

AN ORDINANCE

2019-03-07-0200

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 23 & 24, Block 9, NCB 3912 from "R-4 MLOD-2 MLR-2 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Region 2 Airport Hazard Overlay District to "C-2 CD AHOD MLOD-2 MLR-2" Commercial Lackland Military Lighting Overlay Military Lighting Region-2 Airport Hazard Overlay District with Conditional Use for a Tattoo Parlor/Studio.

SECTION 2. The City Council finds as follows:

- A. The conditional use will not be contrary to the public interest.
- B. The conditional use will not substantially nor permanently injure the appropriate use of adjacent conforming property in the same district.
- C. The conditional use will be in harmony with the spirit and purpose for conditional uses as set forth in Section 35-422, Conditional Zoning, of the Unified Development Code.
- D. The conditional use will not substantially weaken the general purposes of the regulations as set forth in Section 35-422, Conditional Zoning, of the Unified Development Code.
- E. The conditional use will not affect adversely the public health, safety and welfare.

SECTION 3. The City council approves this Conditional Use 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.

SG/lj
03/07/2019
Z-5

CASE NO. Z-2018-900062

SECTION 6. This ordinance shall become effective March 17, 2019.

PASSED AND APPROVED this 7th day of March 2019.

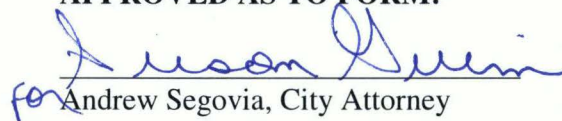


M A Y O R
Ron Nirenberg

ATTEST:


Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:


for Andrew Segovia, City Attorney

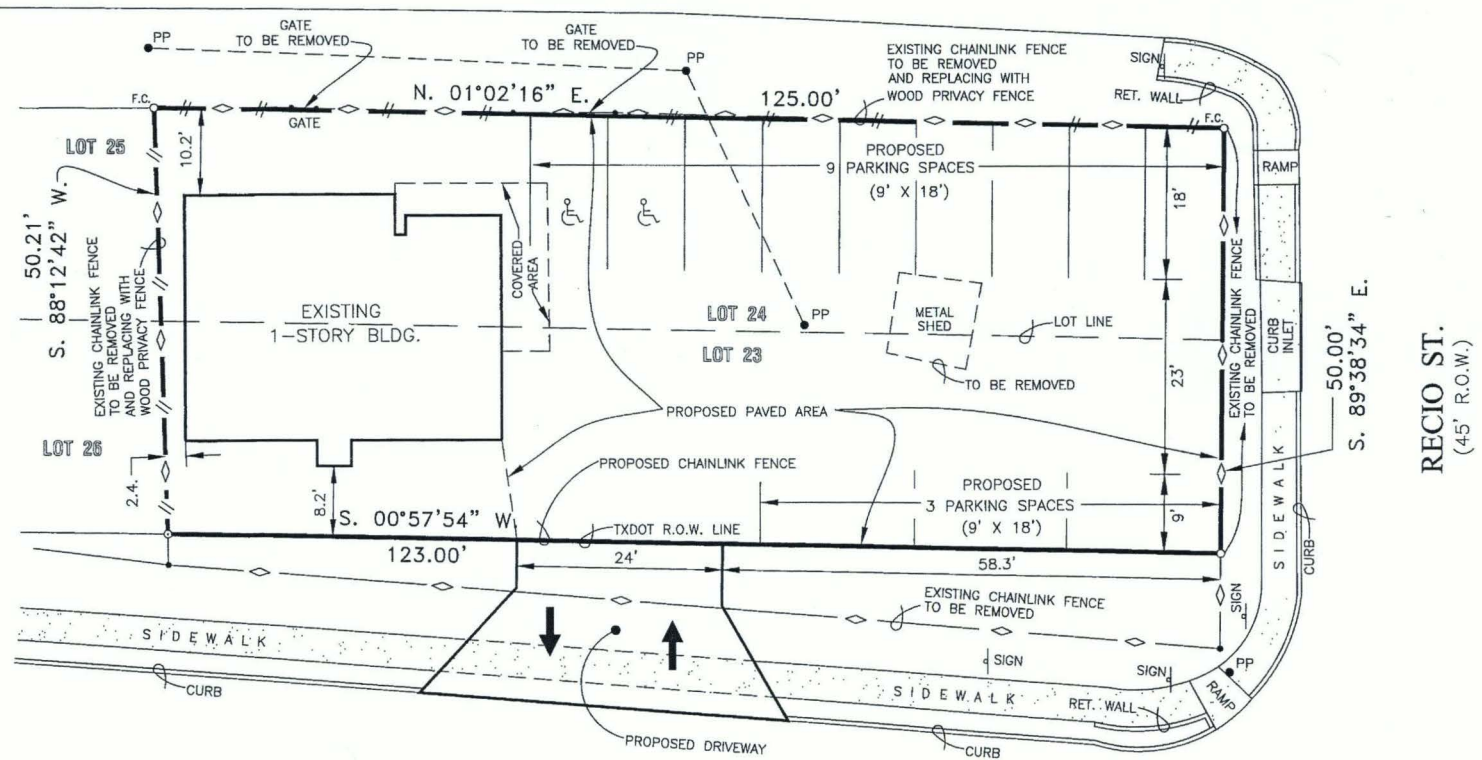
Agenda Item:	Z-5 (in consent vote: 25, 26, P-1, Z-1, Z-2, P-2, Z-3, P-3, Z-4, P-4, Z-5, Z-6, Z-8, Z-9, Z-10, P-5, Z-12)						
Date:	03/07/2019						
Time:	02:18:28 PM						
Vote Type:	Motion to Approve						
Description:	ZONING CASE # Z-2018-900062 CD (Council District 5): Ordinance amending the Zoning District Boundary from "R-4 MLOD-2 MLR-2 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to "C-2 CD AHOD MLOD-2 MLR-2" Commercial Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District with Conditional Use for a Tattoo Parlor/Studio on Lot 23 and Lot 24, Block 9, NCB 3912, located at 308 Espinosa Street. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment PA-2018-900018)						
Result:	Passed						
Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Ron Nirenberg	Mayor	x					
Roberto C. Treviño	District 1		x				x
Art A. Hall	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”

