

ZONING CASE # Z2017202 CD (Council District 4) – August 1, 2017

A request for a change in zoning from "R-6 AHOD" Residential Single-Family Airport Hazard Overlay District to "C-2 CD AHOD" Commercial Airport Hazard Overlay District with Conditional Use for Motor Vehicle Sales on Lots 1 and 2, Block 13, NCB 15504, located at 339, 341, 343 Altitude Drive. Staff recommends Denial.

Staff mailed 29 notices to the surrounding property owners, 1 returned in favor, and 0 returned in opposition, and the Lackland Terrace Neighborhood Association is in favor.

Xavier Torres, representative, stated the request is to extend the car lot and the surround community is in support.

Jose Ramirez, property owner, stated the request is to extend the car lot to store and sell cars.

No citizens appeared to speak.

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 Kamath and seconded by Commissioner Greer to recommend Approval with the following conditions:

- 1) A six-foot solid screen fence is required along the perimeter of the property surrounding residential uses.
- 2) All on-site lighting will be directed downward and shall point away from surrounding residential uses.
- 3) No vehicular access from Altitude Drive.
- 4) No temporary signs are allowed on the property.
- 5) A landscape buffer will be provided.

**AYES: Romero, Diaz-Sanchez, Head, McGhee, Kamath, Briones, Rosalez, Rose-Gonzales,
Greer, Nix, Garcia**

NAY: None

THE MOTION CARRIED