

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 WEST/SOUTHWEST SECTOR PLAN, A COMPONENT OF THE COMPREHENSIVE MASTER PLAN OF THE CITY, BY CHANGING THE FUTURE LAND USE OF APPROXIMATELY 24.135 OF LAND LOCATED AT 9371 INTERSTATE 35 SOUTH, LEGALLY DESCRIBED AS 24.135 ACRES OUT OF NCB 11298 AND NCB 17364 FROM “AGRIBUSINESS TIER” TO “SUBURBAN TIER”

* * * * *

WHEREAS, the West/Southwest Sector Plan was adopted on April 2011, 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 May 8, 2024 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 West/Southwest Sector Plan, a component of the Comprehensive Master Plan of the City, is hereby amended by changing the future land use of approximately 24.135 acres of land located at 9371 Interstate 35 South, legally described as 24.135 acres out of NCB 11298 and NCB 17364, from “Agribusiness Tier” to “Suburban Tier”. All portions of land mentioned are depicted in **Attachment “I”** attached hereto and incorporated herein for all purposes.

SECTION 2. A description of the property is attached as **Attachment “II”** and made a part hereof and incorporated herein for all purposes.

SECTION 3. 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:

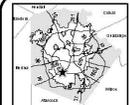
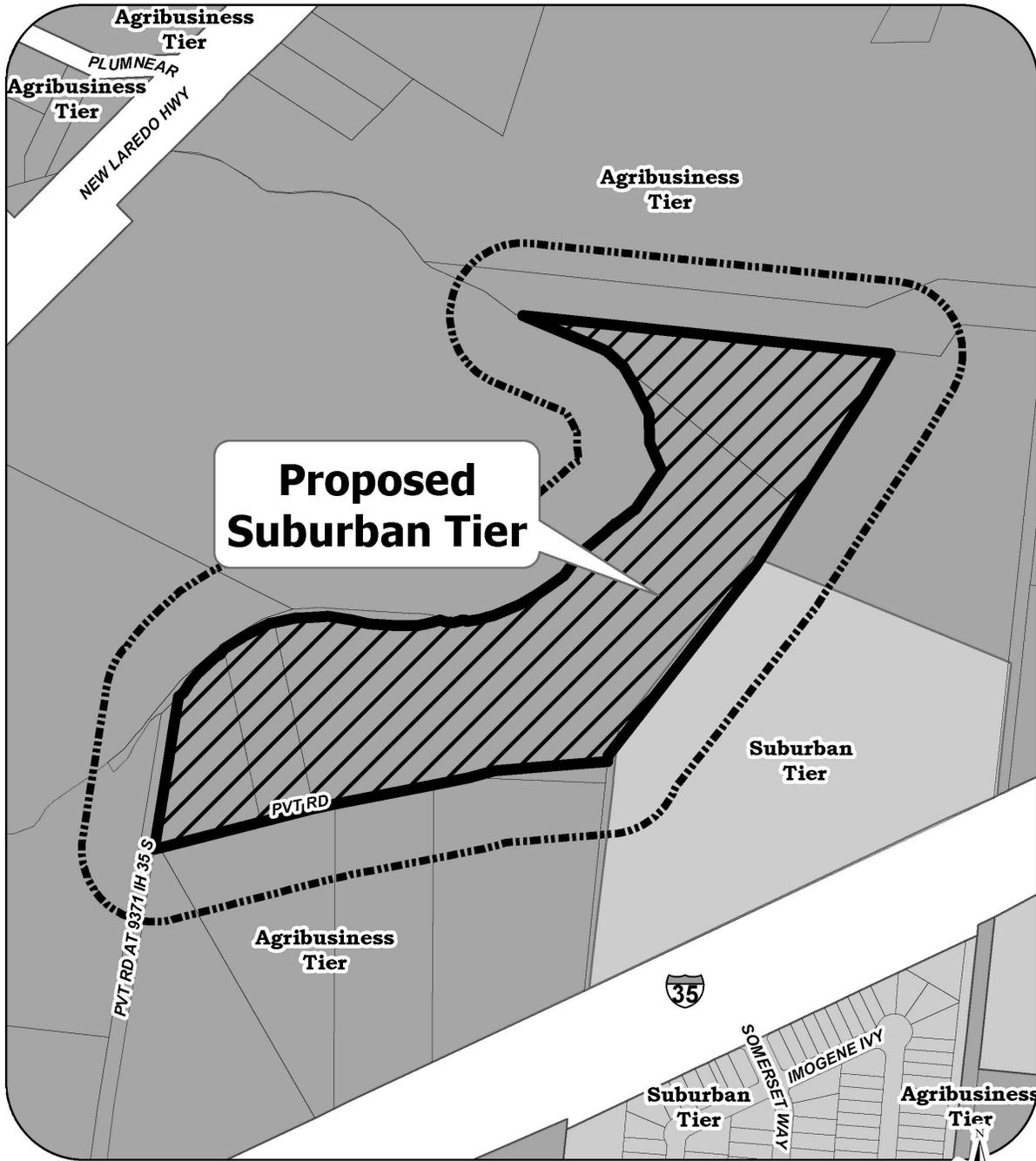
APPROVED AS TO FORM:

Debbie Racca-Sittre, City Clerk

Andrew Segovia, City Attorney

DRAFT

ATTACHMENT I
Proposed Amendment:



 200' Notification Area	 Suburban Tier
 Proposed Land Use Change	 Agribusiness RIMSE Tier

Data Source: City of San Antonio Enterprise GIS, Base Map 911, Base Appraisal District
 This map was prepared by the City of San Antonio Planning Department. It is not a warranty of the City of San Antonio. The City of San Antonio is not responsible for any errors or omissions in this map. The City of San Antonio is not responsible for any damages or liabilities arising from the use of this map. The City of San Antonio is not responsible for any damages or liabilities arising from the use of this map. The City of San Antonio is not responsible for any damages or liabilities arising from the use of this map.

West/Southwest Sector Plan
Proposed Plan Amendment 2411600028 Area

