

**HIS IS A PROPOSED DRAFT AND WILL BE REPLACED BY THE FINAL, SIGNED
ORDINANCE OR RESOLUTION ADOPTED BY THE CITY COUNCIL.**

AN ORDINANCE

**AMENDING THE LAND USE PLAN CONTAINED IN THE SOUTH
CENTRAL SAN ANTONIO COMMUNITY PLAN, A COMPONENT OF
THE COMPREHENSIVE MASTER PLAN OF THE CITY, BY CHANGING
THE USE OF APPROXIMATELY 0.552 ACRES OF LAND LOCATED AT
210 AND 212 HART AVENUE, LEGALLY DESCRIBED AS THE WEST 127
FEET OF THE EAST 484 FEET OF THE NORTH 135 FEET OF LOT 23,
AND THE WEST 50 FEET OF THE EAST 357 FEET OF THE NORTH 135
FEET OF LOT 23, NCB 7899 FROM “LOW DENSITY RESIDENTIAL” TO
“COMMUNITY COMMERCIAL”.**

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WHEREAS, the South Central San Antonio Community Plan was adopted on August 19, 1999 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 July 13, 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 South Central San Antonio Community Plan, a component of the Comprehensive Master Plan of the City, is hereby amended by changing the future land use of approximately 0.552 acres of land located at 210 and 212 Hart Avenue, legally described as the west 127 feet of the east 484 feet of the north 135 feet of Lot 23, and the west 50 feet of the east 357 feet of the north 135 feet of Lot 23, NCB 7899, from “Low Density Residential” 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 {Effective Date}.

PASSED AND APPROVED on this {Day of Month} day of {Month & Year}.

M A Y O R
Ron Nirenberg

ATTEST:

APPROVED AS TO FORM:

Debbie Racca-Sittre, City Clerk

Andrew Segovia, City Attorney

DRAFT

ATTACHMENT I
Proposed Amendment:

