

City of San Antonio



AGENDA

City Council Zoning and Land Use Session

Municipal Plaza Building
114 W. Commerce Street
San Antonio, Texas 78205

Thursday, April 6, 2023

2:00 PM

Municipal Plaza Building

The City Council will hold its Zoning and Land Use meeting in the Norma S. Rodriguez Council Chamber in the Municipal Plaza Building located at 114 W. Commerce Street beginning at the above referenced date and time for the following items. Once convened, the City Council will take up the following items in any order during the meeting but no sooner than the designated times.

2:00PM: Public Hearing and Consideration of the Adoption and Amendments of the Neighborhood, Community and Perimeter Plans as Components of the Master Plan and Zoning Cases

Members of the public can comment on items on the agenda. To sign up to speak visit www.saspeakup.com. Click on meetings and events and select the meeting you'd like to participate in. Sign up to speak or submit a written comment. Questions relating to these rules may be directed to the Office of the City Clerk at (210) 207-7253.

Individuals signing up for public comment may register for VIA bus fare or parking validation at www.saspeakup.com. VIA bus fare or parking at City Tower Garage (located at 100 Blk N. Main) will be provided to individuals who request the assistance. Staff will provide VIA bus fare passes and parking validation tickets in the lobby of City Council Chambers.

To view the Live meeting please view our [Live Stream](#)

During the meeting, the City Council may meet in executive session in the B Room for consultation with

the City Attorney's Office concerning attorney-client matters under Chapter 551 of the Texas Government Code.

ACCESS STATEMENT

The City of San Antonio ensures meaningful access to City meetings, programs and services by reasonably providing: translation and interpretation, materials in alternate formats, and other accommodations upon request. To request these services call (210) 207-2098 or Relay Texas 711 or by requesting these services online at <https://www.sanantonio.gov/gpa/LanguageServices>. Providing at least 72 hours' notice will help to ensure availability.

Intérpretes en español estarán disponibles durante la junta del consejo de la ciudad para los asistentes que lo requieran. También se proveerán intérpretes para los ciudadanos que deseen exponer su punto de vista al consejo de la ciudad. Para más información, llame al (210) 207-7253.

For additional information on any item on this agenda, please visit www.sanantonio.gov or call (210) 207-7080.

Roll Call

Public Hearing and Consideration of the following Adoption and Amendments of the Neighborhood, Community and Perimeter Plans as Components of the Master Plan and Zoning Cases. Plan amendments and Zoning cases presented by Roderick Sanchez, Assistant City Manager; Michael Shannon, Director, Development Services unless otherwise noted.

1. ZONING CASE Z-2022-10700223 (Council District 1): Ordinance amending the Zoning District Boundary from “C-1” Light Commercial District, “C-2” Commercial District, “C-2 CD” Commercial District with a Conditional Use for wood products manufacturing, an auto repair shop, a warehouse, or a bar, “C-3” General Commercial District, “I-1” General Industrial District, “I-2” Heavy Industrial District, “MF-33” Multi-Family District, “MF-33 S” Multi-Family District with Specific Use Authorization for a day care center, “R-1” Single-Family Residential District, “R-3” Single-Family Residential District, and “RM-4” Residential Mixed District to “C-3” General Commercial District, “I-1” General Industrial District, “L” Light Industrial District, “NC” Neighborhood Commercial District, “R-1” Single-Family Residential District, “R-2” Single-Family Residential District, “R-2 CD” Single-Family Residential District with a Conditional Use for two, three, or four dwelling units, “R-3” Single-Family Residential District, “R-3 CD” Residential Single-Family District with a Conditional Use for two, three, or four dwelling units, “R-4” Residential Single-Family District, “R-4 CD” Residential Single-Family District with a Conditional Use for two, three, or four dwelling units, “R-5” Residential Single-Family District, “R-5 CD”

