

**State of Texas
County of Bexar
City of San Antonio**



DRAFT

**Meeting Minutes
City Council A Session**

City Hall Complex
105 Main Plaza
San Antonio, Texas 78205

Thursday, April 5, 2018

9:00 AM

Municipal Plaza Building

The City Council convened in a Regular City Council Meeting. City Clerk Leticia Vacek took the Roll Call noting the following Councilmembers present:

PRESENT: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

1. The Invocation was delivered by Sister Odilia Korenek, Blessed Sacrament Academy, guest of Rebecca J. Viagran, District 3.
2. Mayor Nirenberg led the Pledge of Allegiance to the Flag of the United States of America.
3. Approval of Minutes for the City Council Meetings of February 28 - March 1, 2018

Councilmember Courage moved to approve the Minutes for the City Council Meetings of February 28-March 1, 2018. Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

POINTS OF PERSONAL PRIVILEGE

Councilmember Pelaez recognized the San Antonio Board of Realtors and thanked them for their work on housing and economic development.

Mayor Nirenberg presented a Citation to the San Antonio Local Organizing Committee (SALOC) for their work on the NCAA Final Four. City Manager Sculley recognized the City Departments that worked alongside the SALOC to make the Final Four a great success. The City Council thanked everyone for their hard work on the successful event.

Councilmember Shaw read a Proclamation on behalf of Mayor Nirenberg in observance of STD Awareness Month. He called upon Ebony, a client of Beat AIDS, who told his personal story being diagnosed as HIV Positive. Councilmember Shaw encouraged everyone to get tested and challenged his Council Colleagues to a competition on getting the most individuals tested by the end of April. Councilmember Treviño called upon Raphael Madison of the Alamo Area Resource Center and thanked him for their great work. Mr. Madison spoke of the outreach programs for LGBTQ and HIV Services. Councilmember Treviño called upon Reverend Coetze of the University Presbyterian Church. Reverend Coetze spoke in support of knowing your status regarding HIV/AIDS and finding ways to eradicate the disease. The City Councilmembers thanked Councilmember Shaw for bringing forth the issue and expressed their support.

Councilmember Saldaña recognized Kim Abernathy of ChildSafe and their Cardboard Kids Initiative to raise awareness of child abuse. Ms. Abernathy thanked the City Council for their support and recognition and highlighted the services they provide. The City Council expressed their support for the organization and initiative.

CONSENT AGENDA ITEMS

Item 10 was pulled for Individual Consideration. Councilmember Treviño moved to approve the remaining Consent Agenda Items. Councilmember Shaw seconded the motion.

Mayor Nirenberg called upon Mr. Jack M. Finger to speak.

Jack M. Finger spoke in opposition to the traffic calming construction projects (Item 8) and the closure of an improved segment of Lewis Street and West Russell Place (Item 12).

The motion to approve the remaining Consent Agenda Items prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

2018-04-05-0211

5. Ordinance approving the purchase of 11 light utility ATVs and carts from Golf Cars, Etc., Mustang Equipment, and DeWinne Equipment Company for a total cost of \$123,805.74, funded from the Equipment Renewal & Replacement Fund, the Airport Operating & Maintenance Fund, and the General Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

2018-04-05-0212

6. Ordinance approving a contract with OverDrive, Inc. to provide the San Antonio Public Library with downloadable books and digital media for an estimated annual amount up to \$2,114,898.00, funded from the FY 2018 Operating Budget. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

2018-04-05-0213

7. Ordinance authorizing a contract with Weedoo Greenboat, Inc. for a workboat, premium highway trailer, and portable conveyor system for the Parks & Recreation Department for a total cost of \$87,450.00, funded from the FY 2018 General Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

2018-04-05-0214

8. Ordinance approving a two year task order construction contract with E Z Bel Construction, LLC in an amount not to exceed \$1,423,791.18 for neighborhood traffic calming construction projects and other miscellaneous traffic projects within the City. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation and Capital Improvements]

9. Approval of the following items related to the Belfast Drive & Janda Susan Road Area Phase 2 Project in Council District 1: [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

2018-04-05-0215

- 9A. Ordinance approving a construction contract in the amount of \$1,664,827.05 to E Z Bel Construction, LLC of which an estimated \$466,582.30 will be reimbursed by SAWS and an estimated \$92,965.20 will be reimbursed by CPS Energy, a 2017-2022 Bond funded project.

2018-04-05-0216

- 9B.** Ordinance approving an amendment to the Engineering Design Services Agreement with Stantec Consulting Services, Inc. in an amount not to exceed \$68,698.30, to provide construction and project closeout services.

2018-04-05-0218

- 11.** Ordinance declaring as surplus and authorizing disposition by sale or conveyance of former Fire Station 18 located at 1463 South W.W. White Road in Council District 2, authorizing staff to determine the sales price and future use in coordination with Council District 2. [Peter Zanoni, Deputy City Manager, Mike Frisbie, Director, Transportation & Capital Improvements]

2018-04-05-0219

- 12.** Ordinance closing, vacating, and abandoning a 0.517 acre improved segment of Lewis Street and West Russell Place located in Council District 1 as requested by Christ Episcopal Church for a fee of \$6,025.00. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

2018-04-05-0220

- 13.** Ordinance accepting additional grant funding in the amount of \$5,469,833.00 for the period beginning October 1, 2017 through September 30, 2018 and a revised total program budget in the amount of \$56,607,544.00 which includes a revised in-kind match of \$3,707,243.00 for the purpose of managing the Child Care Services program in the 13 County Alamo Workforce Development Area. [María Villagómez, Assistant City Manager; Melody Woosley, Director, Human Services]

2018-04-05-0221

- 14.** Ordinance approving the submission of a FY 2018 Housing Counseling Grant to the U.S. Department of Housing and Urban Development and acceptance upon award of an amount up to \$30,000.00 for the period October 1, 2017 to March 31, 2019, a budget, and Memoranda of Agreement with community agencies in support of community assistance programs when at no cost to the City. [María Villagómez, Assistant City Manager; Melody Woosley, Director, Human Services]

2018-04-05-0222

- 15.** Ordinance approving the submission of an AmeriCorps VISTA grant application to the Corporation of National and Community Service, and acceptance upon award for the period of May 29, 2018 through May 28, 2019, a cash match of \$25,000.00, and Memoranda of Agreement to benefit City's AmeriCorps programs. [María Villagómez, Assistant City Manager; Melody Woosley, Director, Human Services]

16. Approval of the following five items relating to financial matters of the San Antonio Water System: [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

2018-04-05-0223

- 16A. Ordinance authorizing the issuance of obligations designated as City of San Antonio, Texas Water System Junior Lien Revenue and Refunding Bonds, Series 2018A (No Reserve Fund) in an amount which, combined with the obligations described in Item B below, shall not exceed \$392,000,000.

2018-04-05-0224

- 16B. Ordinance authorizing the issuance of obligations designated as City of San Antonio, Texas Water System City of San Antonio, Texas Water System Variable Rate Junior Lien Revenue and Refunding Bonds, Series 2018C (No Reserve Fund) in an amount which, combined with the obligations described in Item A above, shall not exceed \$392,000,000.

