

Item #6**ZONING CASE Z-2022-10700256 (Council District 1): 12/20/2022**

A request for a change in zoning from "IDZ AHOD" Infill Development Zone Airport Hazard Overlay District with uses permitted in "O-1.5" Mid-Rise Office District, "MF-40" Multi-Family District, and "C-2" Commercial District, "C-3NA AHOD" General Commercial Nonalcoholic Sales Airport Hazard Overlay District, "I-1 AHOD" General Industrial Airport Hazard Overlay District and "C-3 NA UC-4 AHOD" General Commercial Nonalcoholic Sales North St. Mary's Street Urban Corridor Airport Hazard Overlay District to "IDZ-3 UC-4 AHOD" High Intensity Infill Development Zone North St. Mary's Street Urban Corridor Airport Hazard Overlay District with uses permitted for "C-2" Commercial District, one thousand (1,000) dwelling units, Bar/Tavern and "IDZ-3 AHOD" High Intensity Infill Development Zone Airport Hazard Overlay District with uses permitted for "C-2" Commercial District, one thousand (1,000) dwelling units, Bar/Tavern on the south 142.5 feet of Lot 7 and Lot 8, Lot 17, Lot 19, Block 2, NCB 3027, 0.49 acres out of NCB 3027, 0.66 acres out of NCB 3027, the north 48.3 feet of the south 96.6 feet of Lot 11, the north 48.3 feet of Lot 11, the north 41.3 feet of the south 48.3 feet of Lot 11, Lot 12, and Lot 20, Block 2, NCB 3027, 0.940 acres out of NCB 3028, 0.96 acres out of NCB A-2, and 0.632 acres out of NCB 6859, generally located in the 200 block of West Josephine Street. Staff recommends Denial. (Associated Plan Amendment PA-2022-11600091) (Ann Benavidez, Zoning Planner, (210) 207-8208, ann.benavidez@sanantonio.gov, Development Services Department)

Staff mailed 89 notices to property owners within 200 feet, 2 returned in favor, 0 returned in opposition; Tobin Hill Community Association is in favor, Tobin Hill Neighborhood Association is in favor (unregistered NA); Outside 200': 1 opposed.

Applicant Patrick Christensen is present.

No Public Comment

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| Motion: | Commissioner Greathouse to approve item as presented |
| Second: | Commissioner Barros |
| In Favor: | Unanimous |
| Opposed: | None |

MOTION PASSES