

AN ORDINANCE 2018-10-18-0853

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 Lots 9, 10, 22 and 23, Block 3, NCB 2567 from "I-2 AHOD" Heavy Industrial Airport Hazard Overlay District to "IDZ AHOD" Infill Development Zone Airport Hazard Overlay District with uses permitted in "C-2" Commercial District and, "C-3" General Commercial District, a Microbrewery, and Bar/Tavern with and without cover charge 3 or more days per week.


SECTION 2. The City council approves this Infill Development Zone 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 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.

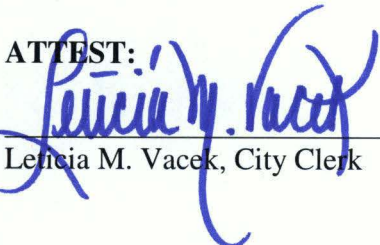
SECTION 4. The Director of Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

SECTION 5. This ordinance shall become effective October 28, 2018.


PASSED AND APPROVED this 18th day of October 2018.


M A Y O R
Ron Nirenberg

ATTEST:


Lencia M. Vacek, City Clerk

APPROVED AS TO FORM:


For Andrew Segovia, City Attorney

| Agenda Item: | Z-15 (in consent vote: Z-3, Z-4, Z-5, Z-6, P-2, Z-7, Z-8, Z-9, Z-10, Z-11, Z-12, Z-13, Z-14, Z-15, Z-18, Z-19, Z-20) | | | | | | |
|---------------------|--|--------------------|------------|------------|----------------|---------------|---------------|
| Date: | 10/18/2018 | | | | | | |
| Time: | 05:19:19 PM | | | | | | |
| Vote Type: | Motion to Approve | | | | | | |
| Description: | ZONING CASE # Z2018304 (Council District 5): Ordinance amending the Zoning District Boundary from "I-2 AHOD" Heavy Industrial Airport Hazard Overlay District to "IDZ AHOD" Infill Development Zone Airport Hazard Overlay District with uses permitted in "C-2" Commercial District, "C-3" General Commercial District, Microbrewery, and Bar/Tavern with and without cover charge 3 or more days per week on Lots 9, 10, 22, and 23, Block 3, NCB 2567, located at 231 East Cevallos Street. 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 | | | | | |
| William Cruz Shaw | District 2 | | x | | | 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 | | | | x |
| John Courage | District 9 | x | | | | | |
| Clayton H. Perry | District 10 | | x | | | | |

SG/lj
10/18/2018
Item No. Z-15

EXHIBIT “A”

231 E CEVALLOS ST. SITE PLAN

22018304

- 1) PROPOSING COMPLETE RENOVATION OF EXISTING STRUCTURE.
- 2) Requesting IDZ With C-2 Microbrewery and Bar/Tavern uses

LOTS 9, 10, 22 AND 23
BLOCK 3
NEW CITY BLOCK 2567
CITY OF SAN ANTONIO
BEXAR COUNTY, TEXAS

16,000 SQ. FT
0.367 ACRES

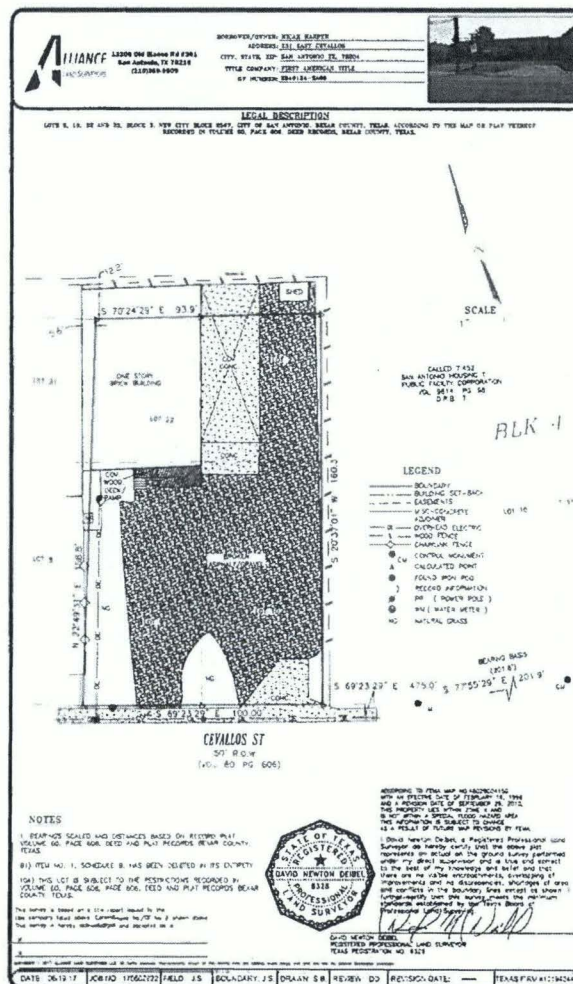
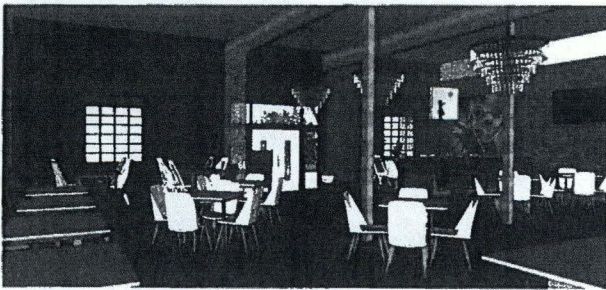
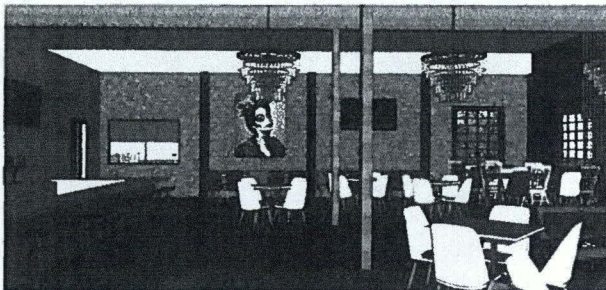


Exhibit "A"

"I, 231 E Cevallos, LLC, the property owner, acknowledge that this site plan submitted for the purpose of rezoning this property is in accordance with all applicable provisions of the Unified Development Code. Additionally, I understand that City Council approval of a site plan in conjunction with a rezoning case does not relieve me from adherence to any/all Cityadopted Codes at the time of plan submittal for building permits."

231 E CEVALLOS ST. SITE PLAN

72018304



231 E CEVALLOS SAN ANTONIO, TX 78204

BUILDING
OUTDOOR PATIO

3,627 SQ. FT.
728 SQ. FT.

