

**ZONING CASE Z-2021-10700241 CD (Council District 3):** October 19, 2021

A request for a change in zoning from "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District to "R-4 CD AHOD" Residential Single-Family Airport Hazard Overlay District with a Conditional Use for three (3) dwelling units on the north 137.5 feet of Lot 112, Block 2, NCB 2977, located at 863 Steves Avenue. Staff recommends Denial, with Alternate Recommendation. (Rebecca Rodriguez, Planner, (210) 207-0120, Rebecca.Rodriguez@sanantonio.gov, Development Services Department)

Kristie Flores, Zoning Planning Manager, presented the case to the commission.

Staff stated 35 notices were mailed to property owners within 200 feet, 0 returned in favor, 1 returned in opposition, and no response from the Roosevelt Park Neighborhood Association.

Christopher Sanchez, applicant, Executive Director for Neighborhood Housing Services of San Antonio, stated the request is to add one more unit on the property to allow for 3 units for San Antonio residents to find affordable housing inner city.

**No Public Comment**

The Commission asked the applicant questions concerning the request. The Applicant responses were heard by the Commission as well as other testimonies offered, followed by a discussion among members before the vote.

**Motion:** Commissioner Fuentes made a motion for Denial with the Alternate Recommendation for 2 units.

**Second:** Commissioner Watson

**In Favor:** Watson, Fuentes, Kamath, Hui, Barros, Whyte, Greathouse, Sipes, Bustamante

**Opposed:** None

**Motion Carried as Approval for the Alternate Recommendation for 2 units.**