



# City of San Antonio

## Agenda Memorandum

**File Number:**  
**{{item.tracking\_number}}**

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**Agenda Item Number:** {{item.number}}

**Agenda Date:** March 22, 2023

**In Control:** Planning Commission Meeting

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**DEPARTMENT:** Public Works Department

**DEPARTMENT HEAD:** Razi Hosseini

**COUNCIL DISTRICTS IMPACTED:** District 1

### **SUBJECT:**

Real Estate Disposition: Declaration of surplus and sale of an unimproved City-owned property located near the intersection of Aubrey Street and E. Cesar Chavez Boulevard

### **SUMMARY:**

A Resolution recommending the sale of an unimproved City-owned property located near the intersection of Aubrey Street and E. Cesar Chavez Boulevard within New City Block 928 in Council District 1, as requested by H-E-B, LP, a Texas limited liability partnership, for a fee of \$90,100.00.

### **BACKGROUND INFORMATION:**

H-E-B, LP, a Texas limited liability partnership (Petitioner) is requesting to purchase an unimproved City-owned property located near the intersection of Aubrey Street and E. Cesar Chavez Boulevard within New City Block 928. The proposed sale is within New City Block 928 in City Council District 1. The property consists of 0.03 of an acre (1,511.225 square feet). The

property is located within the Downtown Residents Association. The Downtown Residents Association did not respond during the canvassing portion. The Petitioner owns the abutting property to the north and northwest except for the small 1,511 square foot city-owned portion. If approved, Petitioner will incorporate 1,511 square foot portion of City-owned property into its abutting property and re-plat the site for future development, potentially commercial office/mix use.

City Departments and utilities were canvassed and approved with standard conditions. Petitioner has agreed to all the conditions. The property will be disposed in accordance with Chapter 272.001 (b)(1) of the Local Government Code.

#### **ISSUE:**

This Resolution approves the declaration of surplus and sale of unimproved City-owned property located near the intersection of Aubrey Street and E. Cesar Chavez Boulevard within New City Block 928 in Council District 1, as requested by H-E-B, LP, a Texas limited liability partnership, for a fee of \$90,100.00.

The petitioner owns the abutting property to the north and northwest except for the small 1,511 square foot city-owned portion. If approved, Petitioner will incorporate the small 1,511 square foot piece of City-owned property into the abutting property and replat the site for the future development, potentially commercial office/mix use.

The City of San Antonio's Planning Commission recommended approval of this request at its regular meeting on March 22, 2023. This action is consistent with City Code and Ordinances, which requires City Council approval for the sale or disposition of City-owned or controlled real property.

#### **ALTERNATIVES:**

The Planning Commission could choose not to approve this request; however, Petitioner will not be allowed to replat the site for the future development of commercial office/mix use.

#### **RECOMMENDATION:**

Staff recommends approval of this request to declare as surplus and sell a City-owned property located near the intersection of Aubrey Street and E. Cesar Chavez Boulevard in Council District 1.