

ZONING CASE Z-2024-10700274 CD (Council District 7): December 3, 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 "R-4 CD MLOD-2 MLR-2 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District with a Conditional Use for four (4) dwelling units on Lot 36, Block 21, NCB 9241, located at 2607 Waverly Avenue. Staff recommends Denial, with an Alternate Recommendation. (Bronte Frere, Zoning Planner, 210-207-5876, Bronte.Frere@sanantonio.gov, Development Services Department)

Staff mailed 33 notices to property owners within 200', 0 in favor, 0 in opposition University Park Neighborhood Association is in support.

Hector and Belinda Acosta, applicants, purchased the property in 1983 and rented it as a fourplex for 4 decades. Renovations have been made including parking. The applicants are seeking to continue using the property as a fourplex.

No Public Comment

Motion

Chair Sipes motioned for approval as presented (to allow 6 parking spaces). Commissioner Kellum seconded the motion. The motion carried by the following vote:

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

Nay: None.