

**Item #28**

**ZONING CASE Z-2023-10700227 (Council District 1) : 09/19/2023**

A request for a change in zoning from “R-6 UC-4 AHOD” Residential Single-Family North St. Mary’s Urban Corridor Airport Hazard Overlay District to “C-1 IDZ UC-4 AHOD” Light Commercial Infill Development Zone Overlay North St. Mary’s Urban Corridor Airport Hazard Overlay District on Lots 2 and 3, NCB 1719, located at 2615 and 2619 North St. Mary's Street. Staff recommends Denial, with an Alternate Recommendation. (Mark Chavez, Planner, 210-207-7395, Mark.Chavez@SanAntonio.Gov, Development Services Department)

Staff mailed 34 notices to property owners within 200 feet, 0 returned in favor, 3 returned in opposition; Tobin Hill Community Neighborhood Association is in support.

Applicant, Patrick Christensen is present and is seeking to rezone to IDZ overlay. Mr. Christensen amends to “NC IDZ” Neighborhood Commercial with IDZ overlay.

**No Public Comment**

**Motion:** Commissioner Kellum to approve item at amended

**Second:** Commissioner Fuentes

**In Favor:** Unanimous

**Opposed:** None

**MOTION PASSES**