

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 1.0272 ACRES OF LAND GENERALLY LOCATED IN THE 1600 BLOCK OF MEADOW WAY DRIVE LEGALLY DESCRIBED AS THE NORTH 287 FEET OF LOT 2, NCB 15363 FROM "GENERAL URBAN TIER" TO "REGIONAL CENTER"

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WHEREAS, the West/Southwest Sector Plan was adopted on April 21, 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 November 13, 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 1.0272 acres of land located at generally located in the 1600 block of Meadow Way Drive, legally described as the north 287 feet of Lot 2, NCB 15363, from "General Urban Tier" to "Regional Center". All portions of land mentioned are depicted in **Attachment "I"** attached hereto and incorporated herein for all purposes.

SECTION 2. 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

This map illustrates the proposed Regional Center area in the City of Marbach. The map features several streets: MEADOW WAY DR, MEADOW GARDEN, MEADOW WIND, MEADOW LEAF, MEADOW WAY CT, and MARBACH RD. The area is divided into different urban tiers: General Urban Tier and Civic Center. A specific area is highlighted with a hatched pattern and labeled as the Proposed Regional Center. A dashed line indicates the boundary of the proposed center. A north arrow is located in the bottom right corner.