2018-04-05-0225

- 16C. Ordinance authorizing the issuance of obligations designated as “City of San Antonio, Texas Water System Junior Lien Revenue Bonds, Series 2018B” (Series 2018B), in an amount not to exceed \$10,500,000.

2018-04-05-0024R

- 16D. Resolution authorizing the submittal of an application requesting financial assistance under the Texas Water Development Board’s (TWDB) Drinking Water State Revolving Fund Program in the amount not to exceed \$33,550,000 for funding of certain qualified water projects.

2018-04-05-0025R

- 16E. Resolution establishing the City’s intention to reimburse itself for the prior lawful capital expenditures of funds from the proceeds of tax-exempt obligations not to exceed \$33,550,000.

CONSENT ITEMS CONCLUDED

INDIVIDUAL ITEM FOR STAFF BRIEFING

City Clerk Vacek read the caption for Item 4:

2018-04-05-0023R

4. Resolution confirming the nomination of Dr. Willis Mackey by the City Public Service (CPS) Energy Board of Trustees to serve as Trustee of the Southeast Quadrant for a term commencing April 6, 2018 and expiring January 31, 2023; and approving the appointment of Dr. Willis Mackey to the Board of Directors of the SA Energy Acquisition Public Facility Corporation for a term commencing April 6, 2018 and expiring January 31, 2020. [Leticia M. Vacek, City Clerk]

Mayor Nirenberg called upon the citizens registered to speak.

Mayor Mary Dennis, City of Live Oak, spoke in support of the appointment of Dr. Willis Mackey to the CPS Energy Board of Trustees. She stated that he was credible, knowledgeable, and would bring his compassion to the Board.

Mayor Al Suarez, City of Converse, also spoke in support of the appointment of Dr. Willis Mackey to the CPS Energy Board of Trustees. He noted Dr. Mackey's many accomplishments and stated that he was highly qualified to serve in this role.

John Steen, Chair of the CPS Energy Board, asked the City Council to support and confirm the nomination of Dr. Willis Mackey to the CPS Energy Board of Trustees. He recognized the Board Members present and spoke of the application process.

Mayor Nirenberg asked of the outreach conducted. Mr. Steen replied that they made many phone calls to organizations and advertised the vacancy in the media. Mayor Nirenberg asked of the city's role in the selection process for CPS Energy Board Members. Attorney Segovia replied that it was described in the Bond Covenants and that the City Council could approve or disapprove of the candidate selected by the CPS Energy Board of Trustees. Mayor Nirenberg asked of the professional experience sought for the position. Outgoing Trustee Derrick Howard stated that there were many things taken into account including business acumen and community/personal success. Mayor Nirenberg thanked Mr. Howard for his 10 years of service on the Board. He asked if diversity was a priority for the Board. Mr. Steen replied that it was. Mayor Nirenberg asked of the CPS Energy Organization and their interaction with the Board. Mrs. Paula Gold-Williams spoke of the 3,000 employees that serve 1.4 million people. She stated that she relied closely on the board to bring perspective and challenges and met with them on a regular basis. Mayor Nirenberg asked if the Board was recommending the best qualified candidate in Dr. Mackey. Mr. Steen confirmed they were.

Councilmember Shaw recognized Mr. Howard for his great work on the Board. He expressed support for the appointment of Dr. Willis Mackey, noting the history, experience,

and perspective he would bring to the Board.

Councilmember Shaw moved to confirm the nomination of Dr. Willis Mackey by the City Public Service (CPS) Energy Board of Trustees to serve as Trustee of the Southeast Quadrant. Councilmember Treviño seconded the motion.

Councilmember Viagran thanked Mr. Howard for his service on the Board. She noted that she met with Mayor Nirenberg regarding the CPS Board Appointment and expressed desire to add a female to serve on the board. She spoke of the importance of creating diverse representation and addressing disparity. She noted that while Dr. Mackey is well qualified; there should be at least two females serving on the CPS Energy Board. She added that now was the opportunity to lead and that there were many qualified women in the pool of applicants.

Councilmember Gonzales thanked Councilmember Viagran for her comments and noted that they have met regarding this matter. She mentioned that all the applicants that she met were qualified and had written letters of recommendation for several individuals. She stated that while she would not support the appointment today; it was not a reflection on Dr. Mackey.

Councilmember Brockhouse expressed concern with the appointment process and stated that they needed to ensure that board members were reflective of the community.

Councilmember Pelaez expressed his support for the appointment of Dr. Mackey. He noted that four board members was a small number for such a large utility and would like to look at that moving forward.

Councilmember Saldaña stated that he understood the concerns raised by Councilmembers Viagran and Gonzales. However, he noted that he would be supporting the appointment of Dr. Mackey as he had met with him the previous day and felt he was qualified. Councilmember Treviño stated that he had also met with Dr. Mackey and was supportive of his nomination to the Board.

Councilmember Sandoval spoke of her meeting with Dr. Mackey and stated that she appreciated his willingness to serve the community. She highlighted his work as Superintendent and noted other accomplishments to include his connection to Science, Technology, Engineering, and Mathematics (STEM). She asked him of his first job. Dr. Mackey stated that while in high school, he had worked part-time at Thigpen Electric building transformers, cutting trees, and returning power lines. Councilmember Sandoval stated that she would like for CPS Energy to utilize a different approach to recruitment in the future to ensure a diverse representation on the Board.

Councilmember Perry stated that he was impressed with Dr. Mackey's fiscal conservatism and his prior work as Superintendent. He noted that the model used in the past had been successful and he would be concerned with making any changes to the appointment process.

Councilmember Courage stated that this has been a very educational process for him and thanked Dr. Mackey for taking the time to meet with him. He noted that they needed to look at expanding the Board as Councilmember Pelaez mentioned and added that he was making a commitment to attend the board meetings to get a better understanding of their work.

Mayor Nirenberg thanked Dr. Mackey for his willingness to serve. He outlined the application process noting that Terry Williams had been selected to serve but chose to pursue the Northeast School Board. He added that they had extensively vetted Dr. Mackey and he was most qualified applicant. He stated that the Board would continue to work on ensuring diverse representation in the future.

Mayor Nirenberg called upon Mr. Jack M. Finger to speak.

Jack M. Finger spoke in opposition to the appointment of Dr. Mackey noting concerns with his work while serving as Superintendent of Port Arthur.

Mayor Nirenberg asked Dr. Mackey to address the issues noted by Mr. Finger. Dr. Mackey explained that he had taken a job in Port Arthur that was \$10 million in debt at the time. He stated that he had to relieve 200 employees of their jobs and it was not well received. Mayor Nirenberg asked if the information was part of the vetting process. Mr. Steen replied that it was and that the newspaper article was misleading as presented. Mayor Nirenberg thanked everyone for the clarification.

