

AN ORDINANCE **2016-04-28-0311**

**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 11.816 acres out of NCB 10879 from "MR AHOD" Military Reservation Airport Hazard Overlay District to "C-2NA AHOD" Commercial Nonalcoholic Sales Airport Hazard Overlay District.

**SECTION 2.** A description of the property is attached as **Attachment "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.

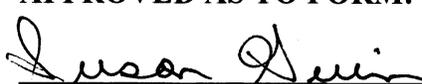
**SECTION 5.** This ordinance shall become effective May 8, 2016.

**PASSED AND APPROVED** this 28<sup>th</sup> day of April, 2016.



M A Y O R  
Ivy R. Taylor

ATTEST:  
  
Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:  
  
for Martha G. Sepeda, Acting City Attorney

<b>Agenda Item:</b>	<b>Z-5 ( in consent vote: Z-1, P-1, Z-2, Z-3, Z-4, Z-5, Z-6, Z-9 )</b>						
<b>Date:</b>	04/28/2016						
<b>Time:</b>	02:05:53 PM						
<b>Vote Type:</b>	Motion to Approve						
<b>Description:</b>	ZONING CASE # Z2016101 (Council District 3): An Ordinance amending the Zoning District Boundary from "MR AHOD" Military Reservation Airport Hazard Overlay District to "C-2NA AHOD" Commercial Nonalcoholic Sales Airport Hazard Overlay District on 11.816 acres of land out of NCB 10879, generally located at the 3800 Block of Lyster Road at the intersection of Goliad Road. Staff and Zoning Commission recommend Approval.						
<b>Result:</b>	Passed						
<b>Voter</b>	<b>Group</b>	<b>Not Present</b>	<b>Yea</b>	<b>Nay</b>	<b>Abstain</b>	<b>Motion</b>	<b>Second</b>
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				
Ron Nirenberg	District 8		x			x	
Joe Krier	District 9		x				
Michael Gallagher	District 10		x				x

Z2016101



FIELD NOTES  
FOR

A 11.816 acre, or 514,721 square feet more or less, tract of land out of that 1308.68 acre tract described in Deed to Brooks Development Authority recorded in Volume 9481, Pages 934-972 of the Official Public Records of Real Property of Bexar County, Texas, situate in the Lysander Wells Survey 99, Abstract 795, County Block 5160, now in New City Block (N.C.B.) 10879 of the City of San Antonio, Bexar County, Texas. Said 11.816 acre tract being more fully described as follows, with bearings based on the Texas Coordinate System established for the South Central Zone from the North American Datum of 1983 NAD 83 (NA2011) epoch 2010.00;

**BEGINNING:** At a found mag nail and washer marked "Pape-Dawson" on the north right-of-way line of Lyster Road, an 86-foot wide public right-of-way dedicated in the Brooks City-Base - Lyster Road Unit 1 recorded in Volume 9583, Pages 104-106 of the Deed and Plat Records of Bexar County, Texas and the southeast corner of Lot 2, Block 6 of the Brooks City Base - Charter School subdivision recorded in Volume 9584, Page 36 of the Deed and Plat Records of Bexar County, Texas, for the southwest corner of the herein described tract;

**THENCE:** N 00°51'10" W, departing the north right-of-way line of said Lyster Road, with the east line of said Lot 2, a distance of 882.69 feet to a found iron rod with yellow cap marked "Pape-Dawson" at the northeast corner of said Lot 2, on the south line of Lot 4, Block 6, N.C.B. 10879 of the BCB - Unit 6 Subdivision recorded in Volume 9685, Page 62 of the Deed and Plat Records of Bexar, County, Texas, for the northwest corner of the herein described tract;

**THENCE:** N 89°08'50" E, with the south line of said Lot 4, a distance of 419.07 feet to a set ½" iron rod with yellow cap marked "Pape-Dawson" at the southeast corner of said Lot 4 and the west line of a 21.46 acre tract described in Deed to the City of San Antonio recorded in Volume 14162, Page 682 of the Official Public Records of Real Property of Bexar County, Texas, for the northeast corner of herein described tract;

**THENCE:** S 30°20'56" E, departing the south line of said Lot 4, with the west line of said 21.46 acre tract, a distance of 168.74 feet to a found iron rod with yellow cap marked "Pape-Dawson";

**THENCE:** S 14°44'09" E, continuing with the west line of said 21.46 acre tract, a distance of 713.87 feet to a found "+" in concrete on the aforementioned north right-of-way line of said Lyster Road, for the southeast corner of the herein described tract;

**THENCE:** S 75°15'51" W, with the said north right-of-way line of said Lyster Road a distance of 285.47 feet to a set ½" iron rod with yellow cap marked "Pape-Dawson" for a point of tangent curvature;

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ATTACHMENT "A"

11.816 Acres  
Job No. 9276-15  
Brooks City Base Charter School

Z2016101

THENCE: Northwesterly, continuing along the north right-of-way line of said Lyster Road, along a tangent curve to the right, said curve having a radius of 657.00 feet, a central angle of 35°11'03", a chord bearing and distance of N 87°08'38" W, 397.14 feet, and an arc length of 403.45 feet to the POINT OF BEGINNING, and containing 11.816 acres in the City of San Antonio, Bexar County, Texas. Said tract being described in accordance with a survey made on the ground and a survey description and map prepared under job number 9276-15 by Pape-Dawson Engineers, Inc.

PREPARED BY: Pape-Dawson Engineers, Inc.  
DATE: August 12, 2015  
JOB NO. 9276-15  
DOC. ID.: N:\Survey15\15-9200\9276-15\Word\FN9276-15.docx  
TBPE Firm Registration #470  
TBPLS Firm Registration #100288-00

