THIS IS A DRAFT ORDINANCE AND WILL BE REPLACED BY THE FINAL, SIGNED ORDINANCE OR RESOLUTION ADOPTED BY CITY COUNCIL.

AN ORDINANCE

ADOPTING THE MIDTOWN AREA REGIONAL CENTER PLAN AS A COMPONENT OF THE COMPREHENSIVE MASTER PLAN OF THE CITY FOR A 3.7 SQUARE MILE AREA GENERALLY BOUND BY INTERSTATE HIGHWAY 10 TO THE WEST; WEST WOODLAWN AVENUE, FREDERICKSBURG ROAD, NORTH SAN MARCOS STREET/RAIL ROAD, HICKMAN STREET, NORTH FLORES STREET, WEST MYRTLE STREET, SAN PEDRO AVENUE, ASHBY PLACE, MCCULLOUGH AVENUE, TRAIL STREET, KINGS COURT, EAST HUISACHE AVENUE, US HIGHWAY 281, EAST CRAIG PLACE, RIVER ROAD, EAST MULBERRY AVENUE, BRACKENRIDGE PARK, EAST OLMOS DRIVE, THE CITY LIMIT LINE, AND BURR ROAD TO THE NORTH; FORT SAM HOUSTON, EAST GRAYSON STREET, AUSTIN STREET, AND NORTH CHERRY STREET TO THE EAST; AND DUVAL, NORTH ALAMO STREET, US HIGHWAY 281, BROADWAY, AND INTERSTATE HIGHWAY 35 TO THE SOUTH.

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WHEREAS, the City of San Antonio's SA Tomorrow Comprehensive Plan adopted August 11, 2016 recommends that the City develop Sub-Area Plans to provide a more coordinated, efficient, and effective structure for planning throughout the city; and

WHEREAS, the SA Tomorrow Comprehensive Plan identifies three categories of Sub-Area Plans including Regional Center Plans, Corridor Plans, and Community Plans; and

WHEREAS, the Midtown Area Regional Center planning process was initiated in June 2017, and included ten Planning Team meetings, three community meetings, and more than one hundred other public engagement activities; and

WHEREAS, the draft Midtown Area Regional Center Plan document has been available to the public and to City Officials since January 16, 2019; and

WHEREAS, public comment and feedback received on the Public Draft was documented, reviewed and incorporated, as applicable, into the Administrative Draft document which has been available to the public and to City Officials since March 7, 2019; and

WHEREAS, the Comprehensive Plan Committee of City Council and the Planning Commission have been briefed on the draft Midtown Area Regional Center Plan document and have considered public comments and proposed changes to the draft document; and

WHEREAS, Chapter 213 of the Texas Local Government Code provides that the Comprehensive Master Plan may consist of a coordinated set of plans organized by subject and geographic area, and may be adopted and amended by ordinance following a public hearing and review by the Planning Commission; and

WHEREAS, the San Antonio Planning Commission has reviewed the Midtown Area Regional Center Plan and found the plan to be consistent with City policies, plans, and regulations, therefore meeting all requirements;

WHEREAS, the San Antonio Planning Commission held a public hearing on May 8, 2019 at which the public was given the opportunity to give testimony and present written evidence; and

WHEREAS, the San Antonio Planning Commission recommended approval of the Midtown Area Regional Center Plan with staff's amendments; **NOW THEREFORE;**

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. The Midtown Area Regional Center Plan is hereby adopted, with staff and Planning Commission's recommendations, as a component to the City's SA Tomorrow Comprehensive Plan.

SECTION 2. The Midtown Area Regional Center Plan shall control over any conflict with the Five Points Neighborhood Plan, Government Hill Neighborhood Plan, Mahncke Park Neighborhood Plan, Midtown Neighborhoods Plan, River Road Neighborhood Plan, Tobin Hill Neighborhood Plan, and the Westfort Alliance Neighborhood Plan, where plan areas overlap.

SECTION 3. The Midtown Area Regional Center Plan is attached as **Attachment I**.

SECTION 4. City Council directs staff to initiate rezoning to implement the Future Land Use Plan within the Midtown Area Regional Center Plan.

SECTION 5. This ordinance shall take effect on June 16, 2019.

PASSED AND APPROVED on this 6th day of June, 2019.

M A Y O R
Ron Nirenberg

ATTEST: **APPROVED AS TO FORM:**

_____   _____
Leticia M. Vacek, City Clerk   Andrew Segovia, City Attorney