

Z-2022-10700145

(Continued from 07/05/2022) ZONING CASE Z-2022-10700145 (Council District 1) – July 19, 2022

A request for a change in zoning from “NC AHOD” Neighborhood Commercial Airport Hazard Overlay District to “C-3 AHOD” General Commercial Airport Hazard Overlay District on 0.160 acres out of NCB 9764, located at 4311 Blanco Road. Staff recommends denial. (Associated Plan Amendment PA-2022-11600051) (Mirko Maravi, Planning Coordinator, (210) 207-0107, mirko.maravi@sanantonio.gov, Development Services Department)

Staff mailed 22 notices to property owners within 200 feet, 10 returned in favor, 0 returned in opposition; Northmoor Neighborhood Association is opposed; no response from the Central Los Angeles Heights Neighborhood Association; 4 in favor outside 200-feet owning 23 total properties; 1 opposed outside 200-feet.

Carla Roza, stated the requested zoning change is to allow for a small car lot on the subject property.

Ivan Cortez, stated he would like to amend to “C-1 CD” to allow for auto sales. He stated he does not feel this request would have a negative impact as the surrounding uses are commercial.

Public Comment

Rafael Vaquez, spoke in favor.

MOTION

A motion for was made by Commissioner Greathouse and seconded by Commissioner Watson for a recommendation of denial.

FAVOR: Greathouse, Watson, Fuentes, Hui, Ortiz, Barros, Whyte, Lugalia- Hollon, Sipes, Bustamante

OPPOSE: None

MOTION CARRIED

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Staff mailed 22 notices to property owners within 200 feet, 9 returned in favor, 0 returned in opposition, and responses from Los Angeles Heights nor Northmoor Neighborhood Associations and 1 notice received in favor outside the 200-foot radius.

MOTION

A motion was made by Commissioner Sipes and seconded by Commissioner Ortiz to recommend a continuance until July 19, 2022.

FAVOR: Sipes, Ortiz, Greathouse, Watson, Hui, Barros, Bustamante

OPPOSE: None

MOTION CARRIED