The motion to approve the appointment prevailed by the following vote:

AYE: 8 - Mayor Nirenberg, Treviño, Shaw, Saldaña, Sandoval, Pelaez, Courage, and Perry

NAY: 3 - Viagran, Gonzales, and Brockhouse

ITEM PULLED FOR INDIVIDUAL CONSIDERATION

City Clerk Vacek read the caption for Item 10:

2018-04-05-0217

10. Ordinance, on behalf of SAWS, authorizing the acquisition through negotiation or

condemnation of interests in land sufficient for project purpose of approximately 20 permanent and temporary easements on privately-owned real property located in Council District 9 generally along a route from W. Bitters Road and West Avenue in a southerly direction crossing Highway 1604 to Voight Drive, then continuing south through the Olmos Basin, terminating at the Olmos Basin Pump Station and declaring the project to be public use project and a public necessity for the acquisition of real property interests related to the Central Water Integration Pipeline Project. [Peter Zaroni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

Councilmember Saldaña moved that the City of San Antonio authorize the use of the power of eminent domain to acquire privately owned real property for a public use project for the San Antonio Water Systems (SAWS) Central Water Integration Pipeline Project, by acquiring the following properties described by the City Clerk and incorporated as part of this Motion. Councilmember Treviño seconded the motion.

City Clerk Vacek read the property description: The privately owned properties for temporary and permanent easement interests located in City Council District 9 are out of the following: New City Blocks 19221, 17606, 17428, 15669, 16332, 16331, 16329, 12059, 19214, 17429, 17430, 12008 and County Block 5833E. These properties are depicted in the Overall Project Drawing Maps in Exhibits A-2 and A-3, respectively, attached to the Ordinance and incorporated as part of this Motion.

The motion to approve prevailed by the following vote:

AYE: 8 - Mayor Nirenberg, Treviño, Shaw, Saldaña, Brockhouse, Sandoval, Pelaez, and Perry

NAY: 1 - Courage

ABSENT: 2 - Viagran, and Gonzales

17. City Manager's Report

RECOGNITION OF LIBRARY EMPLOYEE

Mrs. Sculley reported that San Antonio Public Library's Emma Hernandez had been recognized as a 2018 Mover and Shaker by the Library Journal. She noted that the award recognizes 50 up-and-coming individuals from around the world who are innovative, creative, and making a difference in libraries. She stated that Emma was chosen as a community builder for her role in the library's digital inclusion efforts. She highlighted

Emma's work as a Digital Inclusion Fellow in 2016 and noted that she currently served as the Latino Collection and Resource Center Coordinator at the Central Library. She congratulated Emma on this prestigious award.

CIVTECHSA RESIDENCY PROGRAM

Mrs. Sculley reported that two startups have been selected for the city's inaugural CivtechSA Residency. She noted that CivtechSA was a unique civic innovation program in partnership with Geekdom and the City of San Antonio that connects students, entrepreneurs, and startups with the City to address civic challenges and increase the capacity for innovation. She spoke of the competitive process and highlighted the two startups that were selected: 1) Reckon Point, an Indoor Mapping Technology Company; and 2) Kinetech Cloud, a Technology Consulting and Development Firm specializing in custom app development. She reported that the startups would begin their 16-week residencies in early April and end in late July. She mentioned that the departments and startups would present their solutions to the City Council and community during a demo day in August.

TCI-POTHOLES UPDATE

Mrs. Sculley highlighted the great work of the Transportation and Capital Improvements Department (TCI) in repairing potholes in a timely manner. She reported that in FY 2017; TCI received over 11,000 requests to repair potholes but repaired more than 75,000 potholes. She stated that on average, TCI repairs approximately 5,000 potholes per month, which comes to more than 250 potholes repaired in San Antonio each day. She spoke of an effort TCI launched earlier this week to address the increase in calls for pothole repairs called the "pothole blitz." She stated that their goal was to repair 7,500 potholes on San Antonio streets in the month of April. She noted during the pothole blitz, TCI's 16 pothole repair crews would canvas the city while four crews would be dedicated to address 3-1-1 requests. She mentioned that the remaining 12 crews would proactively scout each of the council districts looking for and repairing potholes. She added that crews would be working an extra 10-hour day each week to achieve their goal. She stated that pothole crews would be concentrated in two to three districts per week, with a focus on the neighborhoods that historically have the most pothole repair requests. She added that throughout the month of April, crews would be dispatched through all of the 10 City Council Districts.

NATIONAL COMMUNITY DEVELOPMENT WEEK

Mrs. Sculley reported that this week was National Community Development Week. She stated that the designation of the week began Monday, April 2nd and would run through Saturday. She noted that National Community Development Week was celebrated across the country each year to recognize federally funded Community Development Block Grant (CDBG) and HOME Grant Programs. She reported that the City of San Antonio has been a recipient of CDBG Funding for 43 years and HOME Funding for 26 years. She noted that

the funds were primarily utilized for affordable housing and neighborhood revitalization which are the top two priorities in the City's HUD Five-Year Consolidated Plan.

Councilmember Sandoval congratulated Emma Hernandez and asked her to address the City Council. Ms. Hernandez thanked the City Council for the recognition and stated that it was an honor to work at the Library. Mayor Nirenberg and the City Councilmembers congratulated Ms. Hernandez on her award. Councilmember Viagran invited everyone to attend the San Antonio Book Festival and Mission Marquee Plaza for the Poetry Slam on Saturday.

EXECUTIVE SESSION

Mayor Nirenberg recessed the meeting into Executive Session at 12:13 pm to continue the previous day's Executive Session on the following items:

- A. Economic development negotiations pursuant to Texas Government Code Section 551.087 (economic development).
- B. The purchase, exchange, lease or value of real property pursuant to Texas Government Code Section 551.072 (real property).
- C. Settlement offer in a lawsuit against the City by David Brian Ricks pursuant to Texas Government Code Section 551.071 (consultation with attorney).
- D. Settlement offer in a lawsuit against the City by Rosa Martinez pursuant to Texas Government Code Section 551.071 (consultation with attorney).

RECONVENED

Mayor Nirenberg reconvened the meeting at 2:03 pm and announced that no action was taken in Executive Session. He addressed the Consent Zoning Items.

CONSENT ZONING ITEMS

Zoning Items 18, Z-5, Z-6, Z-17, Z-18, Z-20, P-5, Z-22, Z-23, P-6, Z-24, Z-26, Z-27, Z-31, and Z-32 were pulled for Individual Consideration. Councilmember Shaw moved to approve the remaining Consent Zoning Items. Councilmember Treviño seconded the motion.

Mayor Nirenberg called upon Mr. Jack M. Finger to speak.

Jack M. Finger spoke in opposition to the Alcohol Variance (Item 18) due to its close proximity to Madison Elementary School. He stated that he was against the zoning request for Item Z-27 noting that staff recommended denial and the Communications Tower

requested in Item Z-28.

The motion to approve the remaining Consent Zoning Items prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

2018-04-05-0226

Z-1. ZONING CASE # Z2018104 (Council District 1): An Ordinance amending the Zoning District Boundary from "RM-4 AHOD" Residential Mixed Airport Hazard Overlay District to "MF-18 AHOD" Limited Density Multi-Family Airport Hazard Overlay District on Lot 51, 52, 53, 54, 55, and 56, Block 2, NCB 6481, located at 1553 West Woodlawn Avenue. Staff and Zoning Commission recommend Approval.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 51, 52, 53, 54, 55, AND 56, BLOCK 2, NCB 6481 TO WIT: FROM "RM-4 AHOD" RESIDENTIAL MIXED AIRPORT HAZARD OVERLAY DISTRICT TO "MF-18 AHOD" LIMITED DENSITY MULTI-FAMILY AIRPORT HAZARD OVERLAY DISTRICT.

2018-04-05-0227

Z-2. ZONING CASE # Z2018112 CD (Council District 1): An Ordinance amending the Zoning District Boundary from "C-2 AHOD" Commercial Airport Hazard Overlay District to "C-2 CD AHOD" Commercial Airport Hazard Overlay District with a Conditional Use for a Microbrewery on Lot 89, NCB 11884, located at 343 West Sunset Road. Staff and Zoning Commission recommend Approval.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 89, NCB 11884 TO WIT: FROM "C-2 AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT TO "C-2 CD AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT WITH A CONDITIONAL USE FOR A MICROBREWERY.

2018-04-05-0228

Z-3. ZONING CASE # Z2017228 (Council District 1): An Ordinance amending the Zoning District Boundary from "R-4 H AHOD" Residential Single-Family Monte Vista Historic Airport Hazard Overlay District to "O-1 H AHOD" Office Monte Vista

Historic Airport Hazard Overlay District on Lot 10 and the west 3.78 feet of Lot 11, Block 11, NCB 1836, located at 133 West Mistletoe Avenue. Staff and Zoning Commission recommend Approval.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 10 AND THE WEST 3.78 FEET OF LOT 11, BLOCK 11, NCB 1836 TO WIT: FROM "R-4 H AHOD" RESIDENTIAL SINGLE-FAMILY MONTE VISTA HISTORIC AIRPORT HAZARD OVERLAY DISTRICT TO "O-1 H AHOD" OFFICE MONTE VISTA HISTORIC AIRPORT HAZARD OVERLAY DISTRICT.

2018-04-05-0229

Z-4. ZONING CASE # Z2018096 CD (Council District 1): An Ordinance amending the Zoning District Boundary from "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District to "R-4 CD AHOD" Residential Single-Family Airport Hazard Overlay District with a Conditional Use for Two Dwelling Units on Lot 7, Block 25, NCB 8482, located at 2202 Sacramento Street. Staff and Zoning Commission recommend Approval.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 7, BLOCK 25, NCB 8482 TO WIT: FROM "R-4 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "R-4 CD AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT WITH A CONDITIONAL USE FOR TWO DWELLING UNITS.

2018-04-05-0230

Z-7. ZONING CASE # Z2018037 (Council District 2): An Ordinance amending the Zoning District Boundary from "I-1 RIO-2 DN UC-2 AHOD" General Industrial River Improvement Overlay Development Node Urban Corridor Airport Hazard Overlay District to "IDZ RIO-2 DN UC-2 AHOD" Infill Development Zone River Improvement Overlay Development Node Urban Corridor Airport Hazard Overlay District with uses permitted in "C-3" General Commercial District and "O-2" High-Rise Office District on 1.6596 acres out of NCB 977, located at 1990 Broadway Street. Staff and Zoning Commission recommend Approval. (Continued from January 18, 2018)

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY

CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: 1.6596 ACRES OUT OF NCB 977 TO WIT: FROM "I-1 RIO-2 DN UC-2 AHOD" GENERAL INDUSTRIAL RIVER IMPROVEMENT OVERLAY DEVELOPMENT NODE URBAN CORRIDOR AIRPORT HAZARD OVERLAY DISTRICT TO "IDZ RIO-2 DN UC-2 AHOD" INFILL DEVELOPMENT ZONE RIVER IMPROVEMENT OVERLAY DEVELOPMENT NODE URBAN CORRIDOR AIRPORT HAZARD OVERLAY DISTRICT WITH USES PERMITTED IN "C-3" GENERAL COMMERCIAL DISTRICT AND "O-2" HIGH-RISE OFFICE DISTRICT.

2018-04-05-0231

Z-8. ZONING CASE # Z2018077 (Council District 2): An Ordinance amending the Zoning District Boundary from "C-3 AHOD" General Commercial Airport Hazard Overlay District and "MHP AHOD" Manufactured Housing Park Airport Hazard Overlay District to "MHP AHOD" Manufactured Housing Park Airport Hazard Overlay District on 27.374 acres out of NCB 15894, generally located in the 6300 block of Walzem Road and Woodlake Parkway. Staff and Zoning Commission recommend Approval.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: 27.374 ACRES OUT OF NCB 15894 TO WIT: FROM "C-3 AHOD" GENERAL COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT AND "MHP AHOD" MANUFACTURED HOUSING PARK AIRPORT HAZARD OVERLAY DISTRICT TO "MHP AHOD" MANUFACTURED HOUSING PARK AIRPORT HAZARD OVERLAY DISTRICT.

2018-04-05-0232

P-1. PLAN AMENDMENT CASE # 18026 (Council District 2): An Ordinance amending the Eastern Triangle Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Neighborhood Commercial" to "Community Commercial" on Lot 2, Block 1, NCB 10751, located at 2015 Rigsby Avenue. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2018080 CD)

2018-04-05-0233

Z-9. ZONING CASE # Z2018080 CD (Council District 2): An Ordinance amending the Zoning District Boundary from "C-2" Commercial District to "C-2 NA CD" Commercial Nonalcoholic Sales District with a Conditional Use for Motor Vehicle Sales (Full Service Repair) on Lot 2, Block 1, NCB 10751, located at 2015 Rigsby

Avenue. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 18026)

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 2, BLOCK 1, NCB 10751 TO WIT: FROM "C-2" COMMERCIAL DISTRICT TO "C-2 NA CD" COMMERCIAL NONALCOHOLIC SALES DISTRICT WITH A CONDITIONAL USE FOR MOTOR VEHICLE SALES (FULL SERVICE REPAIR).

2018-04-05-0234

Z-10. ZONING CASE # Z2018085 CD (Council District 2): An Ordinance amending the Zoning District Boundary from "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District to "R-5 CD AHOD" Residential Single-Family Airport Hazard Overlay District with a Conditional Use for a Beauty Salon on Lot 82, Block 7, NCB 16612, located at 6203 Binz-Engleman Road. Staff and Zoning Commission recommend Approval.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 82, BLOCK 7, NCB 16612 TO WIT: FROM "R-5 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "R-5 CD AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT WITH A CONDITIONAL USE FOR A BEAUTY SALON.

2018-04-05-0235

P-2. PLAN AMENDMENT CASE # 18025 (Council District 2): An Ordinance amending the I-10 East Corridor Perimeter Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Parks and Open Space" and "Low Density Residential" to "Industrial" on Lot 13, NCB 18225 (formerly CB 5083), located at 4579 North Graytown Road. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2018093)

2018-04-05-0236

Z-11. ZONING CASE # Z2018093 (Council District 2): An Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District, "C-2 AHOD" Commercial Airport Hazard Overlay District, and "NP-10 AHOD" Neighborhood Preservation Airport Hazard Overlay District to "I-1 AHOD" General Industrial Airport Hazard Overlay District on 7.2832 acres out of CB 5083

located at 4579 North Graytown Road. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 18025)

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: 7.2832 ACRES OUT OF CB 5083 TO WIT: FROM "I-1 AHOD" GENERAL INDUSTRIAL AIRPORT HAZARD OVERLAY DISTRICT, "C-2 AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT, AND "NP-10 AHOD" NEIGHBORHOOD PRESERVATION AIRPORT HAZARD OVERLAY DISTRICT TO "I-1 AHOD" GENERAL INDUSTRIAL AIRPORT HAZARD OVERLAY DISTRICT.

2018-04-05-0237

Z-12. ZONING CASE # Z2018099 (Council District 2): An Ordinance amending the Zoning District Boundary from "C-1 H AHOD" Light Commercial Dignowity Hill Historic Airport Hazard Overlay District to "RM-6 H AHOD" Residential Mixed Dignowity Hill Historic Airport Hazard Overlay District on Lot 25, Block 4, NCB 1372, located at 1339 East Crockett Street. Staff and Zoning Commission recommend Approval.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 25, BLOCK 4, NCB 1372 TO WIT: FROM "C-1 H AHOD" LIGHT COMMERCIAL DIGNOWITY HILL HISTORIC AIRPORT HAZARD OVERLAY DISTRICT TO "RM-6 H AHOD" RESIDENTIAL MIXED DIGNOWITY HILL HISTORIC AIRPORT HAZARD OVERLAY DISTRICT.

2018-04-05-0238

P-3. PLAN AMENDMENT CASE # 18027 (Council District 2): An Ordinance amending the Arena District/Eastside Community Plan, a component of the Comprehensive Master Plan by the City, by changing the future land use from "Medium Density Residential" to "General Commercial" on the South 91.1feet of Lot 27, Lot 28, Lot 29, Lot 30, Lot 31, and Lot 32, Block 21, NCB 1620, located at 1430 South New Braunfels Avenue. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2018100 CD)

2018-04-05-0239

Z-13. ZONING CASE # Z2018100 CD (Council District 2): An Ordinance amending the Zoning District Boundary from "C-2 AHOD" Commercial Airport Hazard Overlay District to "C-2 CD AHOD" Commercial Airport Hazard Overlay District with a

Conditional Use for Food, Mobile Vending (Base Operations) on the South 91.1-feet of Lots 27, Lot 28, Lot 29, Lot 30, Lot 31, and Lot 32, Block 21, NCB 1620, located at 1430 South New Braunfels Avenue. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 18027)

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: ON THE SOUTH 91.1- FEET OF LOTS 27, LOT 28, LOT 29, LOT 30, LOT 31, AND LOT 32, BLOCK 21, NCB 1620 TO WIT: FROM "C-2 AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT TO "C-2 CD AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT WITH A CONDITIONAL USE FOR FOOD, MOBILE VENDING (BASE OPERATIONS).

2018-04-05-0240

Z-14. ZONING CASE # Z2018102 S (Council District 2): An Ordinance amending the Zoning District Boundary from "C-3 AHOD" General Commercial Airport Hazard Overlay District to "C-3 S AHOD" General Commercial Airport Hazard Overlay District with Specific Use Authorization for a Bail Bond Agency on Lot 10 and the south 52.5 feet of Lot 9, Block A, NCB 1318, located at 913 North New Braunfels Avenue. Staff and Zoning Commission recommend Approval.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 10 AND THE SOUTH 52.5 FEET OF LOT 9, BLOCK A, NCB 1318 TO WIT: FROM "C-3 AHOD" GENERAL COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT TO "C-3 S AHOD" GENERAL COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT WITH SPECIFIC USE AUTHORIZATION FOR A BAIL BOND AGENCY.

2018-04-05-0241

P-4. PLAN AMENDMENT CASE # 18031 (Council District 2): An Ordinance amending the IH-10 East Corridor Perimeter Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Parks and Open Space" and "Urban Living" to "Community Commercial" on 9.5 acres out of NCB 18225 and CB 5083, generally located at 999 East Interstate Highway 10. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2018108)

2018-04-05-0242

Z-15. ZONING CASE # Z2018108 (Council District 2): An Ordinance amending the Zoning

District Boundary from "NP-10 AHOD" Neighborhood Preservation Airport Hazard Overlay District and "C-2 AHOD" Commercial Airport Hazard Overlay District to "C-2 AHOD" Commercial Airport Hazard Overlay District on 9.5 acres out of NCB 18225 and CB 5083, generally located at 999 East IH-10. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 18031)

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: 9.5 ACRES OUT OF NCB 18225 AND CB 5083 TO WIT: FROM "NP-10 AHOD" NEIGHBORHOOD PRESERVATION AIRPORT HAZARD OVERLAY DISTRICT AND "C-2 AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT TO "C-2 AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT.

2018-04-05-0243

Z-16. ZONING CASE # Z2018103 (Council District 3): An Ordinance amending the Zoning District Boundary from "MR AHOD" Military Reserve Airport Hazard Overlay District to "C-3 AHOD" General Commercial Airport Hazard Overlay District on 0.809 acres out of NCB 10879, located at 2510 Sidney Brooks. Staff and Zoning Commission recommend Approval.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: 0.809 ACRES OUT OF NCB 10879 TO WIT: FROM "MR AHOD" MILITARY RESERVE AIRPORT HAZARD OVERLAY DISTRICT TO "C-3 AHOD" GENERAL COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT ON 0.809 ACRES OUT OF NCB 10879.

2018-04-05-0245

Z-19. ZONING CASE # Z2018076 (Council District 3): An Ordinance amending the Zoning District Boundary from "I-2 H AHOD" Heavy Industrial Mission Historic Airport Hazard Overlay District to "C-2NA H AHOD" Commercial Nonalcoholic Sales Mission Historic Airport Hazard Overlay District on Lot 25, NCB 11176, located at 1319 March Avenue. Staff and Zoning Commission recommend Approval.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY

DESCRIBED HEREIN AS: LOT 25, NCB 11176 TO WIT: FROM "I-2 H AHOD" HEAVY INDUSTRIAL MISSION HISTORIC AIRPORT HAZARD OVERLAY DISTRICT TO "C-2NA H AHOD" COMMERCIAL NONALCOHOLIC SALES MISSION HISTORIC AIRPORT HAZARD OVERLAY DISTRICT.

2018-04-05-0246

Z-21. ZONING CASE # Z2018089 CD (Council District 5): An Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District to "C-2 CD AHOD" Commercial Airport Hazard Overlay District with Conditional Use for Auto and Light Truck Repair on 0.297 acres out of NCB 2533, located at 1818 South Zarzamora Street. Staff and Zoning Commission recommend Approval.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 25, NCB 11176 TO WIT: FROM "I-2 H AHOD" HEAVY INDUSTRIAL MISSION HISTORIC AIRPORT HAZARD OVERLAY DISTRICT TO "C-2NA H AHOD" COMMERCIAL NONALCOHOLIC SALES MISSION HISTORIC AIRPORT HAZARD OVERLAY DISTRICT.