Residential Single-Family District with a Conditional Use for two, three, or four dwelling units, “R-6” Residential Single-Family District, “R-6 CD” Residential Single-Family District with a Conditional Use for two, three, or four dwelling units, “R-6 S” Residential Single-Family District with a Specific Use Authorization for a day care center, and “RM-4” Residential Mixed District, with all current overlay districts remaining unchanged, on 194.34 acres out of NCB 1019, 1020, 1021, 1022, 1038, 1039, 1040, 1041, 2083, 2084, 2095, 2096, 2097, 2098, 2099, 2106, 2107, 2114, 2115, 2116, 2119, 2120, 2121, 2122, 2123, 2147, 2148, 2149, 2150, 2155, 2156, 2157, 2159, 2160, 2176, 2177, 2178, 2179, 2184, 2185, 2188, 3561, 3562, 3563, 6008, 6099, and 6389 generally bounded by Culebra Road and Interstate 10 to the North, Brazos Street to the East, Leal Street to the South, and Calaveras Street to the West. Staff and Zoning Commission recommend Approval as Amended.

2. ZONING CASE Z-2022-10700327 (Council District 3): Ordinance amending the Zoning District Boundary from “C-2” Commercial District, “C-2NA” Commercial Nonalcoholic Sales District, “C-3NA” General Commercial Nonalcoholic Sales District, “I-1” General Industrial District, “MF-33” Multi-Family District and “R-6” Residential Single-Family District to “R-1” Single-Family Residential District, “R-5” Residential Single-Family District, “R-6” Residential Single-Family District, “R-6 CD” Residential Single-Family District with a Conditional Use for two, three, or four dwelling units, “R-20” Residential Single-Family District, “L” Light Industrial District, “MHP” Manufactured Housing Park District, “NC” Neighborhood Commercial District, “C-1” Light Commercial District and “C-2NA” Commercial Nonalcoholic Sales District, with all current overlay districts remaining unchanged, on 104.32 acres out of NCB 9407, 9483, 9484 and 9499 generally bounded by South Flores Street to the East, Ware Boulevard to the South, Pleasanton Road to the West, and West Harding Boulevard to the North. Staff and Zoning Commission recommend Approval.
3. ZONING CASE Z-2023-10700011 (Council Districts 1, 5, 6, and 7): Ordinance amending the Zoning District Boundary to apply the West Side Creeks Water Quality Protection Area Overlay District (WQ) to existing base zoning districts, with all other existing overlay districts remaining unchanged, on approximately 413 acres of land for properties generally located within 100 feet on each side of the Alazán, Apache, Martinez, San Pedro, and Zarzamora creeks. Staff and Zoning Commission recommend Approval.
4. ZONING CASE Z-2023-10700009 (Council District 1): Ordinance amending the Zoning District Boundary from "IDZ H AHOD" Infill Development Zone Lavaca Historic Airport Hazard Overlay District with uses permitted in "R-4" Residential Single-Family District to "IDZ-1 H AHOD" Limited Intensity Infill Development Zone Lavaca Historic Airport Hazard Overlay District with uses permitted for one (1) dwelling unit and for a Major Site Plan Amendment for a decrease in the perimeter buffer between the “IDZ” plan area and adjacent properties on Lot 7, Block 14, NCB 717, located at 228 Barrera Street. Staff and Zoning Commission recommend Approval.
5. ZONING CASE Z-2023-10700016 (Council District 1): Ordinance amending the Zoning District Boundary from "R-6 AHOD" Residential Single-Family Airport Hazard Overlay District to "RM-6

AHOD" Residential Mixed Airport Hazard Overlay District on Lot A2 and the Southeast 2.4 feet of Lot A1, Block 2, NBC 843, located at 731 Atlanta Avenue. Staff and Zoning Commission recommend Approval.

