

AN ORDINANCE 2016-02-18-0127

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 1.34 acres out of NCB 10233 from "L EP-1" Light Industrial Facility Parking/Traffic Control District to "L EP-1 S" Light Industrial Facility Parking/Traffic Control District with Specific Use Authorization for Truck Repair and Maintenance.

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. The City Council finds as follows:

- A.** The specific use will not be contrary to the public interest.
- B.** The specific use will not substantially nor permanently injure the appropriate use of adjacent conforming property in the same district.
- C.** The specific use will be in harmony with the spirit and purpose as set forth in Section 35-423, Specific Use Authorization, of the Unified Development Code.
- D.** The specific use will not substantially weaken the general purposes or the regulations as set forth in Section 35-423, Specific Use Authorization, of the Unified Development Code.
- E.** The specific use will not adversely affect the public health, safety and welfare.

SECTION 4. The City Council approves this Specific Use Authorization so long as the attached site plan is adhered to. A site plan is attached as **Attachment "B"** and made a part hereof and incorporated herein for all purposes.

SECTION 5. 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.

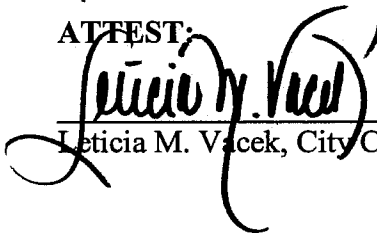
SECTION 6. The Director of Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

SECTION 7. This ordinance shall become effective February 28, 2016.

PASSED AND APPROVED this 18th day of February, 2016.



M A Y O R
Ivy R. Taylor

ATTEST:



Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:



Martha G. Sepeda, Acting City Attorney
For

Agenda Item:	Z-11 (in consent vote: 32, Z-3, Z-4, Z-5, P-2, Z-7, Z-9, Z-10, Z-11, Z-12, P-5, Z-14, P-7, Z-16, P-8, Z-18, P-9, Z-19, Z-23, Z-26, P-11, Z-27, P-12, Z-28, P-13, Z-29, Z-30)						
Date:	02/18/2016						
Time:	03:14:03 PM						
Vote Type:	Motion to Approve						
Description:	ZONING CASE # Z2016065 S (Council District 2): An Ordinance amending the Zoning District Boundary from "L EP-1" Light Industrial Facility Parking/Traffic Control District to "L EP-1 S" Light Industrial Facility Parking/Traffic Control District with Specific Use Authorization for Truck Repair and Maintenance on 1.340 acres of land out of NCB 10233 located at 3011 East Commerce Street. Staff and Zoning Commission recommend Approval.						
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					
Ron Nirenberg	District 8		x				x
Joe Krier	District 9		x				
Michael Gallagher	District 10		x			x	

Z2016065

METES & BOUNDS DESCRIPTION

OF A 1.34 ACRE TRACT OUT OF A 2.17 (CALLED 2.174) ACRE TRACT, HEREIN CALLED PARENT TRACT, LYING AND BEING SITUATED IN THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS, BEING LOCATED IN NEW CITY BLOCK 10233 AND BEING A PORTION OF TRACT 2, AND LOT 4, SAID N.C.B., ELLIOT INDUSTRIAL SUBDIVISION, AS SHOWN ON PLAT THEREOF RECORDED IN VOLUME 3535, PAGE 131, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, BEING A PORTION OF THE SAME TRACT AS DESCRIBED IN VOLUME 4995, PAGE 851, REAL PROPERTY RECORDS OF BEXAR COUNTY, TEXAS, SUBSEQUENTLY DESCRIBED IN VOLUME 15828, PAGE 285, REAL PROPERTY RECORDS OF BEXAR COUNTY, TEXAS, SAID TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING at a found ½" iron rod in the westerly R.O.W. line of Kraft Street (a 50' R.O.W.) for the northeast corner of the herein described tract, the southeast corner of Lot 5, N.C.B. 10233, said Elliot Industries Subdivision;

