

ORDINANCE 2022-12-01-0925

AMENDING THE LAND USE PLAN CONTAINED IN THE EASTERN TRIANGLE COMMUNITY PLAN, A COMPONENT OF THE COMPREHENSIVE MASTER PLAN OF THE CITY, BY CHANGING THE FUTURE LAND USE OF APPROXIMATELY 1.22 ACRES OF LAND GENERALLY LOCATED IN THE 200 BLOCK OF PRASHNER, LEGALLY DESCRIBED AS LOT 50, NCB 12856 FROM "LOW DENSITY RESIDENTIAL" TO "COMMUNITY COMMERCIAL".

\* \* \* \* \*

**WHEREAS**, the Eastern Triangle Community Plan was adopted in May 21, 2009 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 November 16, 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 Eastern Triangle Community Plan, a component of the Comprehensive Master Plan of the City, is hereby amended by changing the future land use of approximately 1.22 acres of land generally located in the 200 Block of Prashner Drive, legally described as Lot 50, NCB 12856, 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 December 11, 2022.

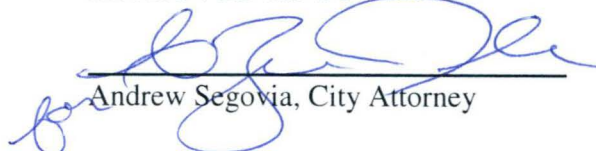
**PASSED AND APPROVED** on this 1<sup>st</sup> day of December, 2022.

  
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 December 1, 2022

14.

**2022-12-01-0925**

PLAN AMENDMENT CASE PA-2022-11600086 (Council District 2): Ordinance amending the Eastern Triangle 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 Lot 50, NCB 12856, generally located in the 200 Block of Prashner Drive. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z-2022-10700227)

Councilmember Cabello Havrda moved to Approve on Zoning Consent. Councilmember Castillo seconded the motion. The motion carried by the following vote:

<b>Aye:</b>	Nirenberg, Bravo, Viagran, Rocha Garcia, Castillo, Cabello Havrda, Sandoval, Courage
<b>Abstain:</b>	Gallagher
<b>Absent:</b>	McKee-Rodriguez, Pelaez



IH 10



# ATTACHMENT "I" Proposed Amendment:

IH 10 E ACCESS

Community  
Commercial

Low Density  
Residential

PELHAM

Proposed  
Community  
Commercial

Low Density  
Residential

ULLMAN

PRASHNER

Low Density  
Residential

KILREA

Low Density  
Residential

Low Density  
Residential

Low Density  
Residential

Low Density  
Residential

KEVIN

SKELTON

Low Density  
Residential

Low Density  
Residential



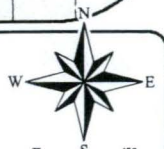
200' Notification Area

Proposed Land Use Change



Low Density Residential

Community Commercial



0 75 150 Feet

Data Source: City of San Antonio Enterprise GIS, Barrier Main 011, Barrier Appraisal District.

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Title: 2211600086.aprx

## Eastern Triangle Community Plan Proposed Plan Amendment 2211600086 Area

City of San Antonio  
Development Services  
Department  
Michael Shannon, PE, CRO  
GIS Manager  
San Antonio, TX 78203

