

**ZONING CASE Z-2023-107000350 S ERZD (Council District 9) – April 2, 2024**

A request for a change in zoning from “C-3 MLOD-1 MLR-1 AHOD ERZD” General Commercial Camp Bullis Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay Edwards Recharge Zone District to “C-2 S MLOD-1 MLR-1 AHOD ERZD” Commercial Camp Bullis Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay Edwards Recharge Zone District with a Specific Use Authorization for Wireless Communication System within the Edwards Recharge Zone District on Lot 8, Block 13, NCB 17701, located at 4079 North 1604. Staff recommends approval. (Samantha Benavides, Zoning Planner, (210) 207-6034, Samantha.Benavides@sanantonio.gov, Development Services Department)

Staff stated applicant amended boundaries to 0.020 acres.

Staff mailed 8 notices to property owners, 0 returned in favor, 0 returned in opposition and no registered neighborhood association within 200’ radius.

Michael Escalante, SAWS, stated they have reviewed the application for a 150’ telecommunication tower pad site on 0.02-acre lot located at 4079 North 1604 West. He stated the 875 square foot pad site is currently undeveloped. They were no sensitive geologic features observed on site nor is the site located within the floodplain. SAWS recommends approval with all environmental recommendations to include, per a site plan submittal, 16% impervious cover, no petroleum fuel source backup generator allowed on site and no outside storage of use or use of chemicals shall be permitted on site.

Luis Martin, representative, stated they have worked closely with City staff and SAWS regarding this proposal. The tower would be situated in a usual space on the side of a hill. This tower would provide needed services to the surrounding wireless customers.

**No Public Comment**

**Motion:** Commissioner Barros motioned to approve with amended boundaries to 0.020 acres  
**Second:** Commissioner Hui  
**In Favor:** Unanimous  
**Opposed:** None

**MOTION PASSES**

**ZONING CASE Z-2023-107000350 S ERZD (Council District 9)** – March 19, 2024

A request for a change in zoning from “C-3 MLOD-1 MLR-1 AHOD ERZD” General Commercial Camp Bullis Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay Edwards Recharge Zone District to “C-2 S MLOD-1 MLR-1 AHOD ERZD” Commercial Camp Bullis Military Lighting Overlay Military Lighting Region 1 Airport Hazard Overlay Edwards Recharge Zone District with a Specific Use Authorization for Wireless Communication System within the Edwards Recharge Zone District on Lot 8, Block 13, NCB 17701, located at 4079 North 1604. Staff recommends approval. (Samantha Benavides, Zoning Planner, (210) 207-6034, [Samantha.Benavides@sanantonio.gov](mailto:Samantha.Benavides@sanantonio.gov), Development Services Department).

**No Public Comment**

**Motion:** Commissioner Watson motioned for a continuance until April 2, 2024

**Second:** Commissioner Barros

**In Favor:** Unanimous

**Opposed:** None

**MOTION PASSES**