

AN ORDINANCE 2015-04-02-0262

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 0.64 and 0.96 acres out of Lot 39, Block 7, NCB 8733 from "RM-4 AHOD" Residential Mixed Airport Hazard Overlay District to "C-2P AHOD" Commercial Pedestrian 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.

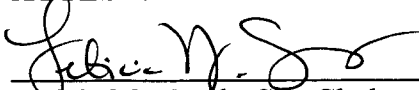
SECTION 5. This ordinance shall become effective April 12, 2015.

PASSED AND APPROVED this 2nd day of April 2015.




M A Y O R
Ivy R. Taylor

ATTEST:


for Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:


for Martha G. Sepeda, Acting City Attorney

Agenda Item:	Z-13						
Date:	04/02/2015						
Time:	02:27:30 PM						
Vote Type:	Motion to Approve						
Description:	ZONING CASE # Z2015090 (District 5): An Ordinance amending the Zoning District Boundary from "RM-4 AHOD" Residential Mixed Airport Hazard Overlay District to "C-2P AHOD" Commercial Pedestrian Airport Hazard Overlay District on 0.64 and 0.96 acres out of Lot 39, Block 7, NCB 8733 located on a portion of the 2100 Block of West Southcross Boulevard and a portion of the 100 Block of Fay Avenue. Staff and Zoning Commission recommend Approval.						
Result:	Passed						
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Ivy R. Taylor	Mayor		x				
Roberto C. Trevino	District 1		x				
Alan Warrick	District 2		x				
Rebecca Viagran	District 3		x				
Rey Saldaña	District 4		x				
Shirley Gonzales	District 5		x			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				

Northstar Land Surveying, Inc.

***9033 Aero St., Suite 207
San Antonio, Texas 78217
(210) 826-6228***

20215390

**FIELD NOTES FOR
REZONING**

BEING A 0.64 ACRE TRACT OF LAND OUT OF LOT 39, BLOCK 7, NEW CITY BLOCK 8733, TEXAS AUTO SALVAGE 2, SAN ANTONIO, BEXAR COUNTY, TEXAS, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 9650, PAGE 154, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING: At a found 1/2 inch iron rod at the west corner of the cut-back right-of-way line joining the north right-of-way line of W. Southcross Blvd. and the northwest right-of-way line of Somerset Road, the most southerly southeast corner of the above referenced Lot 39, Block 7, New City Block 8733;

THENCE: North 84 degrees 08 minutes 37 seconds West (Bearings are based on the referenced recorded plat), 238.57 feet coincident with the north right-of-way line of W. Southcross Blvd., the south line of Lot 39, Block 7, New City Block 8733, to the southeast corner and **POINT OF BEGINNING** of the herein described tract;

THENCE: North 84 degrees 08 minutes 37 seconds West, 125.00 feet coincident with the north right-of-way line of W. Southcross Blvd., the south line of Lot 39, Block 7, New City Block 8733, to a found iron pipe, the southeast corner of the west 75 feet of Lot 20, Block 7, New City Block 8733, Artesian Gardens, as recorded in Volume 980, Page 387, Deed and Plat Records of Bexar County, Texas, the southwest corner of the herein described tract;

THENCE: North 05 degrees 47 minutes 55 seconds East, 280.82 feet coincident with the east line of the above referenced west 75 feet of the Lot 20, to a found 1/2 inch iron rod, the northeast corner of the west 75 feet of Lot 20, the northwest corner of the herein described tract;

THENCE: South 84 degrees 02 minutes 23 seconds East, 75.00 feet to the most northerly northeast corner of the herein described tract;

THENCE: South 05 degrees 47 minutes 55 seconds West, 144.61 feet to a corner of the herein described tract;

THENCE: South 83 degrees 00 minutes 27 seconds East, 49.88 feet to the most easterly northeast corner of the herein described tract;

Continued...

22015090

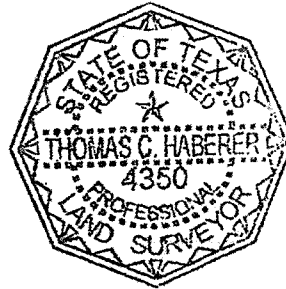
THENCE: South 05 degrees 44 minutes 33 seconds West, 135.08 feet to the **POINT OF BEGINNING**, containing 0.64 acres.

