

ORDINANCE 2021-06-17-0503

AMENDING THE LAND USE PLAN CONTAINED IN THE NORTH SECTOR PLAN, A COMPONENT OF THE COMPREHENSIVE MASTER PLAN OF THE CITY, BY CHANGING THE USE OF 3.859 ACRES OF LAND GENERALLY LOCATED IN THE 8900 BLOCK OF NORTH LOOP 1604 WEST, LEGALLY DESCRIBED AS 3.859 ACRES OUT OF NCB 14614 FROM "SUBURBAN TIER" TO "GENERAL URBAN TIER."

\* \* \* \* \*

WHEREAS, the North Sector Plan was adopted on August 5, 2010 by City Council as a component of the City's Comprehensive Master Plan adopted May 29, 1997; and

WHEREAS, the Unified Development Code requires consistency between zoning and the Comprehensive Master Plan and Section 213.003 of the TEXAS LOCAL GOVERNMENT CODE allows amendment of the Comprehensive Master Plan following a public hearing and review by the Planning Commission; and

WHEREAS, a public hearing was held on May 12, 2021 by the Planning Commission allowing all interested citizens to be heard; and

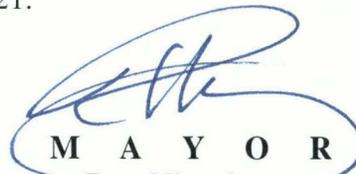
WHEREAS, the San Antonio City Council has considered the effect of this amendment to the Comprehensive Master Plan of the City and has determined that it conforms to the approval criteria set forth in the Unified Development Code §35-420, Comprehensive, Neighborhood, Community, and Perimeter Plans; **NOW THEREFORE;**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:**

**SECTION 1.** The North Sector Plan, A Component Of The Comprehensive Master Plan of the City, by changing the use of approximately 3.859 acres of land generally located in the 8900 Block of North Loop 1604 West, legally described as 3.859 acres out of NCB 14614 from "Suburban Tier" to "General Urban Tier." All portions of land mentioned are depicted in **Attachment "I"** attached hereto and incorporated herein for all purposes.

**SECTION 2.** This ordinance shall take effect June 27, 2021.

**PASSED AND APPROVED** on this 17<sup>th</sup> day of June, 2021.

  
M A Y O R  
Ron Nirenberg

ATTEST:

  
Tina J. Flores, City Clerk

APPROVED AS TO FORM:

  
Andrew Segovia, City Attorney



# City of San Antonio

City Council

June 17, 2021

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**Item: P-5**

**File Number: 21-4251**

**Enactment Number:**

**2021-06-17-0503**

PLAN AMENDMENT CASE PA-2021-11600019 (Council District 8): Ordinance amending the North Sector Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use classification from "Suburban Tier" to "General Urban Tier" on 3.859 acres out of NCB 14614, generally located in the 8900 Block of North Loop 1604 West. Staff and Planning Commission recommend Approval.

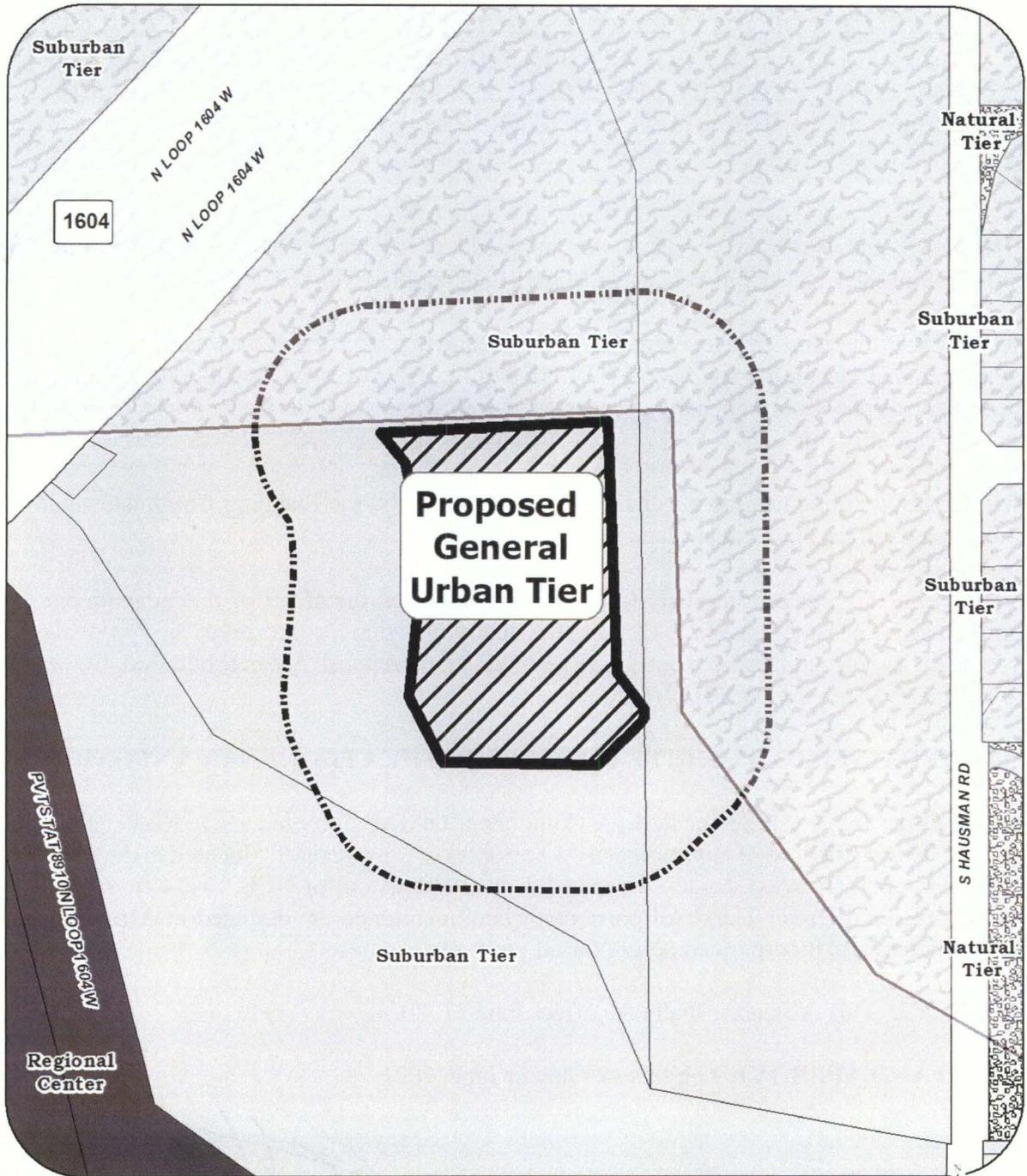
Councilmember Ana E. Sandoval made a motion to approve. Councilmember John Courage seconded the motion. The motion passed by the following vote:

**Aye:** 10 Nirenberg, McKee-Rodriguez, Viagran, Rocha Garcia, Castillo,  
Cabello Havrda, Sandoval, Pelaez, Courage and Perry

**Abstain:** 1 Bravo

3020-51-80-1503

**ATTACHMENT I**  
**Proposed Amendment:**



	200' Notification Area	Suburban Tier	Natural Tier
	Proposed General Urban Tier		Regional Center
	Recharge Zone		

Scale: 0 100 200 Feet

**North Sector Land Use Plan**  
 Proposed Plan Amendment 21160019 Area

City of San Antonio Planning and Community Department