

ORDINANCE

2022-11-03-0856

**AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF SAN ANTONIO
BY AMENDING CHAPTER 35, UNIFIED DEVELOPMENT CODE, SECTION 35-
304, OF THE CITY CODE OF SAN ANTONIO, TEXAS BY CHANGING THE
ZONING DISTRICT BOUNDARY OF CERTAIN PROPERTY.**

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WHEREAS, a public hearing was held after notice and publication regarding this amendment to the Official Zoning Map at which time parties in interest and citizens were given an opportunity to be heard; and

WHEREAS, the Zoning Commission has submitted a final report to the City Council regarding this amendment to the Official Zoning Map of the City of San Antonio; **NOW THEREFORE**,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. Chapter 35, Unified Development Code, Section 35-304, Official Zoning Map, of the City Code of San Antonio, Texas is amended by changing the zoning district boundary of 4.817 acres out of NCB 17990, located at 8005 Interstate Highway 10 East, from "C-2 MLOD-3 MLR-1 AHOD" Commercial Martindale Army Airfield Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District and "NP-10 MLOD-3 MLR-1 AHOD" Neighborhood Preservation Martindale Army Airfield Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District to "R-4 MLOD-3 MLR-1 AHOD" Residential Single-Family Martindale Army Airfield Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District.

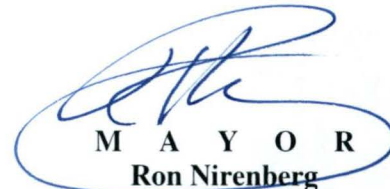
SECTION 2. A description of the property is attached as **Exhibit "A"** and made a part hereof and incorporated herein for all purposes.

SECTION 3. All other provisions of Chapter 35 except those expressly amended by this ordinance shall remain in full force and effect including the penalties for violations as made and provided for in Section 35-491.

SECTION 4. The Director of Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

SECTION 5. This ordinance shall become effective November 13, 2022.

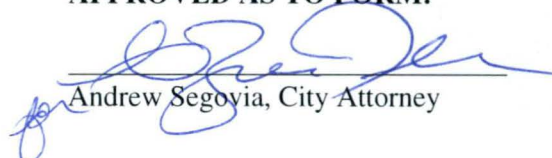
PASSED AND APPROVED this 3rd day of November, 2022.


M A Y O R
Ron Nirenberg

ATTEST:


Debbie Racca-Sittre, City Clerk

APPROVED AS TO FORM:


Andrew Segovia, City Attorney



City of San Antonio

City Council Meeting November 3, 2022

5.

2022-11-03-0856

ZONING CASE Z-2022-10700255 (Council District 2): Ordinance amending the Zoning District Boundary from "C-2 MLOD-3 MLR-1 AHOD" Commercial Martindale Army Airfield Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District and "NP-10 MLOD- 3 MLR-1 AHOD" Neighborhood Preservation Martindale Army Airfield Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District to "R-4 MLOD-3 MLR-1 AHOD" Residential Single-Family Martindale Army Airfield Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District on 4.817 acres out of NCB 17990, located at 8005 Interstate Highway 10 East. Staff and Zoning Commission recommend Approval.

Councilmember McKee-Rodriguez moved to Approve on the Consent Agenda. Councilmember Viagran seconded the motion. The motion carried by the following vote:

Aye:	Nirenberg, Bravo, McKee-Rodriguez, Viagran, Castillo, Cabello Havrda, Pelaez, Courage, Perry
Absent:	Rocha Garcia, Sandoval

Exhibit “A”

METES AND BOUNDS DESCRIPTION
FOR A
4.817 ACRE TRACT ZONING AREA

Being 4.817 acres Zoning area, situated in County Block 5090, and being part of the Guadalupe Torres Survey No. 38, Abstract No. 739, Bexar County, Texas, being a portion of a called 10.058 acres of land, conveyed to Richard A. Edminson, Sr. and wife, Mary J. Edminson, recorded in Volume 1786, Pg. 831, Official Public Records of Bexar County, Texas, said 4.817 acre Zoning area tract being more particularly described as follows:

BEGINNING at a 1/2" iron pin found in the North right-of-way line of Interstate Highway No. 10, for the lower Southwest corner of a tract of land called 12.873 acres, recorded in Document No. 20190009448, Official Public Records of Bexar County, Texas, for the Southeast corner of the herein described 4.817 acre Zoning area tract;

THENCE along the North right-of-way line of said Interstate Highway No. 10, common with the South line of said 10.058 acre tract and the 4.817 acre Zoning area tract, S 69°47'46" W a distance of 349.73 feet to a 1/2" iron pin found, being the Southeast corner of a called 14.384 acre tract of land, recorded in Document No. 20200143665, Official Public Records of Bexar County, Texas, also being the Southwest corner of said 10.058 acre tract and the herein described 4.817 acre Zoning area tract, from which a 1/2" iron pin (with cap stamped "Pape-Dawson") found, bears S 69°47'46" W a distance of 835.57 feet;

THENCE leaving said Interstate Highway No. 10, partially along the Northeast line of said 14.384 acre tract, the Southeast line of said 10.058 acre tract and the herein described 4.817 acre Zoning area tract, N 10°54'34" W a distance of 607.98 feet to a point for the Northwest corner of the herein described 4.817 acre Zoning area tract;

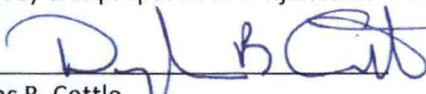
THENCE crossing said 10.058 acre tract and along a line 600 feet Northerly of and parallel to the North right-of-way of Interstate Highway No. 10, N 69°47'43" E a distance of 349.66 feet to a point for the Northeast corner of herein described 4.817 acre Zoning area tract and being in the Southwest line of the aforementioned 12.873 acre tract common with the Northeast line of said 10.058 acre tract;

THENCE along the Southwest line of said 12.873 acre tract, common with the Northeast line of said 10.058 acre tract and the herein described 4.817 acre Zoning area tract, S 10°54'59" E a distance of 607.97 feet to the POINT OF BEGINNING and containing 4.817 acre Zoning Area, Bexar County, Texas.

Bearings shown hereon are based on the Texas State Plane Coordinate System, South Central Zone (4204), NAD 83 (NA2011) Epoch 2010.00.

Written September 20th, 2022

No survey was prepared in conjunction with these field notes.


Douglas B. Cottle
Registered Professional Land Surveyor No. 6149

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