

**Item #2****ZONING CASE Z-2023-10700044 ERZD (Council District 8): Continued from 06/06/2023**

A request for a change in zoning from "R-6 MLOD-1 MLR-2 ERZD" Residential Single-Family Camp Bullis Military Lighting Overlay Military Lighting Region 2 Edwards Recharge Zone District to "MF-25 MLOD-1 MLR-2 ERZD" Low Density Multi-Family Camp Bullis Military Lighting Overlay Military Lighting Region 2 Edwards Recharge Zone District on Lots 1 through 8, Block 23, NCB 14733, and Lots 2-10, Block 21, NCB 14731, generally located in the 12000 block of Petite Street. Staff recommends Approval, pending Plan Amendment. (Associated Plan Amendment Case PA-2023-11600011) (Ann Benavidez, Zoning Planner, (210) 207-8208, ann.benavidez@sanantonio.gov, Development Services Department)

Staff mailed 28 notices to property owners within 200 feet, 1 returned in favor, 3 returned in opposition; no registered Neighborhood Association within 200 feet.

Mike Escalante with SAWS- Resource Protection & Compliance Division reviewed the application for townhome development. Site is approximately 6 acres, 5.67 lies in the recharge zone. The area is not in a flood plain. No sensitive features were observed or noted on file SAWS recommend approval with 50% impervious cover.

Applicant, Patrick Christensen is present. Further stating that MF25 to MF18 is consistent with the plan amendment.

**Public Comment**

- Chris Obreight, is in opposition.
- Pam Obreight, is in opposition.

**Rebuttal**

Mr. Christensen is planning on working with the community and closing a street.

**Motion:** Commissioner Ortiz to approve item as amended

**Second:** Commissioner Barros

**In Favor:** Unanimous

**Opposed:** None

**MOTION PASSES**