

AN ORDINANCE 2018-10-04-0793

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.

* * * * *

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 the east 20.5 feet of Lot 5, the west 19-feet of Lot 6, Block 4, NCB 1893 and the west 34.5-feet of the east 55-feet of Lot 5, Block 4, NCB 1893 from "R-6 NCD-2 AHOD" Residential Single-Family Alta Vista Neighborhood Conservation Airport Hazard Overlay District to "R-4 NCD-2 AHOD" Residential Single-Family Alta Vista Neighborhood Conservation Airport Hazard Overlay District.

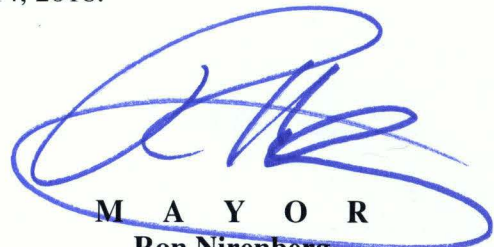
SECTION 2. A description of the property is attached as **Exhibit "A"** and made a part hereof and incorporated herein for all purposes.

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.

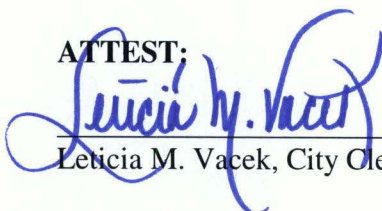
SECTION 4. The Director of Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

SECTION 5. This ordinance shall become effective October 14, 2018.

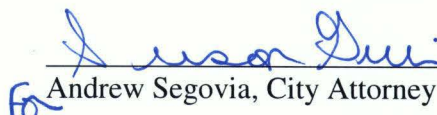
PASSED AND APPROVED this 4th day of October 2018.


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-4 (in consent vote: Z-2, Z-3, Z-4, Z-5, Z-6, Z-7, Z-8, Z-9, Z-11, Z-14, Z-15, Z-17)						
Date:	10/04/2018						
Time:	02:12:09 PM						
Vote Type:	Motion to Approve						
Description:	ZONING CASE # Z2018284 (Council District 1): Ordinance amending the Zoning District Boundary from "R-6 NCD-2 AHOD" Residential Single-Family Alta Vista Neighborhood Conservation Airport Hazard Overlay District to "R-4 NCD-2 AHOD" Residential Single-Family Alta Vista Neighborhood Conservation Airport Hazard Overlay District on the east 20.5 feet of Lot 5, the west 19-feet of Lot 6, Block 4, NCB 1893 and the west 34.5-feet of the east 55-feet of Lot 5, Block 4, NCB 1893, located at 914 West French Place and 916 West French Place. 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
William Cruz Shaw	District 2	x					
Rebecca Viagran	District 3		x				
Rey Saldaña	District 4		x				
Shirley Gonzales	District 5		x				
Greg Brockhouse	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				

EXHIBIT “A”

22018284

METES AND BOUNDS

TRACT 2

Being 0.129 acres of land, more or less, a part of Lot 5 and Lot 6, Block 4, New City Block 1893, City of San Antonio, Bexar County, Texas, being out of that 0.21 acres conveyed in a General Warranty Deed recorded in Volume 18010, Page 1402, Real Property Records, Bexar County, Texas, and being that called 0.129 acres conveyed in a General Warranty Deed recorded in Volume 18148, Page 1619 (metes and bounds description not attached, Correction Deed filed in Volume 18746, Page 834 with wrong metes and bounds attached), Real Property Records, Bexar County, Texas, said 0.129 acres being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2 inch iron rod found for the northeast corner of said 0.21 acres (monument of record dignity), same being the northeast corner of this 0.129 acres, same being the northwest corner of the Lisa Woods tract (Volume 11084, Page 1715) and on the South Right-of-Way line of W. French Place, same also being the **POINT OF BEGINNING**;

THENCE along the line common to this 0.129 acres and said Woods tract, South 00 degrees 00 minutes 00 seconds East (assumed bearing), a distance of 141.43 feet to a 1/2 inch iron rod found for the southeast corner of this 0.129 acres (monument of record dignity), same being the southwest corner of said Woods tract and on the North line of the Patrick Lynch 0.22 acres (Volume 17544, Page 2105);

