

ORDINANCE 2020-04-02-0233

**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 1, 2, 3, 4, 5, Block 39, NCB 18159 and 0.881 acres out of Lot 6, Block 39, NCB 18159 from "C-3R MLOD-2 MLR-1 AHOD" General Commercial Restrictive Alcoholic Sales Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District and "C-2 MLOD-2 MLR-1 AHOD" Commercial Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District to "R-5 MLOD-2 MLR-1 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District.

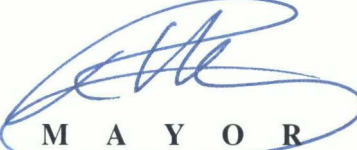
SECTION 2. A description of the 0.881 acres out of Lot 6, Block 39, NCB 18159, is attached as **Exhibit "A"** and made a part hereof and incorporated herein for all purposes.

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.

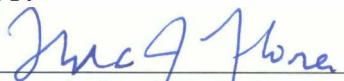
SECTION 4. The Director of Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

SECTION 5. This ordinance shall become effective April 12, 2020.


PASSED AND APPROVED this 2nd day of April, 2020.


M A Y O R
Ron Nirenberg

ATTEST:


Tina Flores, Acting City Clerk

APPROVED AS TO FORM:


for Andrew Segovia, City Attorney



City of San Antonio

City Council

April 02, 2020

Item: Z-4

Enactment Number:

File Number: 20-2615

2020-04-02-0233

ZONING CASE Z-2020-10700007 (Council District 4): Ordinance amending the Zoning District Boundary from "C-3R MLOD-2 MLR-1 AHOD" General Commercial Restrictive Alcoholic Sales Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District and "C-2 MLOD-2 MLR-1 AHOD" Commercial Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District to "R-5 MLOD-2 MLR-1 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District on Lots 1, 2, 3, 4, 5, and 0.881 acres out of Lot 6, Block 39, NCB 18159, located in the 9400 and 9500 block of Marbach Road. Staff and Zoning Commission recommend Approval.

Councilmember Ana E. Sandoval made a motion to adopt. Councilmember Rebecca Viagran seconded the motion. The motion passed by the following vote:

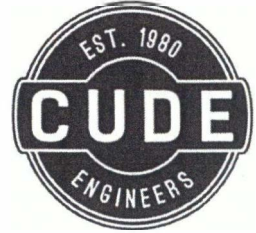
Aye: 10 Nirenberg, Treviño, Viagran, Rocha Garcia, Gonzales, Cabello
Havrda, Sandoval, Pelaez, Courage and Perry

Absent: 1 Andrews-Sullivan

SG/lj
04/02/2020
Item No. Z-4

EXHIBIT “A”

Z2020-10700007



**LEGAL DESCRIPTION
0.881 ACRES OF LAND**

0.881 acres of land being a portion of Lot 6, Block 39, N.C.B. 18159, Westbury Heights, according to the map or plat thereof recorded in Volume 9589, pages 154-155, Deed and Plat Records of Bexar County, Texas said 0.881 acres being more particularly described as follows:

BEGINNING, at a point located in the southerly right of way line of Marbach Road and marking the northwesterly corner of said Lot 6;

THENCE, North 89deg 39' 22" East, along the southerly right of way line of Marbach Road, a distance of 123.58 feet, to a point;

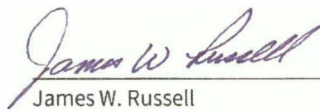
THENCE, South 00deg 18' 54" East, leaving the southerly right of way line of Marbach Road and crossing said Lot 6, a distance of 311.08 feet, to a point located in the southerly line of said Lot 6;

THENCE, South 89deg 59' 24" West, along the southerly line of said Lot 6, a distance of 123.43 feet, to the southwesterly corner of said Lot 6;

THENCE, North 00deg 20' 38" West, along the westerly line of said Lot 6, a distance of 310.36 feet, to the **POINT OF BEGINNING** and containing 0.881 acres of land, more or less.

Basis of bearings: The Texas State Plane Coordinate System, South Central Zone (4204), NAD 83 (93).

This document was prepared under 22 TAC 663.21, does reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

 1/7/20
James W. Russell
Registered Professional Land Surveyor No. 4230
Cude Engineers
4122 Pond Hill Road, Suite 101
San Antonio, Texas 78231
TBPLS Firm No. 10048500
TBPE Firm No. 455