6. ZONING CASE Z-2023-10700004 (Council District 2): Ordinance amending the Zoning District Boundary from "C-3NA MLOD-3 MLR-2 AHOD" General Commercial Nonalcoholic Sales Martindale Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District and "R-6 MLOD-3 MLR-2 AHOD" Residential Single-Family Martindale Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to "L MLOD-3 MLR-2 AHOD" Light Industrial Martindale Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District on Lot 3 and Lot 4, Block 1, NCB 15732, located at 108 Remount Drive and 112 Remount Drive. Staff and Zoning Commission recommend Approval.
7. ZONING CASE Z-2023-10700008 (Council District 2): Ordinance amending the Zoning District Boundary from "IDZ AHOD" Infill Development Zone Airport Hazard Overlay District with uses permitted in "C-2" Commercial District, Multi-family Dwellings not to exceed 76 units per acre, Hotel and Studio-sound and recording to "C-3 IDZ AHOD" General Commercial Infill Development Zone Airport Hazard Overlay District on Lot 7, Block 21, NCB 978, located at 1900 North Alamo Street. Staff and Zoning Commission recommend Approval.
8. ZONING CASE Z-2023-10700010 (Council District 2): Ordinance amending the Zoning District Boundary from "R-4 MLOD-3 MLR-2" Residential Single-Family Martindale Army Airfield Military Lighting Overlay Military Lighting Region 2 District to "C-1 MLOD-3 MLR-2" Light Commercial Martindale Army Airfield Military Lighting Overlay Military Lighting Region 2 District on 0.155 acres out of NCB 10264, located at 751 Yucca Street. Staff and Zoning Commission recommend Approval.
9. PLAN AMENDMENT CASE PA-2023-11600004 (Council District 2): Ordinance amending the Eastern Triangle Community Plan, a component of the Comprehensive Master Plan of the City, by changing the the future land use classification from "High Density Residential" to "Regional Commercial" on 0.935 acres out of NCB 10675, generally located in the 3000 block of East Interstate Highway 10. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z-2023-10700020)
10. ZONING CASE Z-2023-10700020 (Council District 2): Ordinance amending the Zoning District Boundary from "MF-25 MLOD-3 MLR-1" Low Density Multi-Family Martindale Army Airfield Military Lighting Overlay Military Lighting Region 1 District to "C-3 MLOD-3 MLR-1" General Commercial Martindale Army Airfield Military Lighting Overlay Military Lighting Region 1 District on 0.935 acres out of NCB 10675, generally located in the 3000 block of East Interstate Highway 10. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment PA-2023-11600004)
11. ZONING CASE Z-2022-10700190 CD (Council District 3): Ordinance amending the Zoning District Boundary from "C-1 MLOD-3 MLR-1" Light Commercial Martindale Army Airfield

Military Lighting Overlay Military Lighting Region 1 District to "C-1 CD MLOD-3 MLR-1" Light Commercial Martindale Army Airfield Military Lighting Overlay Military Lighting Region 1 District with a Conditional Use for Motor Vehicle Sales on 2.48 acres out of NCB 10832, located at 2624 Rigsby Avenue. Staff and Zoning Commission recommend Approval, with Conditions.

12. ZONING CASE Z-2022-10700257 CD (Council District 3): Ordinance amending the Zoning District Boundary from "C-2 MLOD-2 MLR-2 AHOD" Commercial Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District and "R-6" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to "C-2 CD MLOD-2 MLR-2 AHOD" Commercial Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District with a Conditional Use for Motor Vehicle Sales (Full Service) on the Northern 47.6 feet of the Southern 50 feet of Lot 1 and the Southern 50 feet of the Western 40 feet of Lot 2, Block 1, NCB 7825, generally located in the 1900 Block of Pleasanton Road. Staff recommends Denial. Zoning Commission recommends Approval.
13. PLAN AMENDMENT CASE PA-2023-11600002 (Council District 3): Ordinance amending the Brooks Area Regional Center Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use classification from "Regional Mixed Use" to "Urban Mixed Use" on 3.326 acres out of NCB 10879, located at 3005 Sidney Brooks Drive. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z-2023-10700002)
14. ZONING CASE Z-2023-10700002 (Council District 3): Ordinance amending the Zoning District Boundary from "C-3 AHOD" General Commercial Airport Hazard Overlay District to "MXD AHOD" Mixed Use Airport Hazard Overlay District with a maximum density of eighteen (18) units per acre on 3.326 acres out of NCB 10879, located at 3005 Sidney Brooks Drive. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment PA-2023-11600002)
15. ZONING CASE Z-2023-10700007 (Council District 4): Ordinance amending the Zoning District Boundary from "C-2 MLOD-2 MLR-1 AHOD" Commercial Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District, "C-3 MLOD-2 MLR-1 AHOD" General Commercial Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District, and "I-1 MLOD-2 MLR-1 AHOD" Industrial Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District to "C-3 MLOD-2 MLR-1 AHOD" General Commercial Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District on 1.897 acres and "C-3NA MLOD-2 MLR-1 AHOD" General Commercial Nonalcoholic Sales Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District on 2.067 acres on Lots A and A-2, Block 6, NCB 12495, located at 3003 Southwest Military Drive. Staff and Zoning Commission recommend Approval.
16. PLAN AMENDMENT CASE PA-2022-11600111 (Council District 5): Ordinance amending the Lone Star Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use classification from "Low Density Residential" to "Low Density Mixed

