOD-2 MLR-2 AHOD" Residential Mixed Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District with Conditional Use for a Professional Office on Lot 1 and Lot 2, Block 9, NCB 8965, located at 868 Keats Avenue. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment Case PA-2019-11600036)
- Z-22.** [19-6067](#) ZONING CASE Z-2019-10700141 (Council District 5): Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District to "IDZ-3 AHOD" High Intensity Infill Development Zone Airport Hazard Overlay District with uses permitted in "C-3" General Commercial District on Lot 1-5, Block 3, NCB 2308, located at 1500 West Commerce Street. Staff and Zoning Commission recommend Approval.
- Z-23.** [19-5166](#) ZONING CASE Z2018334 (Council District 7): Ordinance amending the Zoning District Boundary from "R-6" Residential Single-Family District, "R-20" Residential Single-Family District, and "RE" Residential Estate District to "MF-18" Limited Density Multi-Family District on 3.413 acres out of NCB 14653, located at 5917 Whitby Road. Staff and Zoning Commission recommend Approval. (Continued from June 20, 2019)

**ADJOURNMENT**

6:00 P.M. – If the Council has not yet adjourned, the presiding officer shall entertain a motion to continue the council meeting, postpone the remaining items to the next council meeting date, or recess and reconvene the meeting at a specified time on the following day.