

ORDINANCE 2019-08-08-0602

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.

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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 150.26 acres out of CB 4136B from "OCL" Outside City Limits to "I-2" Heavy Industrial District save and except 12.73 acres out of CB 4136B from "OCL" Outside City Limits to "RP" Resource Protection District.

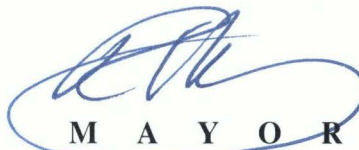
SECTION 2. A description of the 12.73 acres, which is saved and except in Section 1., is attached as **Exhibit "A"** and made a part hereof and incorporated herein for all purposes.

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 August 18, 2019.


PASSED AND APPROVED this 8th day of August, 2019.


M A Y O R
Ron Nirenberg

ATTEST:


Leticia M. Vacek, City Clerk

APPROVED AS TO FORM:


for Andrew Segovia, City Attorney

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|--------------------------|---|--------------------|------------|------------|----------------|---------------|---------------|
| Agenda Item: | Z-1 (in consent vote: 23, Z-1) | | | | | | |
| Date: | 08/08/2019 | | | | | | |
| Time: | 12:38:31 PM | | | | | | |
| Vote Type: | Motion to Appr w Cond | | | | | | |
| Description: | ZONING CASE Z-2019-10700107 (Council District 3): Ordinance assigning zoning for property located "OCL" Outside the City Limits to "I-2" Heavy Industrial District on Lot 4, CB 4136B, located at 4526 South Loop 1604 East. Staff and Zoning Commission recommend Approval. (Continued from June 20, 2019) | | | | | | |
| Result: | Passed | | | | | | |
| Voter | Group | Not Present | Yea | Nay | Abstain | Motion | Second |
| Ron Nirenberg | Mayor | x | | | | | |
| Roberto C. Treviño | District 1 | | x | | | | x |
| Jada Andrews-Sullivan | District 2 | | x | | | | |
| Rebecca Viagran | District 3 | | x | | | x | |
| Dr. Adriana Rocha Garcia | District 4 | | x | | | | |
| Shirley Gonzales | District 5 | | x | | | | |
| Melissa Cabello Havrda | District 6 | | x | | | | |
| Ana E. Sandoval | District 7 | | x | | | | |
| Manny Pelaez | District 8 | x | | | | | |
| John Courage | District 9 | | x | | | | |
| Clayton H. Perry | District 10 | | x | | | | |

Z-2019-10700107

EXHIBIT "A"
METES AND BOUNDS DESCRIPTION FOR A
PROPOSED 12.73 ACRE RESOURCE PROTECTION DISTRICT
AREA
HALLIBURTON ENERGY SERVICES INC.

BEING A METES AND BOUNDS DESCRIPTION FOR A PROPOSED 12.73 ACRE AREA, LOCATED IN A CALLED 150.26 ACRE TRACT TO HALLIBURTON ENERGY SERVICE INC., RECORDED IN VOLUME 14925, PAGE 442 OF THE REAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, ALSO BEING IN SECTION 15, IN THE FRANISCO FARIAS SURVEY, ABSTRACT NO. 2, SECTION 34 1/2, IN THE EDWARD FROEBOESE SURVEY, ABSTRACT NO. 1044, AND SECTION 34, IN THE DOLORES CASANOVA SURVEY, ABSTRACT 129, BEXAR COUNTY, TEXAS; SAID AREA BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

RESOURCE PROTECTION DISTRICT

BEGINNING at a calculated point on the east line of said 150.26 acre tract, same being the west line of a called 21.26 acre tract, lying and being situated in County Block 4010, Bexar County, Texas, and being a portion of Tract 7, plat of a portion of the tracts of land owned by the heirs of Ernst J. Lamm recorded in Volume 980, Pages 444-445, Deed and Plat Records of Bexar County, Texas, for the **POINT OF BEGINNING** (Northing = 13,629,162.47, E = 2,159,706.83) of the 12.73 acre site described herein, from which a 5/8-inch iron rod stamped with "RPLS 4540." found on the east line of said 150.26 acre tract, same being on the west line of the said 21.26 acre tract, bears South 32°53'42" West, a distance of 1,038.64 feet; (N = 13,628,290.36, E = 2,159,142.74)