Use” on the south 78 feet of Lot 39, Block B, NCB 2874 and the south 62 feet of Lot 38, Block B, NCB 2874, save and except 12.5 square feet conveyed to the City of San Antonio, located at 143 Forrest Avenue and 145 Forrest Avenue. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z-2022-10700320) (Continued from March 2, 2023)

17. ZONING CASE Z-2022-10700320 (Council District 5): Ordinance amending the zoning district boundary from "R-5 MLOD-2 MLR-2 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to "IDZ-1 MLOD-2 MLR-2 AHOD" Limited Intensity Infill Development Zone Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District with uses permitted for three (3) dwelling units on the south 78 feet of Lot 39, Block B, NCB 2874 and the south 62 feet of Lot 38, Block B, NCB 2874 save and except 12.5 square feet, located at 143 Forrest Avenue and 145 Forrest Avenue. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment PA-2022-11600111) (Continued from March 2, 2023)
18. ZONING CASE Z-2022-10700341 (Council District 5): Ordinance amending the Zoning District Boundary from "I-1 RIO-4 AHOD" Industrial River Improvement Overlay 4 Airport Hazard Overlay District to "IDZ-3 RIO-4 AHOD" High Intensity Infill Development Zone River Improvement Overlay 4 Airport Hazard Overlay District with uses permitted in "MF 40" Multi-Family District and "C-3" General Commercial District on Lot 19, NCB A-14, located at 410 Probandt Street. Staff and Zoning Commission recommend Approval. (Continued from March 2, 2023)
19. ZONING CASE Z-2022-10700351 CD (Council District 5): Ordinance amending the Zoning District Boundary from "R-5 MLOD-2 MLR-2 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Region 2 Airport Hazard Overlay District to "R-5 CD MLOD-2 MLR-2 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Region 2 Airport Hazard Overlay District with a Conditional Use for two (2) dwelling units on Lots 43 and 44, Block 4, NCB 8292, located at 526 North San Bernardo Avenue. Staff and Zoning Commission recommend Approval.
20. ZONING CASE Z-2022-10700352 (Council District 5): Ordinance amending the Zoning District Boundary from "R-4 MLOD-2 MLR-1 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District to "RM-5 MLOD-2 MLR-1 AHOD" Residential Mixed Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District on Lots 23-25, Block 11, NCB 7933, located at 114 Packard Street, 118 Packard Street, and 202 Packard Street. Staff and Zoning Commission recommend Approval.
21. ZONING CASE Z-2023-10700031 (Council District 5): Ordinance amending the Zoning District Boundary from "IDZ-1 RIO-4 MC-1 AHOD" Limited Intensity Infill Development Zone River Improvement Overlay 4 Roosevelt Avenue Metropolitan Corridor Overlay Airport Hazard Overlay District with uses permitted for six (6) dwelling units to "IDZ-1 RIO-4 MC-1 AHOD"

Limited Intensity Infill Development Zone River Improvement Overlay 4 Roosevelt Avenue Metropolitan Corridor Overlay Airport Hazard Overlay District with uses permitted for six (6) dwelling units with a Major Site Plan Amendment for a decrease in the perimeter buffer between the "IDZ" plan area and adjacent properties on Lots 16-21, NCB 6306, located at 202-212 Yellowstone Street. Staff and Zoning Commission recommend Approval.