THENCE along the line common to this 0.129 acres and said Lynch 0.22 acres, South 89 degrees 41 minutes 43 seconds West, a distance of 39.98 feet to a spindle found for the southwest corner of this 0.129 acres, same being on the North line of the Raul C. Montalvo tract (Volume 67.24, Page 672 and the southeast corner of Tract 1 surveyed this same date;

THENCE along the line common to this 0.129 acres and said Tract 1, North 00 degrees 08 minutes 06 seconds East, a distance of 141.29 feet to a 1/2 inch iron rod found for the northwest corner of this 0.129 acres, same being the northeast corner of said Tract 1 and on the South Right-of-Way line of said W. French Place;

THENCE along the South Right-of-Way line of said W. French Place, North 89 degrees 53 minutes 52 seconds East, a distance of 39.65 feet to the **POINT OF BEGINNING**, and containing 0.129 acres of land, more or less.

I hereby certify that these field notes were prepared from an actual survey made on the ground under my supervision and are true and correct to the best of my knowledge and belief. A survey plat of the above described tract prepared this day is hereby attached to and made a part hereof. Bearings noted herein are assumed.

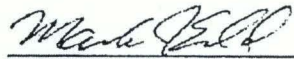

 Mark J. Ewald
 Registered Professional Land Surveyor
 Texas Registration No. 5095
 December 21, 2017



Exhibit "A"

22018284

METES AND BOUNDS

TRACT 1

Being 0.111 acres of land, more or less, a part of Lot 5, Block 4, New City Block 1893, City of San Antonio, Bexar County, Texas, being out of that 0.21 acres conveyed in a General Warranty Deed recorded in Volume 18010, Page 1402, Real Property Records, Bexar County, Texas, **SAVE AND EXCEPT** that called 0.129 acres conveyed in a General Warranty Deed recorded in Volume 18148, Page 1619 (metes and bounds description not attached, Correction Deed filed in Volume 18746, Page 834 with wrong metes and bounds attached), Real Property Records, Bexar County, Texas, said 0.111 acres being more particularly described by metes and bounds as follows:

COMMENCING at a 1/2 inch iron rod found for the northeast corner of said 0.21 acres (monument of record dignity), same being the northwest corner of the Lisa Woods tract (Volume 11084, Page 1715) and on the South Right-of-Way line of W. French Place, same also being the northeast corner of Tract 2 surveyed on this same date and the **POINT OF COMMENCEMENT**;

THENCE along the South Right-of-Way line of said W. French Place, North 89 degrees 53 minutes 52 seconds West (monument of record dignity), a distance of 39.65 feet to a 1/2 inch iron rod found for the northeast corner of this 0.111 acres, same being the northwest corner of said Tract 2 and the **POINT OF BEGINNING**;

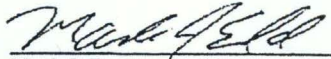
THENCE along the line common to this 0.111 acres and said Tract 2, South 00 degrees 08 minutes 06 seconds West, a distance of 141.29 feet to a spindle found for the southeast corner of this 0.111 acres, same being the southwest corner of said Tract 2 and on the North line of the Raul C. Montalvo tract (Volume 6724, Page 672);

THENCE along the line common to this 0.111 acres and said Montalvo tract, South 89 degrees 50 minutes 31 seconds West, a distance of 34.16 feet to a spindle found for the southwest corner of this 0.111 acres, same being the northwest corner of said Montalvo tract and on the East line of the Gerald Vincent Wallace tract (Volume 10271, Page 1363);

THENCE along the line common to this 0.111 acres and said Wallace Tract, North 00 degrees 08 minutes 06 seconds East, a distance of 141.44 feet to a point for the northwest corner of this 0.111 acres, same being the northeast corner of said Wallace tract and on the South Right-of-Way line of said W. French Place;

THENCE along the South Right-of-Way line of said W. French Place, North 89 degrees 53 minutes 52 seconds East, a distance of 34.16 feet to the **POINT OF BEGINNING**, and containing 0.111 acres of land, more or less.

I hereby certify that these field notes were prepared from an actual survey made on the ground under my supervision and are true and correct to the best of my knowledge and belief. A survey plat of the above described tract prepared this day is hereby attached to and made a part hereof. Bearings noted herein are assumed.


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December 21, 2017

