

## RESOLUTION NO.

**RECOMMENDING APPROVAL OF AN AMENDMENT TO THE LAND USE PLAN CONTAINED IN THE HIGHLANDS COMMUNITY PLAN, A COMPONENT OF THE COMPREHENSIVE MASTER PLAN OF THE CITY, CHANGING THE FUTURE LAND USE DESIGNATION FROM MEDIUM DENSITY RESIDENTIAL TO COMMUNITY COMMERCIAL, FOR 0.83 ACRES OUT OF NCB 10937, LOCATED IN THE 800 BLOCK OF HOT WELLS BOULEVARD.**

**WHEREAS**, City Council approved the Highlands Community Plan as an addendum to the Comprehensive Master Plan on April 4, 2002; and

**WHEREAS**, the May 3, 2001 Unified Development Code requires consistency between zoning and the Comprehensive Master Plan as specified in Sections 35-105, 35-420 (h), and 35-421 (d) (3); and

**WHEREAS**, Chapter 213.003 of the Texas Local Government Code provides that the Comprehensive Master Plan may be amended by ordinance following a public hearing and review by the Planning Commission; and

**WHEREAS**, the San Antonio Planning Commission held a public hearing on March 8, 2017 and recommended **Approval** of the proposed amendment on March 8, 2017; and

**WHEREAS**, the San Antonio Planning Commission has considered the effect of this amendment to the Comprehensive Master Plan as it pertains to land use intensity, compatibility, community facilities, and the transportation network and found the amended plan to be **Consistent** with City policies, plans and regulations and in conformance with the *Unified Development Code*, Section 35-420, therefore meeting all requirements; and

**NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO:**

SECTION 1: The amendment to the Highlands Community Plan attached hereto and incorporated herein by reference is recommended to the City Council with this Commission's recommendation for **Approval** as an amendment to the City's Comprehensive Master Plan.

PASSED AND APPROVED ON THIS 8TH DAY OF MARCH 2017.

Attest:

Approved:

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Executive Secretary  
San Antonio Planning Commission

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George Peck, Chair  
San Antonio Planning Commission