THENCE along and with said R.O.W., South 00°10'57" East, a distance of 253.31 feet to a point of reference for the southeast corner of the herein described tract;

THENCE into and across said Parent Tract, same being the south line of the herein described tract, South 87°13'10" West, a distance of 229.49 feet to a point of reference for the southwest corner of the herein described tract, a point in the intersection of the west line of said Parent Tract and the easterly R.O.W. line of the M.K. & T. Railroad (a Variable Width R.R. R.O.W.);

THENCE along the easterly R.O.W. line of said R.R. R.O.W., same being the west line of the herein described tract, the following courses:

North 00°19'35" West, a distance of 180.10 feet to a found ½" iron rod with cap for a reentrant point;

South 89°58'22" East, a distance of 9.77 feet (called North 89°49'03" East, a distance of 10.00 feet) to a found ½" iron rod with cap for an angle point;

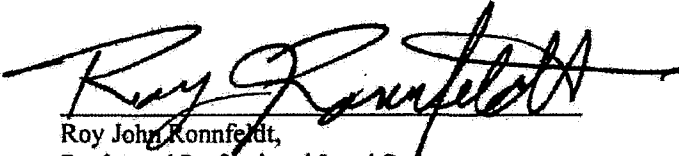
THENCE North 05°15'03" East, a distance of 84.03 feet to a point of reference for the northwest corner of the herein described tract, the southwest corner of said Lot 5;

THENCE along the south line of said Lot 5, same being the north line of the herein described tract, North 89°49'03" East, at a distance of 0.41 feet passing a found ½" iron rod, a total distance of 211.98 feet to the **POINT OF BEGINNING** and containing 1.34 acres, more or less.

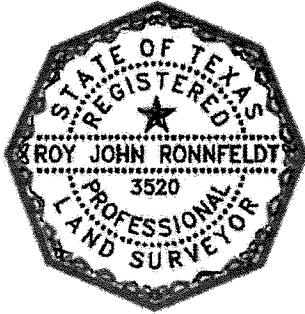
Z2016065

COUNTY OF BEXAR §

It is hereby certified that the above description was prepared from an actual survey on the ground of the described tract made under my supervision.



