

**Item #13****ZONING CASE Z-2024-10700314 (Council District 1):** February 18, 2025

A request for a change in zoning from "NC IDZ NCD-5 AHOD" Neighborhood Commercial Infill Development Zone Beacon Hill Neighborhood Conservation Airport Hazard Overlay District to "IDZ-1 NCD-5 AHOD" Limited Intensity Infill Development Zone Beacon Hill Neighborhood Conservation Airport Hazard Overlay District with uses permitted in "NC" Neighborhood Commercial District and Tattoo Parlor/Studio on the east 77 feet of Lot 16, Block 3, NCB 3032, located at 319 Blanco Road. Staff recommends Approval. (Alexa Retana, Zoning Planner, 210-207-8062, [Alexa.Retana@sanantonio.gov](mailto:Alexa.Retana@sanantonio.gov), Development Services Department)

Staff mailed 27 notices to property owners within 200', 0 in favor, 0 in opposition; Beacon Hill Area Neighborhood Association is in Favor and San Antonio Texas District 1 Residents Association gave no response.

**Public Comment****Voicemail**

Cosima Colvin, Beacon Hill Neighborhood Association, spoke in support.

Cynthia Walker, Beacon Neighborhood Association, spoke in support.

**Motion**

Commissioner Watson motioned for approval as presented. Commissioner Barros seconded the motion. The motion carried by the following vote:

**Aye:** Watson, Barros, Bustamante, Ortiz, Hinojosa, Reyes, Hui, Sipes, Kellum, Whitsett, Chase.

**Nay:** None.