

AN ORDINANCE 2018-08-02-0604

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 19.118 acres out of NCB 13753 from "I-2 AHOD" Heavy Industrial Airport Hazard Overlay District to "C-3 AHOD" General Commercial Airport Hazard Overlay District.

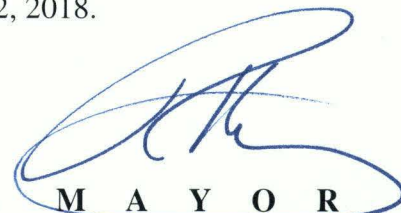
SECTION 2. A description of the property is attached as Exhibit "A" and made a part hereof and incorporated herein for all purposes.

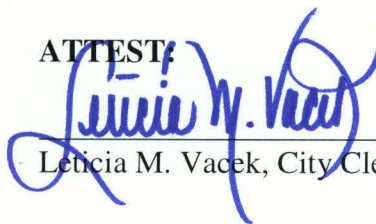
SECTION 3. All other provisions of Chapter 35 except those expressly amended by this ordinance shall remain in full force and effect including the penalties for violations as made and provided for in Section 35-491.

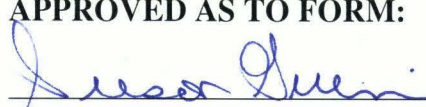
SECTION 4. The Director of Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

SECTION 5. This ordinance shall become effective August 12, 2018.

PASSED AND APPROVED this 2nd day of August 2018.


M A Y O R
Ron Nirenberg

ATTEST:

Leticia M. Vacek, City Clerk

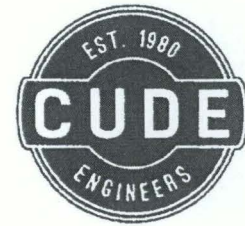
APPROVED AS TO FORM:

Fox Andrew Segovia, City Attorney

Agenda Item:	Z-42 (in consent vote: Z-2, P-2, Z-3, Z-4, Z-5, P-3, Z-6, P-4, Z-7, Z-8, Z-12, Z-13, Z-14, P-8, Z-15, Z-16, Z-17, Z-18, Z-19, Z-22, Z-23, Z-24, Z-25, P-10, Z-29, Z-30, Z-31, Z-32, Z-33, P-11, Z-34, Z-35, Z-36, P-13, Z-38, Z-41, Z-42, Z-43, P-14, Z-44)						
Date:	08/02/2018						
Time:	02:11:51 PM						
Vote Type:	Motion to Approve						
Description:	ZONING CASE # Z2018237 (Council District 10): Ordinance amending the Zoning District Boundary from "I-2 AHOD" Heavy Industrial Airport Hazard Overlay District to "C-3 AHOD" General Commercial Airport Hazard Overlay District on 19.118 acres out of NCB 13753, generally located southeast of Wetmore Road and Wurzbach Parkway. 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				x
William Cruz Shaw	District 2		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
08/02/2018
Item No. Z-42

EXHIBIT “A”

Z2018237



**ZONING DESCRIPTION
19.118 ACRES OF LAND**

19.118 acres of land located in the Louis Kneipp Survey Number 11, Abstract Number 391 and the Antonio Perez Survey Number 10, Abstract Number 571, N.C.B. 13753, City of San Antonio, Bexar County, Texas and being a portion of that certain called 189.99 acres conveyed to Capitol Aggregates, Inc, as described in Volume 5019, Page 481, Official Public Records of Bexar County, Texas; said 19.118 acres being more particularly described as follows:

BEGINNING, at a found ½ inch iron rod marking the intersection of the southwesterly line of the said 189.99 acre tract with the southwesterly right of way line of Wurzbach Parkway, as described in Volume 6170, Page 1547, Official Public Records of Bexar County, Texas;

THENCE, along the southwesterly right of way line of Wurzbach Parkway, the following courses:

Easterly, along the arc of a curve to the right having a radius of 1,050.00 feet, a central angle of 41deg 08' 37", an arc length of 754.00 feet and a chord bearing: N 85deg 09' 17" E, 737.90 feet, to a found ½ inch iron rod with "Pape Dawson" cap;
Southeasterly, along the arc of a curve to the right having a radius of 1,350.00, a central angle of 04deg 57' 44", an arc length of 116.96 feet and a chord bearing: S 67deg 27' 06" E, 116.92 feet, to a found ½ inch iron rod with "Pape Dawson" cap;
South 65deg 00' 51" East, a distance of 217.42 feet, to a set ½ inch iron rod with "CUDE" cap;
South 24deg 58' 10" West, a distance of 110.01 feet, to a set ½ inch iron rod with "CUDE" cap;
South 65deg 00' 51" East, a distance of 360.09 feet, to a found ½ inch iron rod;
North 24deg 53' 12" East, a distance of 113.11 feet, to a found TxDOT monument;
South 66deg 15' 32" East, a distance of 233.82 feet, to a set ½ inch iron rod with "CUDE" cap located in the northwesterly line of Nacogdoches Road Business Park Subdivision, according to the map or plat thereof recorded in Volume 8500, Pages 201-203, Deed and Plat Records of Bexar County, Texas;

THENCE, South 42deg 17' 24" West, leaving the southwesterly right of way line of Wurzbach Parkway and along the northwesterly line of said Nacogdoches Road Business Park Subdivision, a distance of 441.13 feet, to a point;

THENCE, into the said 189.99 acre tract and along the common line between C-3 Zoning and I-2 Zoning, the following courses:

North 33deg 18' 44" West, a distance of 160.51 feet, to a point;

Exhibit "A"

Z2018237

South 44deg 22' 39" West, a distance of 703.05 feet, to a point located in the southwesterly line of the said 189.99 acre tract;

THENCE, North 34deg 51' 40" West, along the southwesterly line of the said 189.99 acre tract, a distance of 1,233.80 feet, to the **POINT OF BEGINNING** and containing 19.118 acres of land, more or less.

Basis of bearings is the Texas State Plane Coordinate System, South Central Zone (4204), NAD 83 (93).

This document was prepared under 22 TAC 663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

James W. Russell 5/29/18

James W. Russell
Registered Professional Land Surveyor No. 4230
Cude Engineers
4122 Pond Hill Road, Suite 101
San Antonio, Texas 78231
TBPLS Firm No. 10048500
TBPE Firm No. 455
Job No. 03191.000
May 24, 2018
J.W.R.



Exhibit "A"