

ORDINANCE 2022-08-18-0626

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 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 August 28, 2022.


PASSED AND APPROVED on this 18th day of August, 2022.


M A Y O R
Ron Nirenberg

ATTEST:


Debbie Racca-Sittre, City Clerk

APPROVED AS TO FORM:


fba Andrew Segovia, City Attorney



City of San Antonio

City Council Meeting August 18, 2022

23. 2022-08-18-0626

PLAN AMENDMENT CASE PA-2022-11600047 (Council District 5): Ordinance amending the South Central San Antonio Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use classification from "Low Density Residential" to "Community Commercial" on 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, located at 210 West Hart Avenue and 212 West Hart Avenue. Staff recommend and Planning Commission Approval. (Associated Zoning Case Z-2022-10700130)

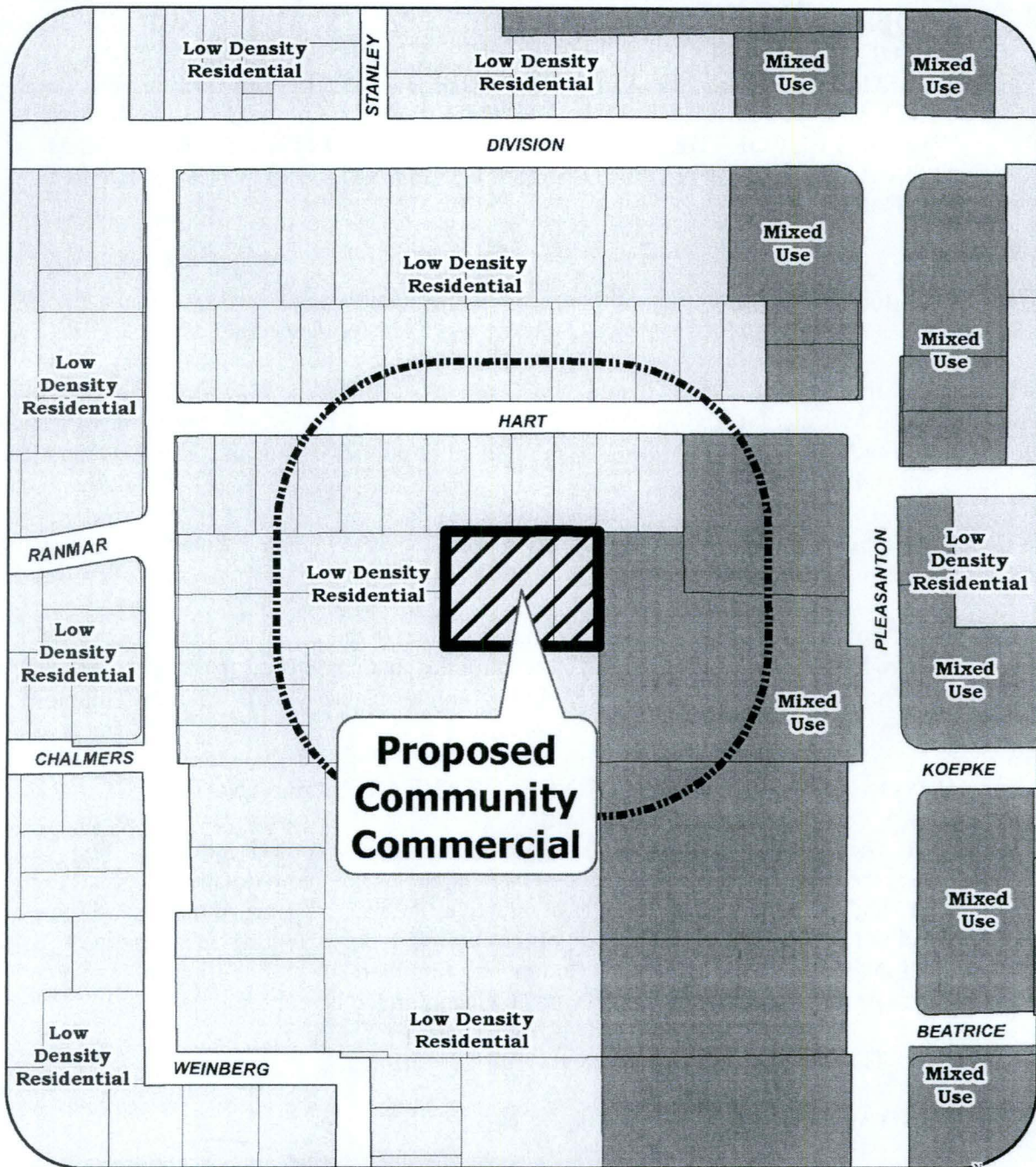
Councilmember Courage moved to Approve on Zoning Consent. Councilmember Rocha Garcia seconded the motion. The motion carried by the following vote:

Aye: Nirenberg, Bravo, McKee-Rodriguez, Viagran, Rocha Garcia, Castillo, Cabello
Havrdá, Pelaez, Courage, Perry

Absent: Sandoval

0500-81-80-SS05

ATTACHMENT I
Proposed Amendment:



Scale: 1 inch = 1 mile
City of San Antonio Planning and Community Development Department
2022-11-16

200' Notification Area

Proposed Community Commercial

Low Density Residential

Mixed Use

Parks Open Space

W E
N S

0 75 150 Feet

South Central San Antonio Community Plan

Proposed Plan Amendment 2211600049 Area

City of San Antonio Planning and Community Development Department
2022-11-16