

THIS IS A PROPOSED DRAFT AND WILL BE REPLACED BY THE FINAL, SIGNED ORDINANCE OR RESOLUTION ADOPTED BY THE CITY COUNCIL.

AN ORDINANCE

AMENDING THE LAND USE PLAN CONTAINED IN THE HERITAGE SOUTH SECTOR PLAN, A COMPONENT OF THE COMPREHENSIVE MASTER PLAN OF THE CITY, BY CHANGING THE USE OF APPROXIMATELY 426.472 ACRES OF LAND LOCATED AT 15770 SOUTH US HIGHWAY 281, LEGALLY DESCRIBED AS 426.472 ACRES ON NCB 15665 FROM “COUNTRY TIER” TO “SPECIALIZED CENTER.”

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WHEREAS, the Heritage South Sector Plan was adopted on September 16, 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 September 17, 2019 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 Heritage South Sector Plan, a component of the Comprehensive Master Plan of the City, is hereby amended by changing the use of approximately 426.472 acres of land located at 15770 South US Highway 281, legally described as 426.472 acres out of NCB 15665, from “Country Tier” to “Specialized Center.” All portions of land mentioned are depicted in **Attachments “I”** attached hereto and incorporated herein for all purposes.

SECTION 2. This ordinance shall take effect {Effective Date}.

PASSED AND APPROVED on this {Day of Month} day of {Month & Year}.

M A Y O R
Ron Nirenberg

ATTEST:

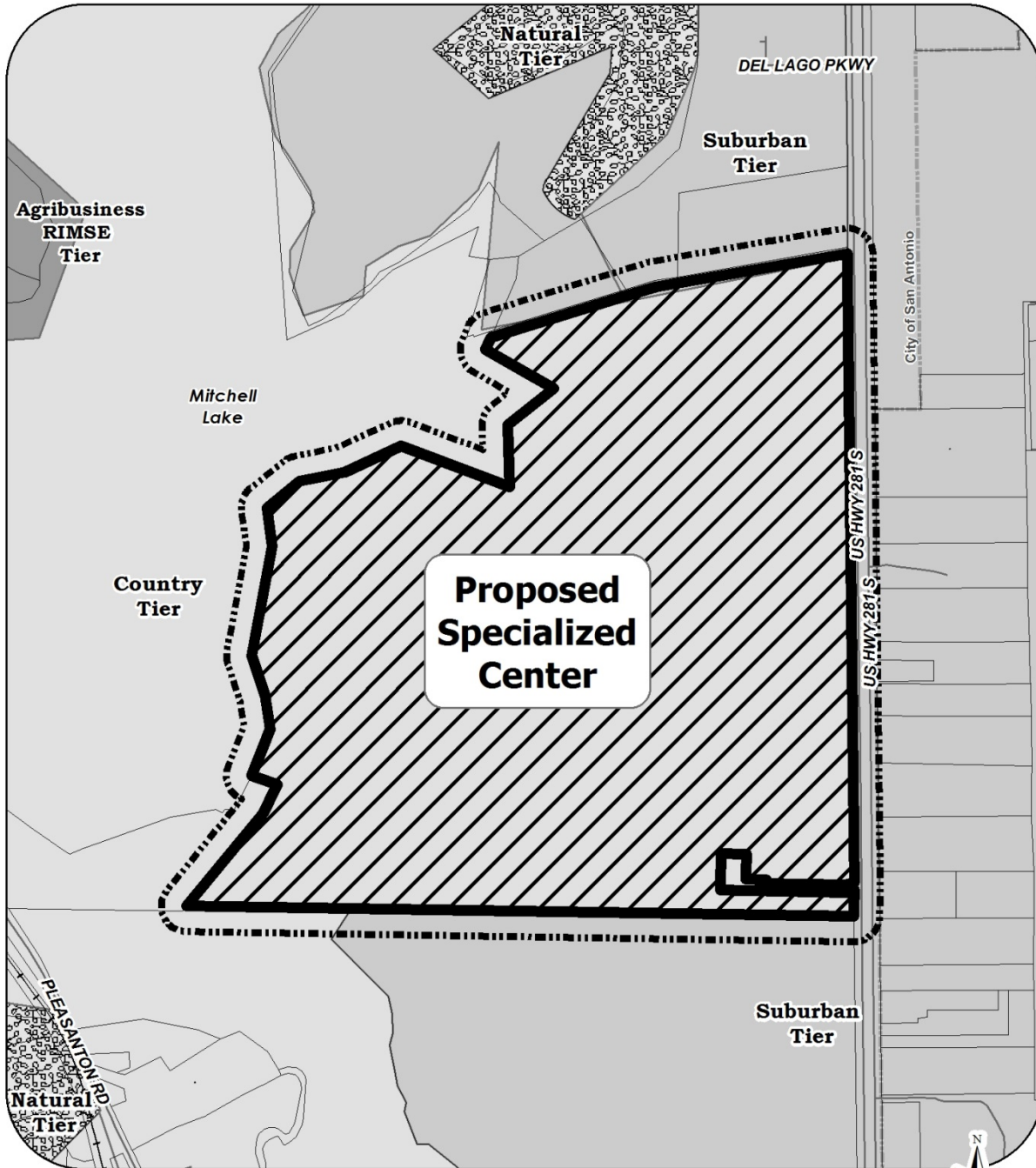
APPROVED AS TO FORM:

Leticia M. Vacek, City Clerk

Andrew Segovia, City Attorney

DRAFT

ATTACHMENT I
Proposed Amendment:



		200' Notification Area		Country Tier		Agribusiness RIMSE Tier
		Proposed Specialized Center		Suburban Tier		Natural Tier

Data Source: City of San Antonio, Enterprise GIS, Base Map 011, Base Approval District
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Heritage South Sector Plan
 Proposed Plan Amendment 1911600061 Area

City of San Antonio
 Planning and Community
 Development Department
 John Dugan
 Director
 OFFICIAL DEVELOPMENT AND
 BUILDING SERVICES CENTER
 100 SOUTH MARKET STREET
 SAN ANTONIO, TX 78203