

**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
USE OF APPROXIMATELY 0.860 ACRES OF LAND LOCATED AT 10218
INGRAM ROAD, LEGALLY DESCRIBED AS 0.860 ACRES OUT OF NCB
15849 FROM "SUBURBAN TIER" TO "MIXED USE"**

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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 May 11, 2022 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 use of approximately 0.860 acres of land located at 10218 Ingram Road, legally described as 0.860 acres out of NCB 15849, from "Suburban Tier" to "Mixed Use". 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

The map illustrates the proposed mixed-use development area, which is highlighted with a hatched pattern and labeled "Proposed Mixed Use". The development is situated within the "General Urban Tier" area. Surrounding the development are various other urban tiers, including "Suburban Tier" and "Natural Tier". The map also shows major roads such as "INGRAM RD", "LAKESIDE PKWY", "LAS PUERTAS", "CAMINO REY", and "PVT ST AT 10102 INGRAM RD". The "Natural Tier" area is characterized by a dense, irregular pattern of small, dark shapes, while the "Suburban Tier" areas are shown with a more regular, grid-like pattern. The "General Urban Tier" is the largest and most central area, with a light gray background. The map is oriented with North at the top, as indicated by the "N" in the bottom right corner.

