

**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 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 boundaries:

**From "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District to "L AHOD" Light Industrial Airport Hazard Overlay District:**

<b><u>Geographic ID:</u></b>	<b><u>Legal Description:</u></b>
13847-000-0190	NCB 13847 BLK LOT 19
13847-000-0200	NCB 13847 BLK LOT 20
13847-000-0220	NCB 13847 BLK LOT 22
13847-000-0260	NCB 13847 BLK LOT 26
13847-000-0270	NCB 13847 BLK LOT 27, 28 & 29
13847-000-0300	NCB 13847 BLK LOT 30 & SW IRR 44.78 FT OF 31
13847-000-0321	NCB 13847 BLK LOT 32 & N E IRR 44.79 FT OF 31
13847-000-0340	NCB 13847 BLK LOT NE IRR 87.85 FT OF 34
13847-000-0341	NCB 13847 BLK LOT SW 50 FT OF 34
13847-000-0360	NCB 13847 BLK LOT SW IRR 49.58 FT OF 36
13847-000-0361	NCB 13847 BLK LOT NW 50X 50 FT OF 36
13847-000-0362	NCB 13847 BLK LOT SW IRR 15 5 FT of 38
13847-000-0370	NCB 13847 BLK LOT 37
13847-000-0460	NCB 13847 BLK LOT 46
13847-000-0470	NCB 13847 BLK LOT 47
13847-000-0520	NCB 13847 BLK LOT 52
13848-000-0360	NCB 13848 BLK LOT 36 & 37

13848-000-0380	NCB 13848	BLK	LOT 38
13848-000-0391	NCB 13848	BLK	LOT 39 & SW 10 FT OF 50
13848-000-0400	NCB 13848	BLK	LOT 40
13848-000-0410	NCB 13848	BLK	LOT 41
13848-000-0420	NCB 13848	BLK	LOT 42
13848-000-0430	NCB 13848	BLK	LOT 43
13848-000-0460	NCB 13848	BLK	LOT 46
13848-000-0470	NCB 13848	BLK	LOT 47
13848-000-0480	NCB 13848	BLK	LOT 48
13848-000-0490	NCB 13848	BLK	LOT 49
13848-000-0501	NCB 13848	BLK	LOT 50 EXCEPT SW 10'
13848-000-0510	NCB 13848	BLK	LOT 51
13848-000-0520	NCB 13848	BLK	LOT 52
13848-000-0530	NCB 13848	BLK	LOT 53
13060-002-0011	NCB 13060	BLK 2	LOT 1 & 2
13060-002-0030	NCB 13060	BLK 2	LOT 3
13060-002-0040	NCB 13060	BLK 2	LOT 4
13060-002-0050	NCB 13060	BLK 2	LOT 5
13060-002-0060	NCB 13060	BLK 2	LOT 6
13060-002-0070	NCB 13060	BLK 2	LOT 7
13060-002-0080	NCB 13060	BLK 2	LOT 8
13060-002-0090	NCB 13060	BLK 2	LOT 9
13060-002-0100	NCB 13060	BLK 2	LOT 10
13060-002-0110	NCB 13060	BLK 2	LOT 11
13060-002-0120	NCB 13060	BLK 2	LOT 12

**From "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District to "I-1 AHOD" General Industrial Airport Hazard Overlay District:**

<b><u>Geographic ID:</u></b>	<b><u>Legal Description:</u></b>
13847-000-0401	NCB 13847 BLK LOT E 100 FT OF 40
13060-002-0220	NCB 13060 BLK 2 LOT 22
13060-002-0330	NCB 13060 BLK 2 LOT 17, 33 & 36
13060-002-0341	NCB 13060 BLK 2 LOT 34 & 35

**From "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District to "I-1 S AHOD" General Industrial Airport Hazard Overlay District with a Specific Use Authorization for Metal Products Fabrication:**

<b><u>Geographic ID:</u></b>	<b><u>Legal Description:</u></b>
13847-000-0210	NCB 13847 BLK LOT 21
13848-000-0440	NCB 13848 BLK LOT 44
13848-000-0450	NCB 13848 BLK LOT 45
13060-002-0130	NCB 13060 BLK 2 LOT 13 & 14

**SECTION 2.** The City Council finds as follows:

- A. The specific use will not be contrary to the public interest.
- B. The specific use will not substantially nor permanently injure the appropriate use of adjacent conforming property in the same district.
- C. The specific use will be in harmony with the spirit and purpose as set forth in Section 35-423, Specific Use Authorization, of the Unified Development Code.
- D. The specific use will not substantially weaken the general purposes or the regulations as set forth in Section 35-423, Specific Use Authorization, of the Unified Development Code.
- E. The specific use will not adversely affect the public health, safety and welfare.

**SECTION 3.** The City council approves this Specific Use Authorization 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 4.** 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 5.** 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 6.** This ordinance shall become effective November 13, 2016.

**PASSED AND APPROVED** this 3rd day of November 2016.

**M A Y O R**  
**Ivy R. Taylor**

**ATTEST:**

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Leticia M. Vacek, City Clerk

**APPROVED AS TO FORM:**

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City Attorney