22. ZONING CASE Z-2022-10700267 (Council District 6): Ordinance amending the Zoning District Boundary from "R-6 MLOD-2 MLR-1 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District to "IDZ-1 MLOD-2 MLR-1 AHOD" Limited Intensity Infill Development Zone Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District with uses permitted for seven (7) dwelling units on Lot 11, save and except the west 15 feet of Lot 11, Block 9, NCB 8992, located at 834 Southwest 36th Street. Staff and Zoning Commission recommend Approval.
23. ZONING CASE Z-2022-10700275 CD (Council District 6): Ordinance amending the Zoning District Boundary from "MPCD MLOD-2 MLR-1 AHOD" Master Planned Community Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District to "C-2 CD MLOD-2 MLR-1 AHOD" Commercial Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District with a Conditional Use for a Human Services Campus on Lot 4, Block 8, NCB 19127, located at 8627 Lakeside Parkway. Staff recommends Denial. Zoning Commission recommends Approval. (Continuance from February 2, 2023)
24. ZONING CASE Z-2022-10700293 (Council District 6): Ordinance amending the Zoning District Boundary from "R-4 GC-2 MLOD-2 MLR-1 AHOD" Residential Single-Family Highway 151 Gateway Corridor Overlay Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District to "C-2 GC-2 MLOD-2 MLR-1 AHOD" Commercial Highway 151 Gateway Corridor Overlay Lackland Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District on the South 120 feet of Lot 5 and Lot 6, Block 12, NCB 8997, located at 250 Guthrie Street. Staff and Zoning Commission recommend Approval. (Continued from March 2, 2023)
25. ZONING CASE Z-2022-10700347 (Council District 6): Ordinance amending the zoning district boundary from "MF-33 MLOD-2 MLR-2" Multi-Family Lackland Military Lighting Overlay Military Lighting Region 2 District and "NP-8 MLOD-2 MLR-2" Neighborhood Preservation Lackland Military Lighting Overlay Military Lighting Region 2 District to "L MLOD-2 MLR-2" Light Industrial Lackland Military Lighting Overlay Military Lighting Region 2 District on 90.28 acres out of NCB 34400, generally located in the 11100 Block of West Military Drive. Staff and Zoning Commission recommend Approval. (Continued from March 2, 2023)
26. ZONING CASE Z-2022-10700165 (Council District 7): Ordinance amending the Zoning District Boundary from "R-5 MLOD-2 MLR-2 AHOD" Residential Single-Family Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to "IDZ-1 MLOD-2 MLR-2 AHOD" Limited Intensity Infill Development Zone Lackland Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District with uses permitted for six (6) dwelling

units on 0.572 acres of NCB 11557, located at 1527 Hillcrest Drive. Staff and Zoning Commission recommend Approval.

