

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

**ORDINANCE**

**AUTHORIZING THE CLOSURE, VACATION, AND ABANDONMENT  
OF 0.352 ACRES (15,314 SQUARE FEET) OF UNIMPROVED  
WINTERGARDEN DRIVE PUBLIC RIGHT-OF-WAY WITHIN NEW  
CITY BLOCK 13940 IN COUNCIL DISTRICT 5, AS REQUESTED BY  
GFB SERVICES, INC. FOR A FEE OF \$46,623.00.**

\* \* \* \* \*

**WHEREAS**, GFB Services, Inc. (Petitioner) requests to close, vacate, and abandon 0.352-acre (15,314-square-foot) of unimproved Wintergarden Drive Public Right-of-Way within New City Block 13940. The public right-of-way consists of 0.352 acres (15,314 square feet). If approved, the Petitioner will use the closure for storage and their trucking business. The Petitioner owns the abutting property; and

**WHEREAS**, City Departments and utilities were canvassed and approved with standard conditions. There is no active neighborhood association. In compliance with Chapter 37 of the City Code, Section 37-11 (e), notification signs and letters are not necessary for undeveloped public right-of-way; and

**WHEREAS**, the City of San Antonio’s Planning Commission recommended approval of this request at its regular meeting on April 24, 2024; and

**WHEREAS**, the fee established for this request is \$46,623.00, which includes the assessed value of the property, \$46,523.00, plus \$100.00 for administrative costs. In compliance with Chapter 37 of the City Code, Section 37-2(g), the fair market value of the unimproved property was determined by an average of the per-square-foot Bexar Appraisal District assessed land values in the vicinity.

**NOW THEREFORE,**

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

**SECTION 1.** The City Council hereby authorizes, for a fee of \$46,623.00, which includes the assessed value of the property, \$46,523.00, plus \$100.00 for administrative costs for administrative costs the closure, vacation, and abandonment of its right of way interests as to 0.352-acre (15,314-square-foot) of unimproved Wintergarden Drive Public Right-of-Way within New City Block 13940 in City Council District 5 as shown in **Exhibit “A”** and more accurately described in **Exhibit “B”**.

**SECTION 2.** All exhibits are incorporated into this Ordinance for all purposes as if they were fully set forth. **Exhibit “B”** controls over any discrepancy between it and **Exhibit “A”**.

**SECTION 3.** Funds generated by this ordinance will be deposited in Fund 11001000, Internal Order 223000000253 and General Ledger 4903101.

**SECTION 4.** The financial allocations in this Ordinance are subject to approval by the Director of Finance, City of San Antonio. The Director of Finance may, subject to concurrence by the City Manager or the City Manager's designee, correct allocations to specific Cost Centers, WBS Elements, Internal Orders, General Ledger Accounts, and Fund Numbers as necessary to carry out the purpose of this Ordinance.

**SECTION 5.** This ordinance becomes effective 10 days after passage, unless it receives the eight votes requisite to immediate effectiveness under San Antonio Municipal Code § 1-15, in which case it becomes effective immediately.

**PASSED AND APPROVED** this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

**M A Y O R**  
**Ron Nirenberg**

**ATTEST:**

**APPROVED AS TO FORM:**

\_\_\_\_\_  
Debbie Racca-Sittre, City Clerk

\_\_\_\_\_  
Andrew Segovia, City Attorney