2018-04-05-0251

Z-25. ZONING CASE # Z2018094 HL (Council District 7): An Ordinance amending the Zoning District Boundary from "R-6 NCD-7 AHOD" Residential Single-Family Jefferson Neighborhood Conservation Airport Hazard Overlay District to "R-6 HL NCD-7 AHOD" Residential Single-Family Historic Landmark Jefferson Neighborhood Conservation Airport Hazard Overlay District on Lot 2 and west 10 feet of 3, Block 10, NCB 7079, located at 348 Thomas Jefferson Drive. Staff and Zoning Commission recommend Approval.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 2 AND WEST 10 FEET OF 3, BLOCK 10, NCB 7079 TO WIT: FROM "R-6 NCD-7 AHOD" RESIDENTIAL SINGLE-FAMILY JEFFERSON NEIGHBORHOOD CONSERVATION AIRPORT HAZARD OVERLAY DISTRICT TO "R-6 HL NCD-7 AHOD" RESIDENTIAL SINGLE-FAMILY HISTORIC LANDMARK JEFFERSON NEIGHBORHOOD CONSERVATION AIRPORT HAZARD OVERLAY DISTRICT.

2018-04-05-0254

Z-28. ZONING CASE # Z2018097 S (Council District 7): An Ordinance amending the Zoning District Boundary from "R-5 NCD-3 AHOD" Residential Single-Family Ingram Hills Neighborhood Conservation Airport Hazard Overlay District to "R-5 S NCD-3 AHOD" Residential Single-Family Ingram Hills Neighborhood Conservation Airport Hazard Overlay District with a Specific Use Authorization for a Wireless Communications Tower on 0.2194 acres out of NCB 11491, generally located in the 5800 Block of Ingram Road. Staff and Zoning Commission recommend Approval.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: 0.2194 ACRES OUT OF NCB 11491 TO WIT: FROM "R-5 NCD-3 AHOD" RESIDENTIAL SINGLE-FAMILY INGRAM HILLS NEIGHBORHOOD CONSERVATION AIRPORT HAZARD OVERLAY DISTRICT TO "R-5 S NCD-3 AHOD" RESIDENTIAL SINGLE-FAMILY INGRAM HILLS NEIGHBORHOOD CONSERVATION AIRPORT HAZARD OVERLAY DISTRICT WITH A SPECIFIC USE AUTHORIZATION FOR A WIRELESS COMMUNICATIONS TOWER.

2018-04-05-0255

P-7. PLAN AMENDMENT CASE # 18030 (Council District 7): An Ordinance amending the Near Northwest Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Low Density Residential" to "High Density Residential" on Lot 38, Block H, NCB 8398, located at 919 Sutton Drive. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2018106)

2018-04-05-0256

Z-29. ZONING CASE # Z2018106 (Council District 7): An Ordinance amending the Zoning District Boundary from "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District to "MF-18 AHOD" Limited Density Multi-Family Airport Hazard Overlay District on Lot 38, Block H, NCB 8398, located at 919 Sutton Street. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 18030)

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 38, BLOCK H, NCB 8398 TO WIT: FROM "R-4 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT

TO "MF-18 AHOD" LIMITED DENSITY MULTI-FAMILY AIRPORT HAZARD OVERLAY DISTRICT.

2018-04-05-0257

P-8. PLAN AMENDMENT CASE # 18033 (Council District 8): An Ordinance amending the North Sector Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Mixed Use Center" to "General Urban Tier" on 13.76 acres out of NCB 14686 and NCB 14691, generally located in the 5600 block of Babcock Road. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2018111)

2018-04-05-0258

Z-30. ZONING CASE # Z2018111 (Council District 8): An Ordinance amending the Zoning District Boundary from "R-6" Residential Single-Family District and "C-2" Commercial District to "MF-18" Limited Density Multi-Family District on 13.76 acres out of NCB 14691, NCB 14690, and NCB 14695, generally located in the 5600 block of Babcock Road. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 18033)

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: 13.76 ACRES OUT OF NCB 14691, NCB 14690, AND NCB 14695 TO WIT: FROM "R-6" RESIDENTIAL SINGLE-FAMILY DISTRICT AND "C-2" COMMERCIAL DISTRICT TO "MF-18" LIMITED DENSITY MULTI-FAMILY DISTRICT.

CONSENT ZONING CONCLUDED

ZONING ITEMS PULLED FOR INDIVIDUAL CONSIDERATION

City Clerk Vacek read the caption for Item 18:

CONTINUED TO APRIL 5, 2018

18. ALCOHOL VARIANCE # AV2018004 (Council District 7): An Ordinance granting a Variance to City Code 4-6(c)(1 and 3) and 4-6(d)(6) of the City Code and authorizing the sale of alcoholic beverages on Lots 2, 3, and Lot 4, Block 1, NCB 8347, located at 838 Bandera Road for off-premise consumption within three-hundred (300) feet of Madison Elementary School, a public education institution located within the San Antonio Independent School District. (Continued from February 15, 2018)

Councilmember Sandoval moved to continue Item 18 until April 19, 2018. Councilmember Pelaez seconded the motion. The motion to continue prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

DENIED

Z-5. ZONING CASE # Z2018082 (Council District 2): An Ordinance amending the Zoning District Boundary from "C-2 AHOD" Commercial Airport Hazard Overlay District to "C-3NA AHOD" General Commercial Nonalcoholic Sales Airport Hazard Overlay District on 0.5670 acres out of NCB 16918, located at 8103 Melbury Forest. Staff recommends Denial. The Zoning Commission recommendation is forwarded as Denial for lack of a motion.

Melissa Ramirez presented Item Z-5 and stated that staff and the Zoning Commission recommended denial. She reported that of 9 notices mailed; none were returned in favor or opposition.

Councilmember Shaw moved to deny Item Z-5. Councilmember Courage seconded the motion. The motion to deny prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

CONTINUED TO MAY 17, 2018

Z-6. ZONING CASE # Z2017066 CD (Council District 2): An Ordinance amending the Zoning District Boundary from "R-4" Residential Single-Family District to "C-2 CD" Commercial District with a Conditional Use for Motor Vehicle Sales on the South 112.5 feet of Lots 14 and 15, Block 15, NCB 10333, located at 3302 Martin Luther King Drive. Staff and Zoning Commission recommend Denial.

Melissa Ramirez presented Item Z-6 and stated that staff and the Zoning Commission recommended denial. She reported that of 42 notices mailed; none were returned in favor or opposition. She added that the Wheatley Heights Action Group was in support of the request.

Councilmember Shaw moved to continue Item Z-6 until May 17, 2018. Councilmember Saldaña seconded the motion. The motion to continue prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

2018-04-05-0244

Z-17. ZONING CASE # Z2018074 CD (Council District 3): An Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District and "MF-33 AHOD" Multi-Family Airport Hazard Overlay District to "C-2 NA CD AHOD" Commercial Nonalcoholic Sales Airport Hazard Overlay District with a Conditional Use for Motor Vehicle Sales (Full Service) on the North 100-feet of Lot 1 and Lot 2, Block 23, NCB 7683 and "C-1 AHOD" Light Commercial Airport Hazard Overlay District on Lot 3, Block 23, NCB 7683, located at 6200 South Flores Street. Staff and Zoning Commission recommend Approval, with Conditions.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: THE NORTH 100-FEET OF LOT 1 AND LOT 2, BLOCK 23, NCB 7683 AND LOT 3, BLOCK 23, NCB 7683 TO WIT: FROM "I-1 AHOD" GENERAL INDUSTRIAL AIRPORT HAZARD OVERLAY DISTRICT AND "MF-33 AHOD" MULTI-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "C-2 NA CD AHOD" COMMERCIAL NONALCOHOLIC SALES AIRPORT HAZARD OVERLAY DISTRICT WITH A CONDITIONAL USE FOR MOTOR VEHICLE SALES (FULL SERVICE) ON THE NORTH 100-FEET OF LOT 1 AND LOT 2, BLOCK 23, NCB 7683 AND "C-1 AHOD" LIGHT COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT ON LOT 3, BLOCK 23, NCB 7683.

Melissa Ramirez presented Item Z-17 and stated that staff and the Zoning Commission recommended approval with the following conditions: 1) No temporary signs, no pennant flags, no feather flags and no streamers or strings; 2) No outdoor amplification speakers permitted; and 3) Lighting shall be directed onto the property only. She reported that of 27 notices mailed; five were returned in favor and none in opposition. She added that the Mission San Jose Neighborhood Association was in support of the request.

Councilmember Viagran moved to approve Item Z-17 with the conditions read by Mrs. Ramirez as well as an additional condition to limit signage to one stand-alone sign not exceed 18 feet in height and 50 square feet. Councilmember Shaw seconded the motion. The motion to approve with conditions prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

CONTINUED TO MAY 17, 2018

Z-18. ZONING CASE # Z2018073 (Council District 3): An Ordinance amending the Zoning District Boundary from "R-5" Residential Single-Family District, "MF-33" Multi-Family District, and "C-3" General Commercial District to "MXD" Mixed Use District on 110.554 acres out of NCB 10835, NCB 10838, NCB 13485, NCB 13486, NCB 14045 and NCB 13881, generally located east of the intersection at Pecan Valley Drive and East Southcross. Staff and Zoning Commission recommend Approval.

Melissa Ramirez presented Item Z-18 and stated that staff and the Zoning Commission recommended approval. She reported that of 67 notices; four were returned in favor and five in opposition. She added that the Pecan Valley and Highland Hills Neighborhood Associations were opposed to the request.

Mayor Nirenberg noted that the Item would be continued but would call upon the citizens registered to speak.

Charles Bartlett spoke in opposition to the request noting concerns with flooding issues in the area.

David Torres stated that he was opposed to the request noting that the Vaaler Club Project was different than what was originally presented to the Neighborhood Association.

Councilmember Viagran moved to continue Item Z-18 until May 17, 2018. Councilmember Pelaez seconded the motion. The motion to continue prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

CONTINUED TO MAY 17, 2018

Z-20. ZONING CASE # Z2018081 (Council District 5): An Ordinance amending the Zoning District Boundary from "R-6 AHOD" Residential Single-Family Airport Hazard Overlay District to "NC AHOD" Neighborhood Commercial Airport Hazard Overlay District on the South 85 feet of Lot 7C, Block 8, NCB 8084, located at 2015 El Jardin Road. Staff and Zoning Commission recommend Approval.

Melissa Ramirez presented Item Z-20 and stated that staff and the Zoning Commission recommended approval. She reported that of 21 notices mailed; one was returned in favor and two in opposition. She added that the Westwood Square Neighborhood Association was opposed to the request.

Mayor Nirenberg called upon the citizens registered to speak.

Guadalupe Salazar stated that he was the applicant and requested a continuance to May 17, 2018.

Juan Sanchez spoke in opposition to the request noting concerns with signage and safety.

Councilmember Gonzales moved to continue Item Z-20 until May 17, 2018. Councilmember Viagran seconded the motion. The motion to continue prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

Items P-5 and Z-22 were addressed jointly.

2018-04-05-0247

P-5. PLAN AMENDMENT CASE # 18021 (Council District 5): An Ordinance amending the Kelly/South San PUEBLO Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from “Neighborhood Commercial” to “Community Commercial” on the 0.8252 acres out of NCB 6777, located at 1102 Cupples Road. Staff and Planning Commission recommend Approval. (Associated Zoning Case # Z2018079)

2018-04-05-0248

Z-22. ZONING CASE # Z2018079 CD (Council District 5): An Ordinance amending the Zoning District Boundary from "C-2 NA AHOD" Commercial Nonalcoholic Sales Airport Hazard Overlay District and "R-6 AHOD" Residential Single-Family Airport Hazard Overlay District to “C-2NA CD AHOD” Commercial Nonalcoholic Sales Airport Hazard Overlay District with Conditional Use for Motor Vehicle Sales (Full Service) on 0.8252 acres out of NCB 6777, located at 1102 Cupples Road. Staff and Zoning Commission recommend Approval, with Conditions. (Associated Plan Amendment 18021)

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: 0.8252 ACRES OUT OF NCB 6777 TO WIT: FROM "C-2 NA AHOD" COMMERCIAL NONALCOHOLIC SALES AIRPORT HAZARD OVERLAY DISTRICT AND "R-6 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT

HAZARD OVERLAY DISTRICT TO "C-2NA CD AHOD" COMMERCIAL NONALCOHOLIC SALES AIRPORT HAZARD OVERLAY DISTRICT WITH CONDITIONAL USE FOR MOTOR VEHICLE SALES (FULL SERVICE).

Melissa Ramirez presented Item P-5 and stated that it would amend the Kelly/South San PUEBLO Community Plan. She reported that staff and the Planning Commission recommended approval.

For Item Z-22, she stated that staff and the Zoning Commission recommended approval with the following conditions: 1) Downward facing lighting; 2) No outdoor sound amplification; and 3) Hours of Operation Monday through Saturday 8:00 am to 6:00 pm. She reported of 16 notices mailed; one was returned in favor and two in opposition. She added that the Thompson Neighborhood Association was in support of the request.

Mayor Nirenberg called upon Ms. Patricia Villarreal to speak.

Patricia Villarreal stated that she was representing the property owner who was requesting the change in order to comply with the Code.

Councilmember Gonzales moved to approve Items P-5 and Z-22 with the conditions read by Mrs. Ramirez. Councilmember Viagran seconded the motion. The motion to approve with conditions prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

DENIED

Z-23. ZONING CASE # Z2018063 CD (Council District 6): An Ordinance amending the Zoning District Boundary from "C-2 NA AHOD" Commercial Nonalcoholic Sales Airport Hazard Overlay District to "C-2 NA CD AHOD" Commercial Nonalcoholic Sales Airport Hazard Overlay District with Conditional Use for Motor Vehicle Sales on Lot 3 and Lot 4, Block 4, NCB 13955, located at 1932 South Callaghan Road and 1934 South Callaghan Road. Staff and Zoning Commission recommend Approval.

