

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 135.092 ACRES OF LAND LOCATED AT 11893 FISCHER ROAD, LEGALLY DESCRIBED AS 135.092 ACRES OUT OF CB 4301 FROM “SPECIALIZED CENTER” AND “AGRIBUSINESS/RIMSE TIER” TO “GENERAL URBAN TIER” ON 131.565 ACRES AND “REGIONAL CENTER” ON 3.527 ACRES.

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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 February 27, 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 135.092 acres of land located at 11893 Fischer Road, legally described as 135.092 acres out of CB 4301, from “Specialized Center” and “Agribusiness/RIMSE Tier” to “General Urban Tier” on 131.565 acres and “Regional Center” on 3.527 acres. All portions of land mentioned are depicted in **Attachments “I”** attached hereto and incorporated herein for all purposes.

SECTION 2. This ordinance shall become effective [month day, year].

PASSED AND APPROVED on this [date] day of [month year].

M A Y O R
Ron Nirenberg

ATTEST:

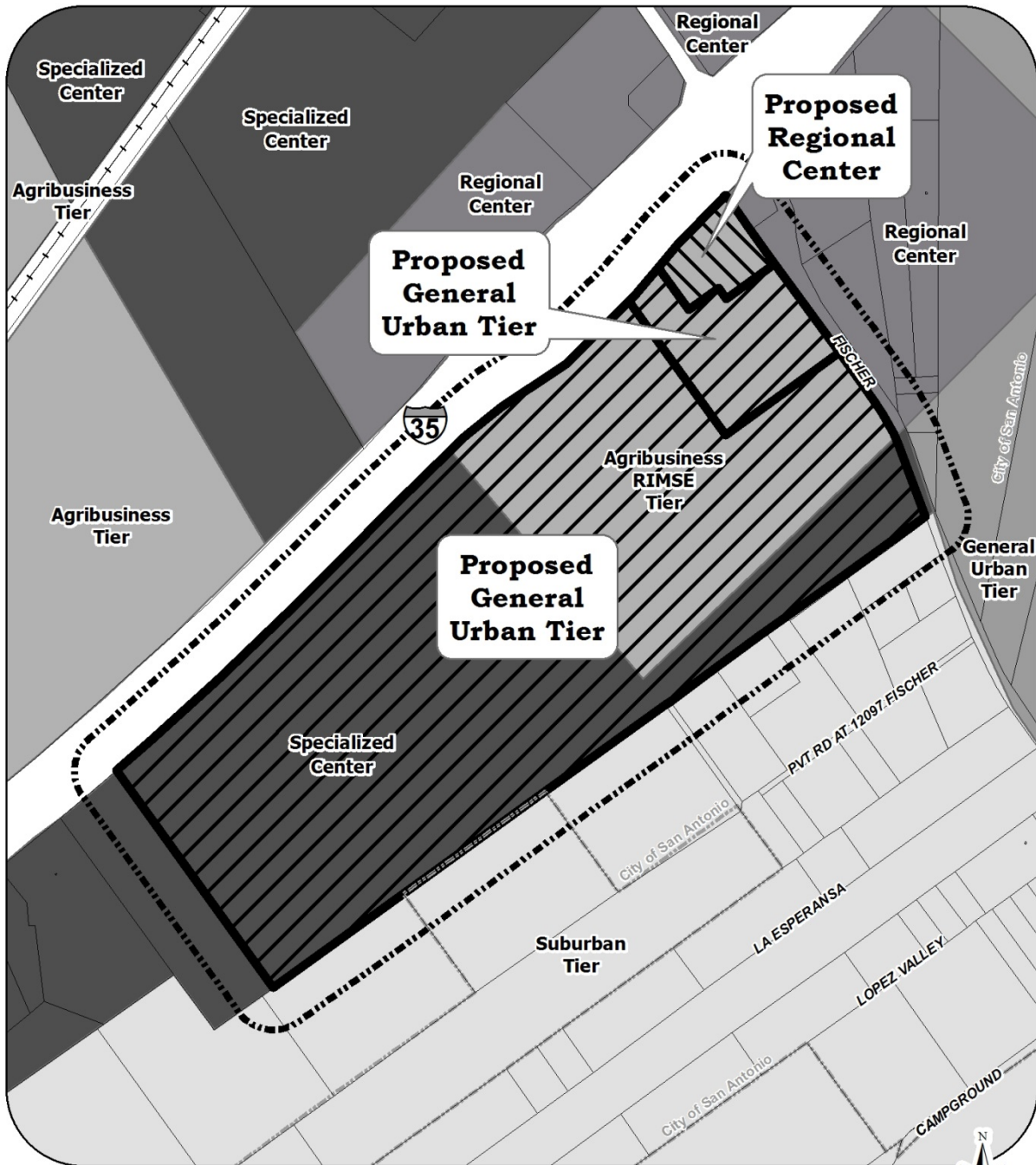
APPROVED AS TO FORM:

Leticia M. Vacek, City Clerk

Andrew Segovia, City Attorney

DRAFT

ATTACHMENT I
Proposed Amendment:



		200' Notification Area		Agribusiness RIMSE Tier; Agribusiness Tier		Specialized Center
		General Urban Tier		General Urban Tier		Suburban Tier
		Regional Center		Regional Center		

Heritage South Sector Plan
 Proposed Plan Amendment 190002 Area

City of San Antonio
 Planning and Community Development Department
 John Dugan
 Director
 1000 North Loop West
 San Antonio, TX 78205