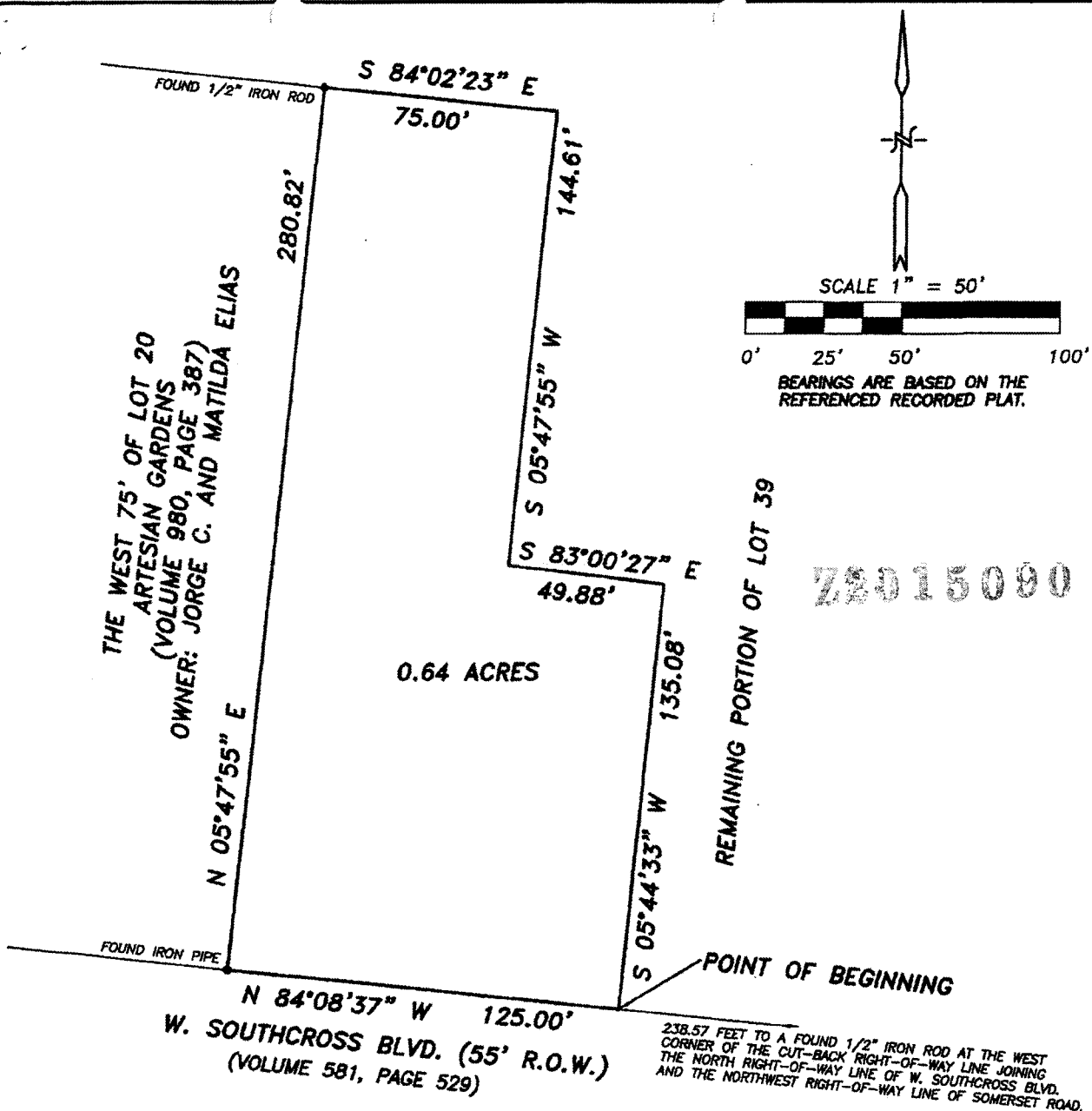
This legal description is for zoning purposes only and is not to be used for any other transactions.



Thomas C. Haberer
Registered Professional Land Surveyor #4350

December 31, 2014
Job No. 7-11-0024 (0.64 acres)





THE WEST 75' OF LOT 20
ARTESIAN GARDENS
(VOLUME 980, PAGE 387)
OWNER: JORGE C. AND MATILDA ELIAS

REMAINING PORTION OF LOT 39

SCALE 1" = 50'
BEARINGS ARE BASED ON THE REFERENCED RECORDED PLAT.

72015090

W. SOUTHCROSS BLVD. (55' R.O.W.)
(VOLUME 581, PAGE 529)

238.57 FEET TO A FOUND 1/2" IRON ROD AT THE WEST CORNER OF THE CUT-BACK RIGHT-OF-WAY LINE JOINING THE NORTH RIGHT-OF-WAY LINE OF W. SOUTHCROSS BLVD. AND THE NORTHWEST RIGHT-OF-WAY LINE OF SOMERSET ROAD.

ZONING SKETCH

BEING A 0.64 ACRE TRACT OF LAND OUT OF LOT 39, BLOCK 7, NEW CITY BLOCK 8733, TEXAS AUTO SALVAGE 2, SAN ANTONIO, BEXAR COUNTY, TEXAS, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 9650, AGE 154, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.

- NOTES: 1) IMPROVEMENTS ARE NOT SHOWN.
2) THE PROFESSIONAL SERVICES PROVIDED HERewith INCLUDE THE PREPARATION OF A FIELD NOTE DESCRIPTION.