27. ZONING CASE Z-2022-10700248 CD (Council District 7): Ordinance amending the Zoning District Boundary from "R-4 NCD-8 AHOD" Residential Single-Family Woodlawn Lake Neighborhood Conservation Airport Hazard Overlay District to "R-4 CD NCD-8 AHOD" Residential Single-Family Woodlawn Lake Neighborhood Conservation Airport Hazard Overlay District with Conditional Use for four (4) dwelling units on Lot 5 and Lot 6, Block 1, NCB 1975, located at 1823 West Craig Place. Staff and Zoning Commission recommend Approval.
(Continued from February 2, 2023)
28. ZONING CASE Z-2022-10700344 (Council District 7): Ordinance amending the Zoning District Boundary from "RE" Residential Estate District and "C-2" Commercial District to "MF-25" Low Density Multi-Family District on 2.819 acres out of NCB 14657, located at 5994 Whitby Road. Staff and Zoning Commission recommend Approval.
29. PLAN AMENDMENT CASE PA-2023-11600003 (Council District 7): Ordinance amending the Huebner/ Leon Creek Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use classification from "Medium Density Residential" to "Regional Commercial" on the south 180 feet of the north 475 feet of Lots 1 and 2, Block 1, NCB 14662, located at 8491 Abe Lincoln Road. Staff and Planning Commission recommend Denial.
(Associated Zoning Case Z-2023-10700018)
30. ZONING CASE Z-2023-10700018 (Council District 7): Ordinance amending the Zoning District Boundary from "C-3 NA AHOD" General Commercial Nonalcoholic Sales Airport Hazard Overlay District and "C-1 AHOD" Light Commercial Airport Hazard Overlay District to "C-3 CD AHOD" General Commercial Airport Hazard Overlay District with a Conditional Use for Oversized Vehicle Sales, Service or Storage on the south 180 feet of the north 475 feet of Lot 1 and Lot 2, Block 1, NCB 14662, located at 8491 Abe Lincoln. Staff and Zoning Commission recommend Denial. (Associated Plan Amendment PA-2023-11600003)
31. ZONING CASE Z-2022-10700151 ERZD (Council District 8): Ordinance amending the Zoning District Boundary from "R-6 ERZD" Residential Single-Family Edwards Recharge Zone District to "MF-18 ERZD" Limited Density Multi-Family Edwards Recharge Zone District on 7.304 acres out of NCB 14615, located at 12505 Woller Road. Staff and Zoning Commission recommend Approval.
32. PLAN AMENDMENT CASE PA-2022-11600119 (Council District 8): Ordinance amending the North Sector Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use classification from "Rural Estate Tier" to "Suburban Tier" on 3.14 acres out of NCB 34670, generally located in the 6500 Block of Camp Bullis Road. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z-2022-10700338)
33. ZONING CASE Z-2022-10700338 (Council District 8): Ordinance amending the Zoning District Boundary from "R-6 GC-1 UC-1 MSAO-1 MLOD-1 MLR-1 AHOD" Single-Family Residential

Hill Country Gateway Corridor IH-10/FM 1604 Urban Corridor Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District and "C-3 GC-1 UC-1 MSAO-1 MLOD-1 MLR-1 AHOD" General Commercial Hill Country Gateway Corridor IH-10/FM 1604 Urban Corridor Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District to "C-2 GC-1 UC-1 MSAO-1 MLOD-1 MLR-1 AHOD" Commercial Hill Country Gateway Corridor IH-10/FM 1604 Urban Corridor Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay District on 3.14 acres out of NCB 34670, generally located in the 6500 Block of Camp Bullis Road. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment PA-2022-11600119)

34. ZONING CASE Z-2022-10700283 S ERZD (Council District 9): Ordinance amending the Zoning District Boundary from "C-3 MLOD-1 MLR-2 ERZD" General Commercial Camp Bullis Military Lighting Overlay Military Lighting Region 2 Edwards Aquifer Recharge Zone District to "C-3 S MLOD-1 MLR-2 ERZD" General Commercial Camp Bullis Military Lighting Overlay Military Lighting Region 2 Edwards Aquifer Recharge Zone District with Specific Use Authorization for a Wireless Communication System on Lot 901, Block 7, NCB 17586, generally located in the 20000 block of North US Highway 281. Staff and Zoning Commission recommend Approval. (Continued from March 2, 2023)
35. ZONING CASE Z-2022-10700343 (Council District 10): Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District to "L AHOD" Light Industrial Airport Hazard Overlay District on 2.273 acres out of NCB 11963, located at 8790 Crownhill Boulevard. Staff and Zoning Commission recommend Approval. (Continued from March 2, 2023)

Adjournment

6:00 P.M. – If the Council has not yet adjourned, the presiding officer shall entertain a motion to continue the council meeting, postpone the remaining items to the next council meeting date, or recess and reconvene the meeting at a specified time on the following day.

Posted on: 03/29/2023 07:57 PM