PARKING TAB:	
•	10 - STANDARD PARKING SPACES
•	2 - HANDICAPP PARKING SPACES
TOTAL PARKING: 12 - PARKING SPACES	

SCALE: 1" = 10'

ESPINOSA ST.
(50' R.O.W.)



STATE OF TEXAS
COUNTY OF BEXAR:
I HEREBY CERTIFY THAT THE ABOVE
PLAT IS TRUE AND CORRECT ACCORDING
TO AN ACTUAL SURVEY MADE ON THE
GROUND UNDER MY SUPERVISION.

SURVEYED ON THIS 5TH DAY OF
FEBRUARY, 2019 A.D.

Ramon M. Ruiz
Ramon M. Ruiz, RPLS #3976



I.H. 35 SOUTH
ONE WAY TRAFFIC

DISCLAIMER

I, RENE SAUCEDO, AGENT FOR 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 CITY ADOPTED CODES AT THE TIME OF PLAN SUBMITTAL FOR BUILDING PERMITS.

LEGEND	
—//—	WOOD FENCE
—◇—	CHAINLINK FENCE
—	CONCRETE CURB
○ F.C.	FENCE CORNER
▨	CONCRETE AREA

Exhibit "A"

DATE	REVISIONS	SUBMISSION:	2019-013	 RUIZ & ASSOCIATES SURVEYING, INC. 4414 CENTERVIEW, SUITE 211 SAN ANTONIO, TEXAS 78228 PHONE: (210) 735-8514 Fax: (210) 738-2835 Email: rui@ruizassociatesurveying.com Web: www.ruizassociatesurveying.com Registration Plate Number: 100297-00	SITE PLAN FOR LOT 23 AND 24, BLOCK 9, N.C.B. 3912, SAN FERNANDO ADDITION, IN THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOL. 105, PG(S) 320-321, DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.	Sheet 1 of 1
DATE		DATE	2/5/19			
DRAWN BY:	J.S.	APPROVED BY:	R.M.R.			