

Z2018139

ZONING CASE # Z2018139 (Council District 2) – May 1, 2018

A request for a change in zoning from "R-6 H AHOD" Residential Single-Family Government Hill Historic Airport Hazard Overlay District to "RM-4 H AHOD" Residential Mixed Government Hill Historic Airport Hazard Overlay District on Lot 5 and the south 51 feet of Lot 4, Block 1, NCB 1265, located at 421 Pierce Avenue. Staff recommends Approval, pending Plan Amendment. (Associated Plan Amendment 18044)

Staff mailed 27 notices to the surrounding property owners, 9 returned in favor, 11 returned in opposition, and the Government Hill Alliance Neighborhood Association is in favor. Staff also received 1 notice in favor, and 3 in opposition outside the 200 foot notification radius, along with a petition with 216 signatures in opposition.

Peggy Brimhall, representative, amended the zoning request to "RM-5" and presented a power point presentation with a proposed site plan of the proposed project consisting of three (3) townhomes with detached garages, converting a duplex into a single family, and a carriage house. She stated the designs will reflect a Victorian style that will fit with the character of the neighborhood, with a total of 5 homes on the divided property lots.

The following citizens appeared to speak:

Antonia Infante, spoke in opposition.

Fred Lentz, spoke in opposition.

Todd Mernin, yielded minutes to Denise Homer.

Jose Herrera, spoke in opposition.

Cindy Tower, spoke in opposition.

Denise Homer, spoke in opposition and provided a timeline of community meetings.

Julia Rosenfeld, spoke in favor.

John Duvall, spoke in favor.

Jo Ann Murillo, yielded minutes to Gil Murillo.

Rose Hill, GHA President, read a statement in favor.

Chris Hill, yielded minutes to Rose Hill.

Marie Stout, stated her property is next to this project and she spoke in favor.

Jose Padilla, passed.

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Stella Ashley, passed.

Hitesh Leva, co-property owner, addressed the concerns in opposition, and stated they compromised with the NA for an agreement.

James Hetherington, spoke in favor.

Gil Murillo, spoke in opposition.

Raul Saucedo, spoke in opposition.

Everyone present, for and against having been heard and the results of the written notices having been received, the Chairman declared the public hearing closed.

The Zoning Commissioners discussed and commented on the presented case

COMMISSION ACTION

A motion was made by Commissioner Head and seconded by Commissioner Nix to recommend Approval as amended to "RM-5".

AYES: Romero, Head, Gibbons, Nix, McDaniel

NAY: Lopez, McGhee, Rosalez, Sipes

THE MOTION FAILED

THE MOTION WILL MOVE FORWARD AS DENIAL TO CITY COUNCIL.

ZONING CASE # Z2018139 (Council District 2) – April 3, 2018

A request for a change in zoning from "R-6 H AHOD" Residential Single-Family Government Hill Historic Airport Hazard Overlay District to "RM-4 H AHOD" Residential Mixed Government Hill Historic Airport Hazard Overlay District on Lot 5 and the south 51 feet of Lot 4, Block 1, NCB 1265, located at 421 Pierce Avenue. Staff recommends Approval, pending Plan Amendment. (Associated Plan Amendment 18044)

Staff mailed 27 notices to the surrounding property owners, 7 returned in favor, 12 returned in opposition, and the Government Hill Alliance Neighborhood Association is in favor.

Peggy Brimhall, representative, representative, presented a power point presentation with information regarding the planned project of a Victorian tri-plex, carriage house, and a single-family unit on the property. She has worked with the community and stated her mission is to revitalize the property and make it fit with the character of the neighborhood.

The following citizens appeared to speak:

Alma Cross, left.

Richard Henderson, spoke in opposition and stated the streets are very narrow.

Gilbert Murillo, left.

Jo Ann Murillo, left.

Tiffany O'Neill, left.

Denise Homer, spoke in opposition.

Christina Reck-Guerra, yielded minutes to Denise Homer.

Raul Saucedo, spoke in opposition.

Julia Rosenfeld, spoke in favor.

Mark Homer, spoke in opposition.

Stephen Mazurek, yielded minutes to Mark Homer.

Angie Salazar, yielded minutes to Cindy Tower.

Cindy Tower, spoke in opposition.

James Hetherington, spoke in favor.

Jose Trevino, left.

Sorile Trevino, left.

Marlene Hawkins, spoke in opposition and requested a continuance.

Charles Massey, yielded minutes to Marlene Hawkins.

Hitesh Lera, passed.

John Duvall, left.

Antonia Infante, left.

John Raharjo, left.

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Liz Franklin, left.

Jose Martinez, left.

Gilbert Guajardo, left.

Alejandro Vargas, left.

Diana Acosta, left.

Anthony Acosta, left.

Rose Hill, President of Government Hill Alliance, spoke in favor.

Eva Ricondo, yielded minutes to Rose Hill.

Marie Stout, spoke in favor.

Jose Padilla, passed.

Antonia Aldaco, passed.

Alberto Padilla, passed.

Everyone present, for and against having been heard and the results of the written notices having been received, the Chairman declared the public hearing closed.

The Zoning Commissioners discussed and commented on the presented case.

COMMISSION ACTION

A motion was made by Commissioner Head and seconded by Commissioner Sipes for a continuance to May 1, 2018.

**AYES: Romero, Lopez, Head, McGhee, Kamath, Rosalez, Sipes, Gibbons, Nix,
McDaniel**

NAY: None

THE MOTION CARRIED