

THIS IS A PROPOSED DRAFT AND WILL BE REPLACED BY THE FINAL, SIGNED ORDINANCE OR RESOLUTION ADOPTED BY THE CITY COUNCIL.

AN ORDINANCE

AMENDING THE LAND USE PLAN CONTAINED IN THE HERITAGE SOUTH SECTOR PLAN, A COMPONENT OF THE COMPREHENSIVE MASTER PLAN OF THE CITY, BY CHANGING THE USE OF APPROXIMATELY 14.42 ACRES OF LAND GENERALLY LOCATED IN THE 13000 BLOCK OF SOMERSET ROAD LEGALLY DESCRIBED AS 14.42 ACRES OUT OF CB 4300 FROM "SUBURBAN TIER" TO "GENERAL URBAN TIER."

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WHEREAS, the Heritage South Sector Plan was adopted on September 16, 2010 by City Council as a component of the City's Comprehensive Master Plan adopted May 29, 1997; and

WHEREAS, the Unified Development Code requires consistency between zoning and the Comprehensive Master Plan and Section 213.003 of the TEXAS LOCAL GOVERNMENT CODE allows amendment of the Comprehensive Master Plan following a public hearing and review by the Planning Commission; and

WHEREAS, a public hearing was held on December 16, 2020 by the Planning Commission allowing all interested citizens to be heard; and

WHEREAS, the San Antonio City Council has considered the effect of this amendment to the Comprehensive Master Plan of the City and has determined that it conforms to the approval criteria set forth in the Unified Development Code §35-420, Comprehensive, Neighborhood, Community, and Perimeter Plans; **NOW THEREFORE;**

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. The Heritage South Sector Plan, a component of the Comprehensive Master Plan of the City, is hereby amended by changing the use of approximately 14.42 acres of land generally located in the 13000 block of Somerset Road, legally described as 14.42 acres out of CB 4300, from "Suburban Tier" to "General Urban Tier." All portions of land mentioned are depicted in **Attachments "I"** attached hereto and incorporated herein for all purposes.

SECTION 2. This ordinance shall take effect {Effective Date}.

PASSED AND APPROVED on this {Day of Month} day of {Month & Year}.

M A Y O R
Ron Nirenberg

ATTEST:

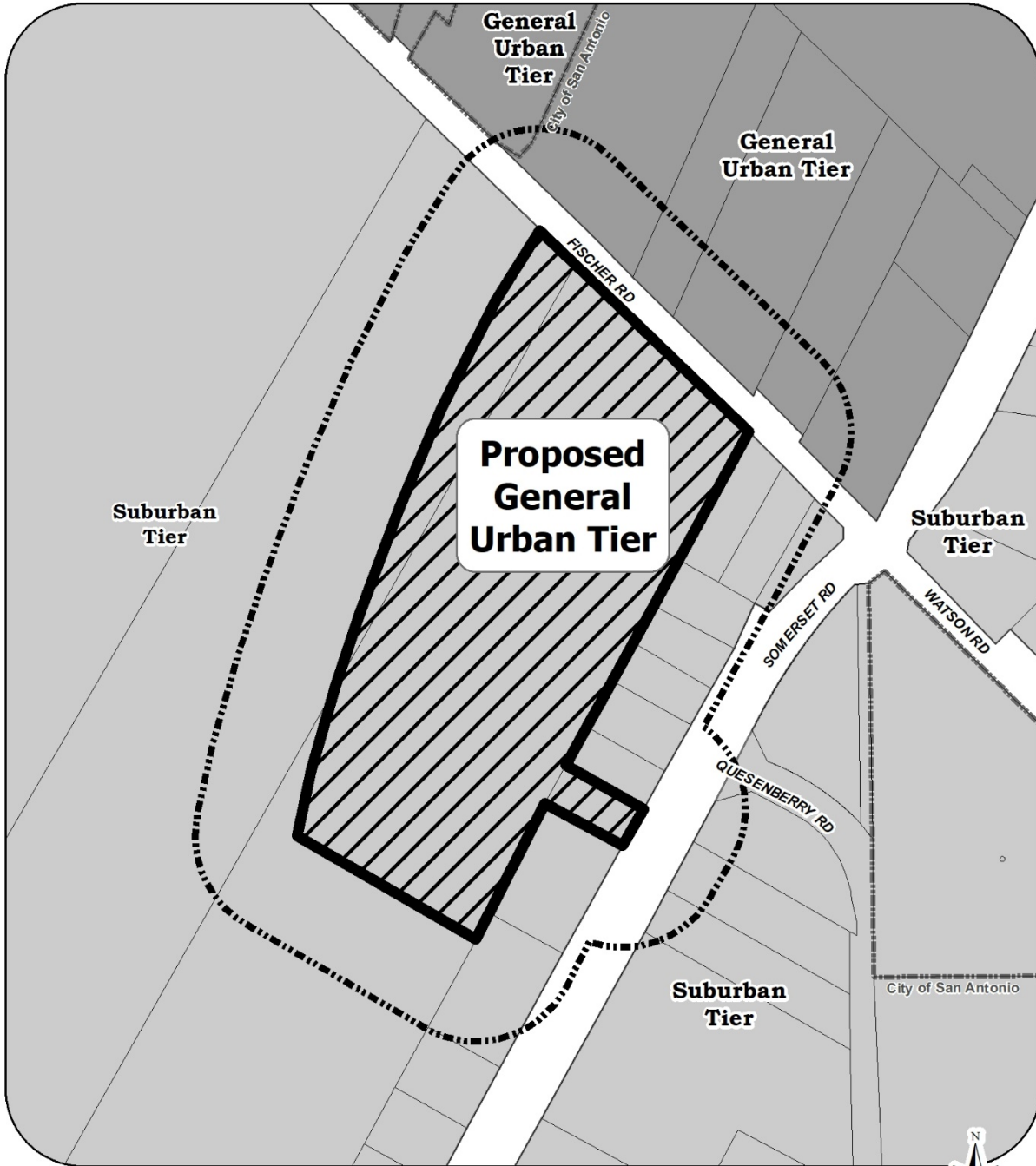
APPROVED AS TO FORM:

Tina J. Flores, City Clerk (Acting)

Andrew Segovia, City Attorney

DRAFT

Attachment I



200' Notification Area	Suburban Tier
Proposed General Urban Tier	General Urban Tier

Date Source: City of San Antonio Enterprise GIS, Base Map 011, Base Approval District

Map Creation Date: 1/25/2020

Map Created by: Gustin Galbreath

Map File Location: \\nas001\gis\workspace\2020\201600075\plan_1044\1044\dwg\1044\10440000

Layer: \\nas001\gis\workspace\2020\201600075\plan_1044\1044\dwg\1044\10440000

PDF Filename: 202005

Heritage South Sector Plan

Proposed Plan Amendment 201600075 Area

City of San Antonio
 Planning and Community
 Development Department
 John Dugan
 Director