THENCE, over and across said 150.26 acre tract, the following thirty (30) courses and distances:

- 1) North 77°16'49" West, a distance of 193.37 feet to a calculated point,
- 2) South 50°54'36" West, a distance of 294.09 feet to a calculated point,
- 3) North 64°36'04" West, a distance of 133.55 feet to a calculated point,
- 4) South 73°52'43" West, a distance of 169.88 feet to a calculated point,
- 5) South 47°11'36" West, a distance of 200.46 feet to a calculated point,
(N = 13,628,893.50, E = 2,158,859.03)
- 6) North 38°28'39" West, a distance of 178.41 feet to a calculated point,
- 7) South 75°34'10" West, a distance of 291.66 feet to a calculated point,
- 8) South 55°41'36" West, a distance of 84.72 feet to a calculated point,
- 9) North 04°44'07" West, a distance of 131.30 feet to a calculated point,
- 10) North 62°52'45" East, a distance of 151.97 feet to a calculated point,
- 11) North 84°08'30" East, a distance of 392.83 feet to a calculated point,
- 12) North 01°47'16" East, a distance of 196.55 feet to a calculated point,
(N = 13,629,349.42, E = 2,158,916.91)
- 13) North 67°16'24" East, a distance of 291.05 feet to a calculated point,
- 14) North 88°20'12" East, a distance of 455.08 feet to a calculated point,
- 15) North 16°07'53" West, a distance of 593.35 feet to a calculated point,
- 16) North 80°27'06" West, a distance of 30.43 feet to a calculated point,
- 17) South 79°47'27" West, a distance of 21.47 feet to a calculated point,
- 18) South 87°31'33" West, a distance of 44.33 feet to a calculated point,
- 19) North 63°14'03" West, a distance of 7.92 feet to a calculated point,
- 20) North 07°56'46" East, a distance of 23.34 feet to a calculated point,
- 21) North 14°50'55" East, a distance of 29.44 feet to a calculated point,
- 22) North 47°47'37" East, a distance of 11.25 feet to a calculated point,
- 23) South 05°41'18" East, a distance of 29.84 feet to a calculated point,

Exhibit "A"

- 24) North 81°08'29" East, a distance of 37.93 feet to a calculated point,
- 25) North 80°04'30" East, a distance of 29.73 feet to a calculated point,
- 26) North 16°03'00" West, a distance of 192.78 feet to a calculated point,
(N = 13,630,273.62, E = 2,159,408.42)
- 27) North 72°13'41" East, along the common line of said 150.26 acre tract, and a called 32.38 acre tract, County Block 4524, vol. 4524, pg. 1298, of the Real Property Records of Bexar County, a distance of 196.77 feet to a calculated point, being the approximate centerline of the San Antonio River,
- 28) South 12°19'50" East, along the meanders of the San Antonio River, a distance of 481.87 feet to a calculated point,
- 29) South 24°46'01" East, along the meanders of the San Antonio River, a distance of 458.32 feet to a calculated point, and
- 30) South 32°53'42" West, along the east line of said 150.26 acre tract, same being the northwest line of said 21.26 acre tract, distance of 338.57 feet to the **POINT OF BEGINNING** of the Resource Protection District described herein, containing 12.73 acres (554,324 SQ. FT.) more or less.

Notes:

- 1) For additional information, see attached area plat (Exhibit "B") made in conjunction with and considered an integral part of the above described area.
- 2) Bearings shown hereon are grid bearings of the Texas State Plane Coordinate System, South Central Zone (4204), NAD83, US Survey Feet. Distances shown hereon are grid.
- 3) This description and the attached area plat (Exhibit "B") were prepared for the purposes of creating a site and are not intended for use as a property boundary survey.
- 4) Record information shown hereon is based upon a public records search performed by Surveying and Mapping, LLC. Owner name shown as provided. Record volume and page noted per document provided by Bexar County Appraisal District.
- 5) Date of Survey: 8/1/2019

Surveying And Mapping, LLC
4801 Southwest Parkway
Building Two, Suite 100
Austin, Texas 78735
Tx. Firm Reg. No. 10064300



Lindy F. Glenn
Lindy F. Glenn
Registered Professional Land Surveyor
No. 5214 – State of Texas

8/5/2019
Date