



City of San Antonio

Agenda Memorandum

Agenda Date: June 13, 2024

In Control: City Council A Session

DEPARTMENT: Development Services

DEPARTMENT HEAD: Michael Shannon

COUNCIL DISTRICT IMPACTED: District 3

SUBJECT:

Resolution directing City Staff to initiate any necessary plan amendment or rezoning recommendations for City Council consideration on approximately 479 acres of land for properties generally located within the boundaries of the Harlandale-McCollum Neighborhood Association. The subject area is generally bounded by Southwest Military Drive and Clovis Place to the North, Commercial Avenue to the East, West Petaluma Boulevard to the South, and Six Mile Creek to the West, as requested by Council District 3.

SUMMARY:

Council Office District 3 requests that City Council, through resolution, direct City Staff to initiate appropriate plan amendments and rezoning to zoning districts consistent with the development pattern. The proposed resolution would authorize City Staff to take appropriate steps to bring forward to the Planning Commission and Zoning Commission for a recommendation and to City Council for final action, an ordinance amending the land use and zoning on approximately 479 acres of land located within the boundaries of the Harlandale-McCollum Neighborhood Association, generally bounded by Southwest Military Drive and Clovis Place to the North, Commercial Avenue to the East, West Petaluma Boulevard to the South, and Six Mile Creek to the West.

BACKGROUND INFORMATION:

The proposed large area rezoning is located within the Harlandale-McCollum Neighborhood Association generally bounded by Southwest Military Drive and Clovis Place to the North, Commercial Avenue to the East, West Petaluma Boulevard to the South, and Six Mile Creek to the West. The current zoning of the properties within the boundaries show single family uses that are zoned for multi-family and commercial uses. This resolution will direct staff to conduct an analysis of the current land uses; and bring forward any appropriate plan amendments and/or zoning changes consistent with the Future Land Use Plan; and bring non-conforming current land uses into conformance with appropriate zoning.

ISSUE:

The properties located in District 3 – Harlandale-McCollum Neighborhood Association require review and analysis for alignment of land use and zoning in respect to existing structures and uses.

ALTERNATIVES:

Denial of this resolution would allow the existing zoning districts to remain, including those nonconforming.

FISCAL IMPACT:

There is no fiscal impact.

RECOMMENDATION:

Staff recommends Approval of the Resolution as this direction will provide an opportunity to apply appropriate land use and zoning to noted subject properties.