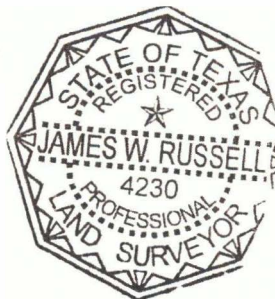
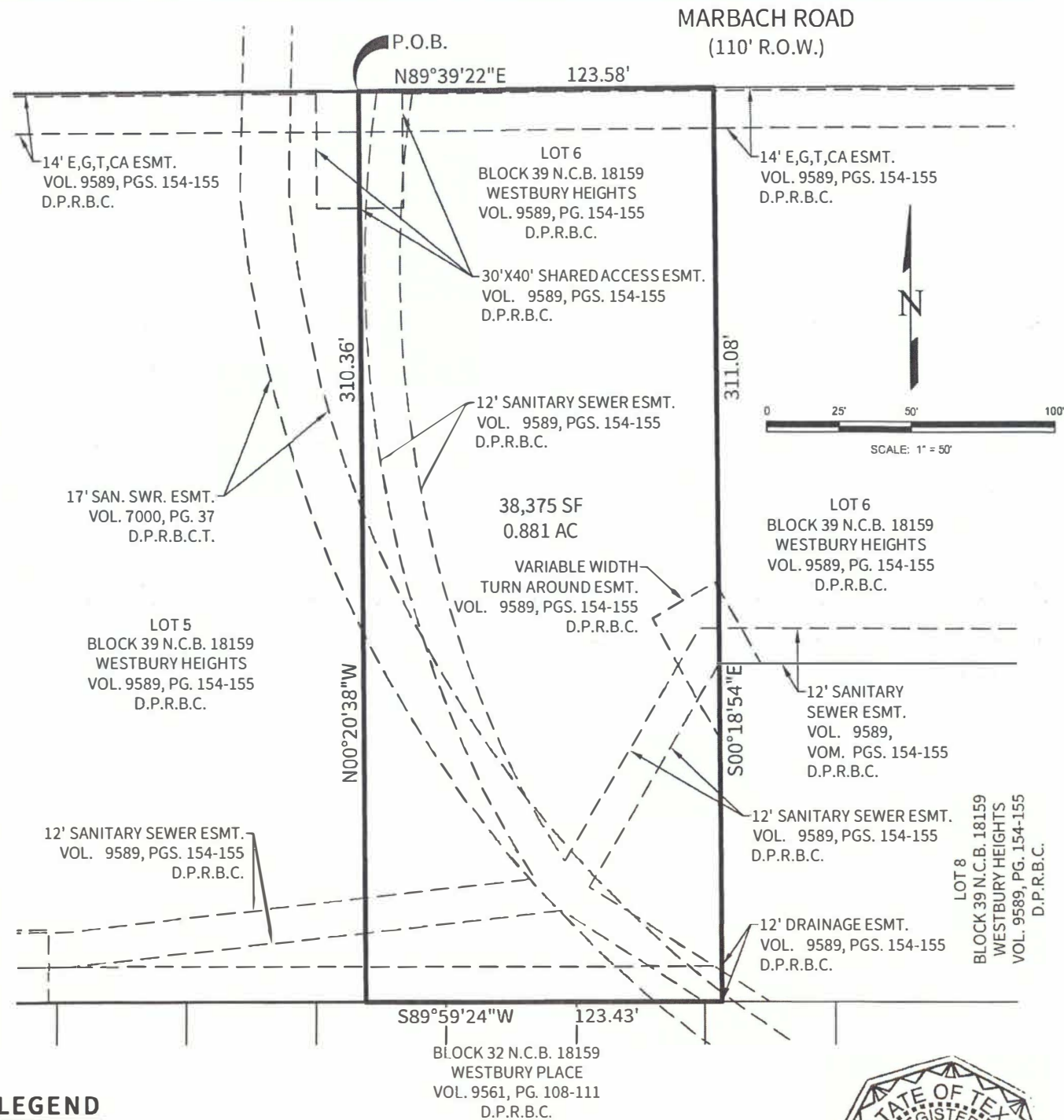


Exhibit "A"

P:\03448\000\0 Survey\Drawings\SV 03448.000 Zoning Exhibit.dwg 2020/01/07 4:43pm tblack



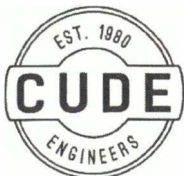
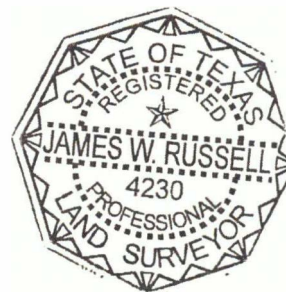
LEGEND

D.P.R.B.C. = DEED AND PLAT RECORDS, BEXAR COUNTY, TEXAS
O.P.R.B.C. = OFFICIAL PUBLIC RECORDS, BEXAR COUNTY, TEXAS
P.O.B. = POINT OF BEGINNING

NOTES:

1. BASIS OF BEARINGS: TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE (4204), NAD 83 (93).

James W. Russell
1/7/20



CUDE ENGINEERS
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TBPE FIRM #455
TBPLS FIRM #10048500

EXHIBIT OF
0.881 ACRES OF LAND BEING A PORTION OF LOT 6,
BLOCK 39, N.C.B. 18159, WESTBURY HEIGHTS,
ACCORDING TO THE MAP OR PLAT THEREOF RECORDED
IN VOLUME 9589, PAGES 154-155, DEED AND PLAT
RECORDS OF BEXAR COUNTY, TEXAS.

DATE: JANUARY 7, 2020

JOB NO.: 03448.000

REPRODUCTION OF THE ORIGINAL SIGNED AND SEALED PLAN AND/OR ELECTRONIC MEDIA MAY HAVE BEEN INADVERTENTLY ALTERED. CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE SCALE OF THE DOCUMENT AND CONTACTING CUDE ENGINEERS TO VERIFY DISCREPANCIES PRIOR TO CONSTRUCTION.