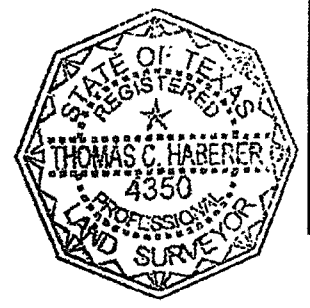
NORTHSTAR LAND SURVEYING, INC.
9033 AERO ST., SUITE 105
SAN ANTONIO, TEXAS 78217
(210) 826-6228

STATE OF TEXAS
COUNTY OF BEXAR

THIS DRAWING IS FOR ZONING PURPOSES ONLY AND IS NOT TO BE USED FOR ANY OTHER TRANSACTIONS.

THIS 31st DAY OF DECEMBER 2014 AD.

Thomas C. Haberer
THOMAS C. HABERER
REGISTERED PROFESSIONAL LAND SURVEYOR #4350



JOB NO. 7-11-0024-ZONING

DRAWN BY: CAM

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9033 Aero St., Suite 207
San Antonio, Texas 78217
(210) 826-6228

FIELD NOTES FOR REZONING

BEING A 0.96 ACRE TRACT OF LAND OUT OF LOT 39, BLOCK 7, NEW CITY BLOCK 8733, TEXAS AUTO SALVAGE 2, SAN ANTONIO, BEXAR COUNTY, TEXAS, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 9650, PAGE 154, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING: At a found 1/2 inch iron rod at the intersection of the south right-of-way line of Fay Avenue, the northwest right-of-way line of Somerset Road, the northeast corner of the above referenced Lot 39, Block 7, New City Block 8733;

THENCE: North 84 degrees 06 minutes 12 seconds West (Bearings are based on the referenced recorded plat), 462.55 feet coincident with the south right-of-way line of Fay Avenue, the north line of Lot 39, Block 7, New City Block 8733, to the northeast corner and **POINT OF BEGINNING** of the herein described tract;

THENCE: South 05 degrees 52 minutes 51 seconds West, 290.53 feet to the southeast corner of the herein described tract;

THENCE: North 84 degrees 07 minutes 09 seconds West, 102.00 feet to the most southerly southwest corner of the herein described tract;

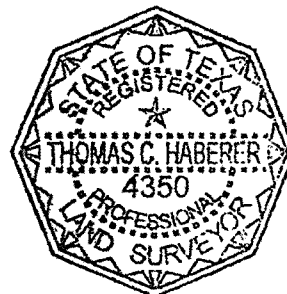
THENCE: North 27 degrees 42 minutes 09 seconds West, 86.75 feet to the most westerly southwest corner of the herein described tract;

THENCE: North 05 degrees 53 minutes 36 seconds East, 218.30 feet to a found 1/2 inch iron rod on the south right-of-way line of Fay Avenue, the north line of Lot 39, Block 7, New City Block 87233, the northwest corner of the herein described tract;

THENCE: South 84 degrees 06 minutes 12 seconds East, 149.94 feet coincident with the south right-of-way line of Fay Avenue, the north line of Lot 39, Block 7, New City Block 8733, to the **POINT OF BEGINNING**, containing 0.96 acres.

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Thomas C. Haberer
Registered Professional Land Surveyor #4350



December 31, 2014
Job No. 7-11-0024 (0.96 acres)

78015090

FAY AVENUE (45' R.O.W.)
(VOLUME 581, PAGE 529)

S 84°06'12" E

149.94'

POINT OF BEGINNING

462.55 FEET TO A FOUND 1/2" IRON ROD ON THE NORTHWEST RIGHT-OF-WAY LINE OF SOMERSET ROAD.

FOUND 1/2" IRON ROD

REMAINING PORTION OF LOT 39

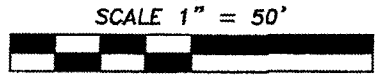
218.30'

290.53'

N 05°53'36" E

REMAINING PORTION OF LOT 39

0.96 ACRES



SCALE 1" = 50'

BEARINGS ARE BASED ON THE REFERENCED RECORDED PLAT.

80' STORM DRAIN EASEMENT
(VOLUME 8722, PAGE 99)

N 27°42'09" W

86.75'

S 05°52'51" W

80' STORM DRAIN EASEMENT
(VOLUME 8527, PAGE 55)

102.00'

N 84°07'09" W

ZONING SKETCH

BEING A 0.96 ACRE TRACT OF LAND OUT OF LOT 39, BLOCK 7, NEW CITY BLOCK 8733, TEXAS AUTO SALVAGE 2, SAN ANTONIO, BEXAR COUNTY, TEXAS, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 9650, AGE 154, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.

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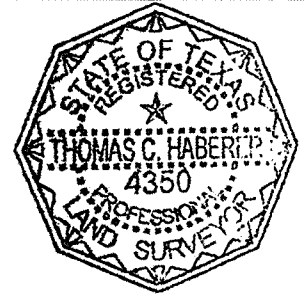


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