

THIS 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 MIDTOWN AREA REGIONAL CENTER PLAN, A COMPONENT OF THE COMPREHENSIVE MASTER PLAN OF THE CITY, BY CHANGING THE USE OF APPROXIMATELY 0.4996 ACRES OF LAND LOCATED AT 610 AND 618 EAST WOODLAWN AVENUE, 412 AND 416 EAST CRAIG PLACE, LEGALLY DESCRIBED AS LOT 4, BLOCK 2, NCB 6201, LOT 5, BLOCK 2, NCB 6201, LOT 87, BLOCK 2, NCB 3099 AND 0.120 ACRES OUT OF NCB 3099 FROM "NEIGHBORHOOD MIXED USE" AND "URBAN LOW DENSITY RESIDENTIAL" TO "NEIGHBORHOOD MIXED USE"

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WHEREAS, the Midtown Area Regional Center Plan was adopted on June 6, 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 August 24, 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 Midtown Area Regional Center, a component of the Comprehensive Master Plan of the City, is hereby amended by changing the land use of approximately 0.4996 acres of land located at 610 and 618 East Woodlawn Avenue, 412 and 416 East Craig Place, legally described as Lot 4, Block 2, NCB 6201, Lot 5, Block 2, NCB 6201, Lot 87, Block 2, NCB 3099 and 0.120 acres out of NCB 3099, from "Neighborhood Mixed Use" and "Urban Low Density Residential" to "Neighborhood Mixed Use". 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

Map Legend:

- 200' Notification Area
- Proposed Land Use Change
- Medium Density Residential
- Neighborhood Mixed Use
- Urban Low Density Residential
- Parks Open Space

Map Labels:

- Streets:** EWALD, MISTLETOE, KINGS, ST MARY'S, WOODLAWN, CRAIG PLACE, RUSSELL PLACE, VALDEZ, FRENCH PLACE, UNNAMED RD AT VALDEZ, UNNAMED RD AT WOODLAWN, US HWY 281, PVT TRL IN BRACKENRIDGE GOLF COURSE.
- Land Use Designations:** Urban Low Density Residential, Neighborhood Mixed Use, Medium Density Residential, Parks Open Space.
- Proposed Changes:** Two areas are marked with diagonal hatching and labeled "Proposed Neighborhood Mixed Use".
- Notification Area:** A dashed line indicates the 200-foot notification area around the proposed changes.
- Scale and Orientation:** A north arrow and a scale bar (0 to 150 feet) are located in the bottom right corner.

City of San Antonio Planning and Community Development Department
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