

ZONING CASE Z-2024-10700154 (Council District 5): October 15, 2024

A request for a change in zoning from "R-4 MLOD-2 MLR-2 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to "C-2NA MLOD-2 MLR-2 AHOD" Commercial Nonalcoholic Sales Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District on the west 37.4 feet of Lot 1, NCB 7005, located at 159 Castroville Road. Staff recommends Denial, with a Alternate Recommendation. (Alexa Retana, Zoning Planner, 210-207-8062, Alexa.Retana@sanantonio.gov, Development Services Department).

Staff mailed 43 notices to property owners, 0 in favor, 0 opposition; Prospect Hill Neighborhood Association, El Charro Neighborhood Association, and Brady Gardens Community Organization gave no response.

Richard Sanchez, the applicant was seeking to rezone from "R-4 MLOD-2 MLR-2 AHOD" to "C-2NA MLOD-2 MLR-2 AHOD" for pet grooming. The subject property has available parking for 13 vehicles.

Motion

Commissioner Bustamante 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.

ZONING CASE Z-2024-10700154 (Council District 5): (Continued from 9/17/2024)

A request for a change in zoning from "R-4 MLOD-2 MLR-2 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to "C-2NA MLOD-2 MLR-2 AHOD" Commercial Nonalcoholic Sales Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District on the west 37.4 feet of Lot 1, NCB 7005, located at 159 Castroville Road. Staff recommends Denial, with a Alternate Recommendation. (Alexa Retana, Zoning Planner, 210-207-8062, Alexa.Retana@sanantonio.gov, Development Services Department).

Staff mailed 43 notices to property owners within 200', 0 in favor, 0 in opposition, Prospect Hill Neighborhood Association, El Charro Neighborhood Association, and Brady Gardens Community Organization gave no response.

Motion

Commissioner Watson motioned for a continuance until October 15, 2024. Commissioner Barros seconded the motion. The motion carried by the following vote:

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

Nay: None.

ZONING CASE Z-2024-10700154 (Council District 5): (Continued from 8/20/2024)

A request for a change in zoning from "R-4 MLOD-2 MLR-2 AHOD" Residential

Single-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to "C-2NA MLOD-2 MLR-2 AHOD" Commercial Nonalcoholic Sales Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District on the west 37.4 feet of Lot 1, NCB 7005, located at 159 Castroville Road. Staff recommends Denial, with a Alternate Recommendation. (Alexa Retana, Zoning Planner, 210-207-8062, Alexa.Retana@sanantonio.gov, Development Services Department)

Staff mailed 43 notices to property owners within 200', 0 in favor, 0 in opposition, Prospect Hill Neighborhood Association, El Charro Neighborhood Association, and Brady Gardens Community Organization gave no response.

No Public Comment

Motion

Commissioner Whitsett motioned for a continuance until October 1, 2024. Commissioner Barros seconded the motion. The motion carried by the following vote:

Aye: Whitsett, Barros, Hinojosa Reyes, Sipes, Barros, Whitsett, Chase.

Nay: None.

Recused: Bustamante

ZONING CASE Z-2024-10700154 (Council District 5): August 20, 2024

A request for a change in zoning from "R-4 MLOD-2 MLR-2 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to "C-2NA MLOD-2 MLR-2 AHOD" Commercial Nonalcoholic Sales Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District on the west 37.4 feet of Lot 1, NCB 7005, located at 159 Castroville Road. Staff recommends Denial, with a Alternate Recommendation. (Alexa Retana, Zoning Planner, 210-207-8062, Alexa.Retana@sanantonio.gov, Development Services Department)

Staff mailed 43 notices to property owners within 200', 0 in favor, 0 in opposition; Prospect Hill Neighborhood Association gave no response, El Charro Neighborhood Association, and Brady Gardens Community Organization gave no response.

Richard Sanchez, applicant, sated he is requesting to rezone to "C-2R MLOD-2 MLR-2 AHOD".

Public Comment

Russel Felan, President of Prospect Hill Neighborhood Association, spoke in favor.

Motion

Commissioner Watson motioned for a continuance until September 17, 2024. Commissioner Hui seconded the motion. The motion carried by the following vote:

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

Nay: None.