

AN ORDINANCE 2017-09-21-0730

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.

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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 Lot 48, Block 3, NCB 6557 from "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District to "IDZ AHOD" Infill Development Zone Airport Hazard Overlay District for three (3) dwelling units.


SECTION 2. The City council approves this Infill Development Zone so long as the attached site plan is adhered to. A site plan is attached as **Exhibit "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.

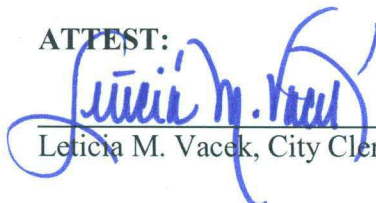
SECTION 4. The Director of Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

SECTION 5. This ordinance shall become effective October 1, 2017.

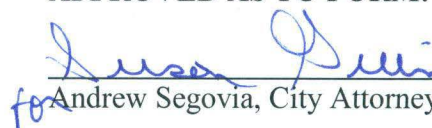
PASSED AND APPROVED this 21st day of September 2017.


M A Y O R
Ron Nirenberg

ATTEST:


Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:

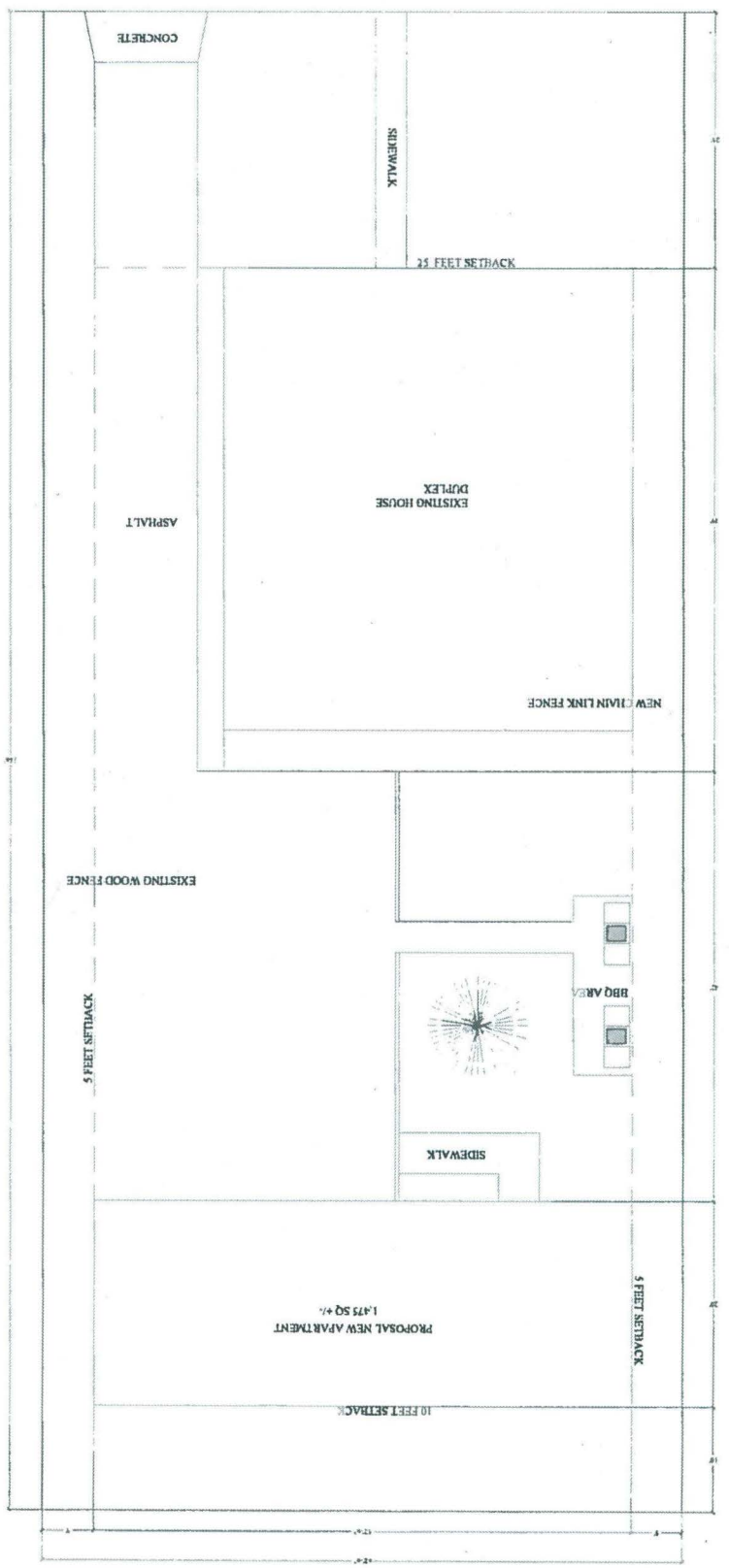

for Andrew Segovia, City Attorney

Agenda Item:	Z-4 (in consent vote: P-2, Z-4)						
Date:	09/21/2017						
Time:	03:02:01 PM						
Vote Type:	Motion to Appr w Cond						
Description:	ZONING CASE # Z2017161 (Council District 1): An Ordinance amending Zoning District Boundary from "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District to "IDZ AHOD" Infill Development Zone Airport Hazard Overlay District for three (3) dwelling units on Lot 48, Block 3, NCB 6557, located at 123 & 125 West Norwood Court. Staff recommends Denial. Zoning Commission recommends Approval. (Associated Plan Amendment 17052)						
Result:	Passed						
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Ron Nirenberg	Mayor	x					
Roberto C. Treviño	District 1		x			x	
William Cruz Shaw	District 2		x				x
Rebecca Viagran	District 3		x				
Rey Saldaña	District 4	x					
Shirley Gonzales	District 5		x				
Greg Brockhouse	District 6		x				
Ana E. Sandoval	District 7		x				
Manny Pelaez	District 8		x				
John Courage	District 9		x				
Clayton H. Perry	District 10		x				

SG/lj
09/21/2017
Item No. Z-4

Exhibit "A"

22017181



AREA	425.00 SF
1st FLOOR	1,050.00 SF
2nd FLOOR	1,475.00 SF
TOTAL LIVING AREA	1,475.00 SF
SIDEWALKS	292.00 SF
CONCRETE	233.00 SF
ASPHALT	1,724.00 SF
3 CAR GARAGE	600.00 SF

SITE PLAN
Scale: N.T.S.

LEGAL DESCRIPTION: NCH 6657 BLOCK 3 LOT 4A
123 W NORWOOD CT, SAN ANTONIO TEXAS, 78212

PROJECT NAME & ADDRESS		OWNER		BUILDER	
PROJECT No.	DATE	OWNER	BUILDER	REV:	SHEET
AS SHOWN	7/31/2017			1.00	
<small>NO PART OF THIS PLAN IS TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, WITHOUT THE WRITTEN CONSENT OF THE ARCHITECT.</small>					

Exhibit "A"