Melissa Ramirez presented Item Z-23 and stated that staff and the Zoning Commission recommended approval. She reported that of 21 notices mailed; none were returned in favor and three in opposition.

Councilmember Brockhouse stated that the Neighborhood and Community Development Plans did not support the request.

Councilmember Brockhouse moved to deny Item Z-23. Councilmember Viagran seconded the motion. The motion to deny prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

Items P-6 and Z-24 were addressed jointly.

2018-04-05-0249

P-6. PLAN AMENDMENT CASE # 18032 (Council District 6): An Ordinance amending the West/Southwest Sector Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Rural Estate Tier" to "Regional Center" on the south 180-feet of Lot 5, Block 1, NCB 17637, located at 10540 Culebra Road. Staff and Planning Commission recommend Denial, with an Alternate Recommendation. (Associated Zoning Case Z2018110)

2018-04-05-0250

Z-24. ZONING CASE # Z2018110 (Council District 6): An Ordinance amending the Zoning District Boundary from "C-2NA" Commercial Nonalcoholic Sales District to "C-3NA" General Commercial Nonalcoholic Sales District on the South 180-feet of Lot 5, Block 1, NCB 17637, located at 10540 Culebra Road. Staff recommends Denial. Zoning Commission recommends Approval. (Associated Plan Amendment 18032)

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: THE SOUTH 180-FEET OF LOT 5, BLOCK 1, NCB 17637 TO WIT: FROM "C-2NA" COMMERCIAL NONALCOHOLIC SALES DISTRICT TO "C-3NA" GENERAL COMMERCIAL NONALCOHOLIC SALES DISTRICT.

Melissa Ramirez presented Item P-6 and stated that it would amend the West/Southwest Sector Plan. She reported that staff and the Planning Commission recommended denial with an alternate recommendation of Suburban Tier. For Item Z-24, she stated that staff recommended denial while the Zoning Commission recommended approval. She reported that of 13 notices mailed; two were returned in favor and none in opposition.

Councilmember Brockhouse stated that it would be compliant with the rest of the development in the area and moved to approve Items P-6 and Z-24. Councilmember Pelaez seconded the motion. The motion to approve prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

2018-04-05-0252

Z-26. ZONING CASE # Z2018078 CD (Council District 7): An Ordinance amending the Zoning District Boundary from "R-6 AHOD" Residential Single-Family Airport Hazard Overlay District to "R-6 CD AHOD" Residential Single-Family Airport Hazard Overlay District with a Conditional Use for a Duplex on Lot 11, Block 19, NCB 15047, located at 4606 Lone Eagle Street. Staff recommends Denial. Zoning Commission recommends Approval.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 11, BLOCK 19, NCB 15047 TO WIT: FROM "R-6 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "R-6 CD AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT WITH A CONDITIONAL USE FOR A DUPLEX.

Melissa Ramirez presented Item Z-26 and stated that staff recommended denial while the Zoning Commission recommended approval. She reported that of 28 notices mailed; two were returned in favor and six in opposition. She noted that the case would require 9 votes to approve due to the opposition exceeding 20%. She added that the Thunderbird Hills Neighborhood Association was in support of the request.

Mayor Nirenberg called upon Mr. Daniel Rossiter to speak. Daniel Rossiter stated that he was the applicant and that there would be no change to the square footage of the property. He noted that he would be converting the garage to add parking in order to address the neighborhood concerns.

Councilmember Sandoval asked of the conversations that occurred with the neighborhood. Mr. Rossiter stated that he had knocked on every door within 200 feet and spoke to everyone that answered the door. He spoke to two individuals and follow up with phone calls to the others. He added that he would live on the property and had made many repairs.

Councilmember Sandoval moved to approve Item Z-26. Councilmember Shaw seconded the motion. The motion to approve prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

2018-04-05-0253

Z-27. ZONING CASE # Z2018088 CD (Council District 7): An Ordinance amending the

Zoning District Boundary from "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District to "R-20 CD AHOD" Residential Single-Family Airport Hazard Overlay District with a Conditional Use for four (4) Residential Dwelling Units on Lot 66B, Block B, NCB 11507, located at 211 West Cheryl Drive. Staff and Zoning Commission recommend Denial with an Alternate Recommendation.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 66B, BLOCK B, NCB 11507 TO WIT: FROM "R-5 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "R-20 CD AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT WITH A CONDITIONAL USE FOR FOUR (4) RESIDENTIAL DWELLING UNITS.

Melissa Ramirez presented Item Z-27 and stated that staff and the Zoning Commission recommended denial with an alternate recommendation for three Dwelling Units. She reported that of 18 notices mailed; three were returned in favor and none in opposition. She added that the University Park Neighborhood Association was in support of the request.

Mayor Nirenberg called upon Mr. Alex Triff to speak. Alex Triff stated that he was the property owner and had attempted to meet with the neighbors that had concern.

Councilmember Sandoval moved to approve Item Z-27 with three Dwelling Units. Councilmember Courage seconded the motion. The motion to approve with conditions prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

CONTINUED TO MAY 17, 2018

Z-31. ZONING CASE # Z2018052 (Council District 9): An Ordinance amending the Zoning District Boundary from "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District to "O-1 AHOD" Office Airport Hazard Overlay District on the Northwest 152.75 feet of Lot 10, Block 37, NCB 11753, located at 10815 West Avenue. Staff and Zoning Commission recommend Approval. (Continued from February 15, 2018)

Melissa Ramirez presented Item Z-31 and stated that staff and the Zoning Commission recommended approval. She reported that of 17 notices mailed; none were returned in favor and four in opposition.

Councilmember Courage moved to continue Item Z-31 to May 17, 2018. Councilmember Viagran seconded the motion. The motion to continue prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

CONTINUED TO MAY 17, 2018

Z-32. ZONING CASE # Z2018091 CD (Council District 10): An Ordinance amending the Zoning District Boundary from "R-6 AHOD" Residential Single-Family Airport Hazard Overlay District to "R-6 CD AHOD" Residential Single-Family Airport Hazard Overlay District with Conditional Use for an Assisted Living Facility up to ten (10) residents on Lot 74, Block 1, NCB 17790, located at 5450 Maple Vista. Staff and Zoning Commission recommend Denial.

Melissa Ramirez presented Item Z-32 and stated that staff and the Zoning Commission recommended denial. She reported that of 33 notices mailed; one was returned in favor and one in opposition.

Councilmember Perry moved to continue Item Z-33 to May 17, 2018. Councilmember Shaw seconded the motion. The motion to continue prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

ADJOURNMENT

There being no further discussion, Mayor Nirenberg adjourned the meeting at 4:03 pm.

APPROVED

RON NIRENBERG
MAYOR

ATTEST:

LETICIA M. VACEK, TRMC/CMC/MMC
CITY CLERK