

ORDINANCE 2019-08-22-0685

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 3, Block 1, NCB 2987 from "C-2NA RIO-4 MC-1 AHOD" Commercial Nonalcoholic Sales River Improvement Overlay Roosevelt Avenue Metropolitan Corridor Airport Hazard Overlay District to "IDZ-2 RIO-4 MC-1 AHOD" Medium Intensity Infill Development Zone River Improvement Overlay Roosevelt Avenue Metropolitan Corridor Airport Hazard Overlay District with uses permitted in "C-2" Commercial District, Food Product Wholesale and Storage, and Wine Storage.

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.

SG/lj
08/22/2019
Z-19

CASE NO. Z-2019-10700124

SECTION 5. This ordinance shall become effective September 1, 2019.

PASSED AND APPROVED this 22nd day of August, 2019.


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-19 (in consent vote: P-2, Z-2, P-3, Z-3, Z-4, Z-5, Z-6, Z-8, Z-9, Z-10, Z-11, P-5, Z-12, Z-13, P-6, Z-14, Z-15, Z-16, Z-17, Z-19, Z-20, P-7, Z-21, Z-22, Z-23)
Date:	08/22/2019
Time:	03:57:11 PM
Vote Type:	Motion to Approve
Description:	ZONING CASE Z-2019-10700124 (Council District 5): Ordinance amending the Zoning District Boundary from "C-2NA RIO-4 MC-1 AHOD" Commercial Nonalcoholic Sales River Improvement Overlay Roosevelt Avenue Metropolitan Corridor Airport Hazard Overlay District to "IDZ-2 RIO-4 MC-1 AHOD" Medium Intensity Infill Development Zone River Improvement Overlay Roosevelt Avenue Metropolitan Corridor Airport Hazard Overlay District with uses permitted in "C-2" Commercial District, Food Product Wholesale and Storage, and Wine Storage on Lot 3, Block 1, NCB 2987, located at 1112 Roosevelt Avenue. Staff and Zoning Commission recommend Approval.
Result:	Passed

Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Ron Nirenberg	Mayor		x				
Roberto C. Treviño	District 1		x			x	
Jada Andrews-Sullivan	District 2	x					
Rebecca Viagran	District 3		x				
Dr. Adriana Rocha Garcia	District 4		x				
Shirley Gonzales	District 5		x				
Melissa Cabello Havrda	District 6				x		
Ana E. Sandoval	District 7		x				
Manny Pelaez	District 8		x				
John Courage	District 9		x				x
Clayton H. Perry	District 10		x				

SG/lj
08/22/2019
Z-19

EXHIBIT "A"

Z-2019-10700124 IDZ
"C-2NA" to "IDZ-2"

Site Directory:

Owner:

Candid Rogers
218 Lavaca St.
San Antonio, TX 78210

Site Square Footage:

Building Area: 914 sqft
Concrete (parking & walkways): 2,680 sqft
Landscape Buffer: 3,040 sqft
Total Site: 6,634 sqft

Project Address:

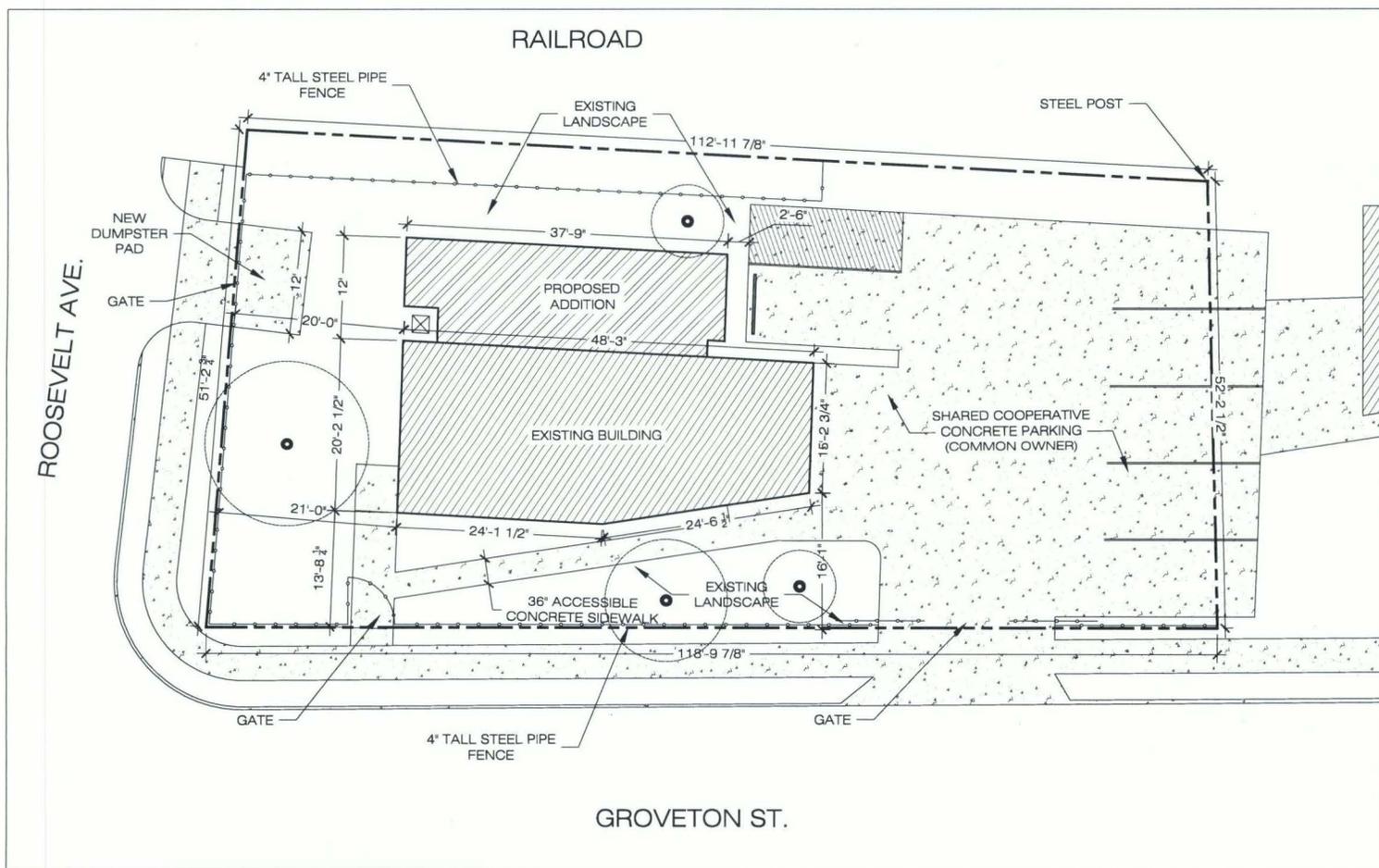
1112 Roosevelt Ave
San Antonio, TX 78210

Parking - Shared cooperative (common owner)

Parking Spaces: 1 (9'x18'), 5 Shared

Handicap Parking: 1

I, Candid Rogers, the property owner, acknowledge that this site plan submitted for the purpose of rezoning this property is in accordance with all applicable provisions of the Unified Development Code. Additionally, I understand that City Council approval of a site plan in conjunction with a rezoning case does not relieve me from adherence to any/all City-adopted Codes at the time of plan submittal for building permits.



1 SITE PLAN
Scale: 1:20



0 10 20

LEGAL DESCRIPTION (0.1468 acres)
Lot: 3 Block: 1 NCB: 2987

Exhibit "A"

ATTACHMENT A