

ORDINANCE 2022-05-19-0373

AMENDING THE LAND USE PLAN CONTAINED IN THE DOWNTOWN AREA REGIONAL CENTER PLAN, A COMPONENT OF THE COMPREHENSIVE MASTER PLAN OF THE CITY, BY CHANGING THE USE OF APPROXIMATELY 0.1435 ACRES OF LAND LOCATED AT 525 PRADO STREET, LEGALLY DESCRIBED AS LOT 36, SAVE AND EXCEPT FOR THE NORTHWEST TRIANGULAR 4.52 FEET, AND LOT 37, BLOCK 18, NCB 3921 FROM "NEIGHBORHOOD MIXED USE" TO "COMMUNITY COMMERCIAL".

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WHEREAS, the Downtown Area Regional Center Plan was adopted on December 5, 2019 by City Council as a component of the City's Comprehensive Master Plan adopted May 29, 1997; and

WHEREAS, the Unified Development Code requires consistency between zoning and the Comprehensive Master Plan and Section 213.003 of the TEXAS LOCAL GOVERNMENT CODE allows amendment of the Comprehensive Master Plan following a public hearing and review by the Planning Commission; and

WHEREAS, a public hearing was held on March 9, 2022 by the Planning Commission allowing all interested citizens to be heard; and


WHEREAS, the San Antonio City Council has considered the effect of this amendment to the Comprehensive Master Plan of the City and has determined that it conforms to the approval criteria set forth in the Unified Development Code §35-420, Comprehensive, Neighborhood, Community, and Perimeter Plans; **NOW THEREFORE**;

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. The Downtown Area Regional Center Plan, a component of the Comprehensive Master Plan of the City, is hereby amended by changing the use of approximately 0.1435 acres of land located at 525 Prado Street, legally described as Lot 36, save and except the northwest triangular 4.52 feet, and Lot 37, Block 18, NCB 3921, from "Neighborhood Mixed Use" to "Community Commercial". All portions of land mentioned are depicted in **Attachment "I"**, attached hereto and incorporated herein for all purposes.

SECTION 2. This ordinance shall take effect May 29, 2022.


PASSED AND APPROVED on this 19th day of May, 2022.


M A Y O R
Ron Nirenberg

ATTEST:


Debbie Racca-Sittre, City Clerk

APPROVED AS TO FORM:


Andrew Segovia, City Attorney



City of San Antonio

City Council Meeting May 19, 2022

11.

2022-05-19-0373

PLAN AMENDMENT CASE PA-2022-11600011 (Council District 5): Ordinance amending the Downtown Area Regional Center Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use classification from "Neighborhood Mixed Use" to "Community Commercial" on Lot 36, save and except for the northwest triangular 4.52 feet, and Lot 37, Block 18, NCB 3921, located at 525 Prado Street. Staff and Planning Commission recommend Denial. (Associated Zoning Case Z-2022-10700024 CD)

Councilmember Castillo moved to Approve with Conditions. Councilmember Viagran seconded the motion. The motion carried by the following vote:

Aye: Nirenberg, Bravo, McKee-Rodriguez, Viagran, Sandoval, Courage, Pelaez, Castillo

Absent: Rocha Garcia, Perry, Cabello Havrda

ATTACHMENT I
Proposed Amendment:

