

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

AN ORDINANCE

**AMENDING THE LAND USE PLAN CONTAINED IN THE EASTERN TRIANGLE
COMMUNITY PLAN, A COMPONENT OF THE COMPREHENSIVE MASTER PLAN
OF THE CITY, BY CHANGING THE USE OF APPROXIMATELY 2.42 ACRES OF
LAND LOCATED AT 2747 RIGSBY AVENUE, LEGALLY DESCRIBED AS LOT 1A,
NCB 10746, FROM "LOW DENSITY MIXED USE" TO "COMMUNITY
COMMERCIAL"**

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WHEREAS, the Eastern Triangle Community Plan was adopted on August 5, 2010 by City Council as a component of the City's Comprehensive Master Plan adopted May 29, 1997; and

WHEREAS, the Unified Development Code requires consistency between zoning and the Comprehensive Master Plan and Section 213.003 of the Texas Local Government Code allows amendment of the Comprehensive Master Plan following a public hearing and review by the Planning Commission; and

WHEREAS, a public hearing was held on July 22, 2020 by the Planning Commission allowing all interested citizens to be heard; and

WHEREAS, the San Antonio City Council has considered the effect of this amendment to the Comprehensive Master Plan of the City and has determined that it conforms to the approval criteria set forth in the Unified Development Code §35-420, Comprehensive, Neighborhood, Community, and Perimeter Plans; **NOW THEREFORE;**

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

SECTION 1. The Eastern Triangle Community Plan, a component of the Comprehensive Master Plan of the City, is hereby amended by changing the use of approximately 2.42 acres of land located at **2747 Rigsby Avenue**, legally described as **Lot 1A, NCB 10746**, from "Low Density Mixed Use" to "Community Commercial". All portions of land mentioned are depicted in Attachments "I" attached hereto and incorporated herein for all purposes.

SECTION 2. This ordinance shall take effect {Effective Date}.

PASSED AND APPROVED on this {Day of Month} day of {Month & Year}.

M A Y O R
Ron Nirenberg

ATTEST:

APPROVED AS TO FORM:

Tina J. Flores, City Clerk (Acting)

Andrew Segovia, City Attorney

DRAFT

ATTACHMENT I
Proposed Amendment:

