

AN ORDINANCE **2016-11-03-0869**

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 88.719 acres out of NCB 18087 from "FBZ AHOD" Form Base Zone Airport Hazard Overlay District and "MI-1 AHOD" Mixed Light Industrial Airport Hazard Overlay District to "R-5 AHOD" Residential Single-Family 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 the 13th day of November 2016.

PASSED AND APPROVED this 3rd day of November 2016.

M A Y O R
Ivy R. Taylor

ATTEST:

Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:

Susan Davis
City Attorney
For

Agenda Item:	Z-7 (in consent vote: 22, Z-1, Z-2, Z-4, Z-5, Z-6, P-2, Z-7, Z-9, Z-11, P-4, Z-12, Z-13, P-5, Z-14, P-6, Z-15)						
Date:	11/03/2016						
Time:	02:05:58 PM						
Vote Type:	Motion to Approve						
Description:	ZONING CASE # Z2016246 (Council District 4): An Ordinance amending the Zoning District Boundary from "FBZ AHOD" Form Base Zone Airport Hazard Overlay District and "MI-1" Mixed Light Industrial Airport Hazard Overlay District to "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District on 88.719 out of NCB 18087, located at 13527 Southwest Loop 410. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 16072)						
Result:	Passed						
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Ivy R. Taylor	Mayor		x				
Roberto C. Treviño	District 1		x				
Alan Warrick	District 2		x				
Rebecca Viagran	District 3		x				
Rey Saldaña	District 4		x				
Shirley Gonzales	District 5		x				
Ray Lopez	District 6		x				
Cris Medina	District 7		x			x	
Ron Nirenberg	District 8	x					
Joe Krier	District 9		x				x
Michael Gallagher	District 10		x				

LEGAL DESCRIPTION
88.719 ACRES
OF LAND

88.719 acres of land located in the Charles Tenniss Survey No. 50, Abstract No. 747, N.C.B. 18087, City of San Antonio, Bexar County, Texas and being a portion of that certain called 127.9 acres tract conveyed to Rancho de la Sonrisa, LLC, as described in Volume 13905, Page 533, Official Public Records of Real Property of Bexar County, Texas; said 88.719 acres being more particularly described as follows:

COMMENCING, at a set ½ inch iron rod with KHA cap, located in the southerly right of way line of IH Loop 410 Southwest (Loop 410) and marking the northeasterly corner of the said 127.9 acre tract;

THENCE, North 82deg 48' 40" West, along the southerly right of way line of said Loop 410, a distance of 263.98 feet, to a found TxDOT concrete monument with aluminum cap;

THENCE, South 89deg 35' 37" West, continuing along the southerly right of way line of said Loop 410, a distance of 517.37 feet, to a set ½ inch iron rod with KHA cap, for the **POINT OF BEGINNING** of the herein described tract of land;

THENCE, leaving the southerly right of way line of said Loop 410 and into the said 127.9 acre tract, the following courses:

South 00deg 24' 23" East, a distance of 1100.00 feet, to a set ½ inch iron rod with KHA cap;

North 89deg 35' 37" East, a distance of 778.70 feet, to a set ½ inch iron rod with KHA cap located in the easterly line of the said 127.9 acre tract;

THENCE, along the easterly line of the said 127.9 acre tract, the following courses;

South 00deg 23' 18" East, a distance of 162.04 feet, to a set ½ inch iron rod with KHA cap;

South 00deg 23' 18" East, a distance of 268.04 feet, to a set ½ inch iron rod with KHA cap;

South 00deg 23' 18" East, a distance of 1834.95 feet, to a set ½ inch iron rod with KHA cap marking the southeasterly corner of the said 127.9 acre tract;

THENCE, South 83deg 39' 28" West, along the southerly line of the said 127.9 acre tract, a distance of 1625.48 feet, to a set ½ inch iron rod with KHA cap marking the southwesterly corner of the said 127.9 acre tract;

THENCE, North 00deg 24' 16" West, along the westerly line of the said 127.9 acre tract, a distance of 2433.13 feet, to a set ½ inch iron rod with KHA cap;

THENCE, leaving the westerly line of the said 127.9 acre tract and into the said 127.9 acre tract, the following courses:

North 89deg 35' 37" East, a distance of 778.70 feet, to a set ½ inch iron rod with KHA cap;

North 00deg 24' 23" West, a distance of 1100.00 feet, to a set ½ inch iron rod with KHA cap located in the southerly right of way line of said Loop 410;

THENCE, North 89deg 35' 37" East, along the southerly right of way line of said Loop 410, a distance of 60.00 feet, to the **POINT OF BEGINNING** and containing 88.719 acres (3,864,618 square feet) of land, more or less.

Basis of Bearings: Texas Coordinate System, South Central Zone (Zone 4204), NAD 83 datum.

James W Russell
10/27/16

James W. Russell
Registered Professional Land Surveyor No. 4230
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TBPLS Firm No. 10193973