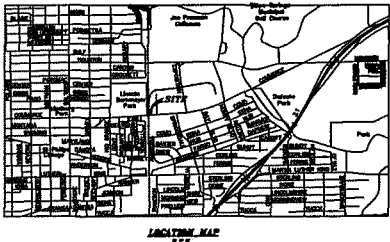
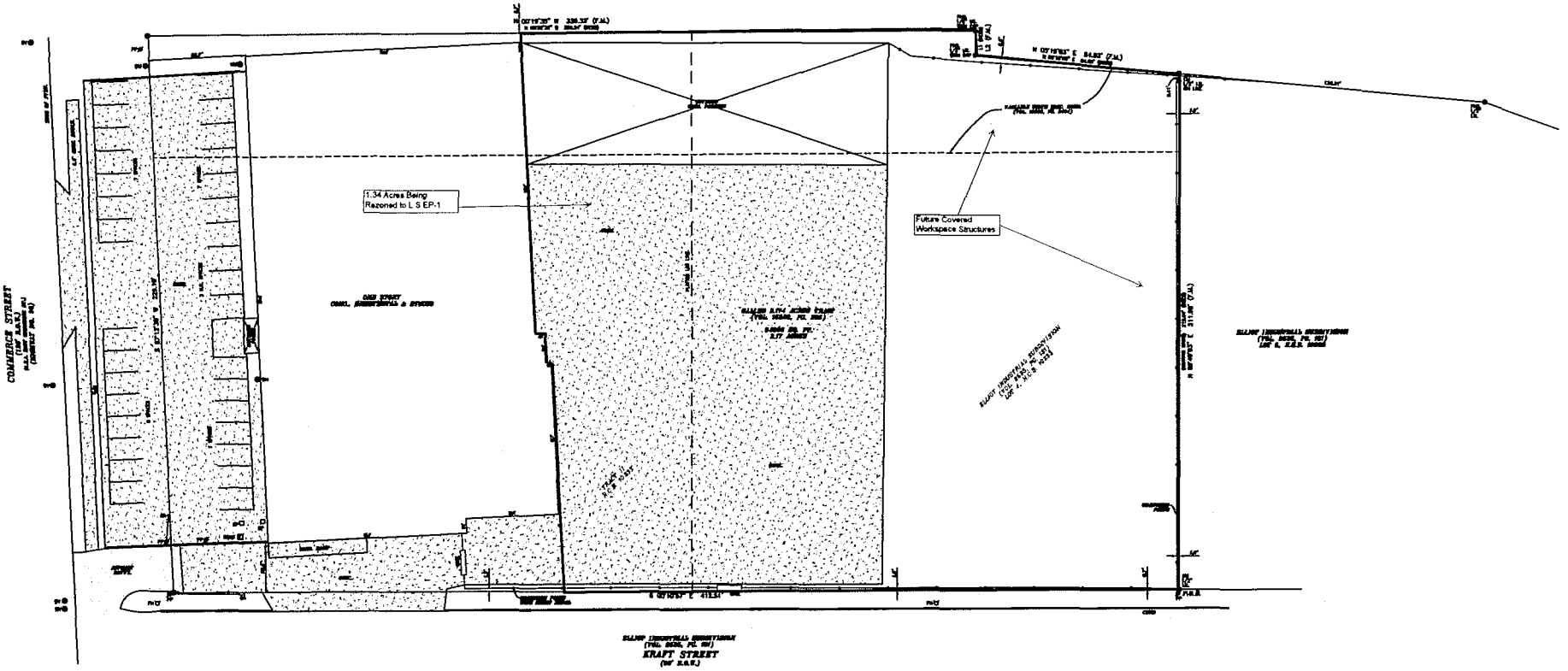
Roy John Ronnfeldt,
Registered Professional Land Surveyor
Registration No. 3520



Zoning Case No. Z2016065-S011E, Commerce
 Rezoning from L.P.-1 to L.S. EP-1 with a Specific Use
 Permit for Truck Repair and Maintenance

Z2016065 S

N.E. & T. RAILROAD
 (DASHED WHITE LINE)



I, Golden State Properties, LLC, the property owner, acknowledge that this site plan submitted for the purpose of rezoning this property is in accordance with all applicable provisions of the Unified Development Code. Additionally, I understand that the City Council approval of a site plan in conjunction with a rezoning case does not relieve me from adherence to any/all City adopted Codes at the time of plan submittal for building permits.

LEGEND

- Proposed Impervious Cover
- Existing Covered Structure
- Proposed Additional Covered Structure
- Property Boundary
- Street Right-of-Way
- Easement
- Utility
- Survey Boundary
- Survey Station
- Survey Point
- Survey Line
- Survey Curve
- Survey Area
- Survey Note
- Survey Reference
- Survey Datum
- Survey Error
- Survey Accuracy
- Survey Precision
- Survey Reliability
- Survey Validity
- Survey Integrity
- Survey Soundness
- Survey Trustworthiness
- Survey Credibility
- Survey Reliance
- Survey Dependence
- Survey Confidence
- Survey Assurance
- Survey Certainty
- Survey Finality
- Survey Conclusiveness
- Survey Definitiveness
- Survey Finality
- Survey Conclusiveness
- Survey Definitiveness

Proposed Impervious Cover: 55,000 SF
 Existing Covered Structure: 7,500 SF
 Proposed Additional Covered Structure: 15,000 SF

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FINAL "AS-BUILT" SURVEY

STATE OF NEBRASKA
 DEPARTMENT OF REVENUE
 DIVISION OF LAND SURVEYING

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