

ORDINANCE

2021-12-02-0937

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 0.559 ACRES OF LAND LOCATED AT 719 BRIGHTON AVENUE AND 714 KEATS STREET, LEGALLY DESCRIBED AS SOUTHEAST TRIANGULAR 29.62 FEET OF LOT 1, ON THE NORTHEAST 16.66 FEET OF LOT 2, LOT 3, LOT 4, LOTS 10 THROUGH 12, BLOCK 10, NCB 8965 FROM "LOW DENSITY RESIDENTIAL " TO "NEIGHBORHOOD COMMERCIAL"

\* \* \* \* \*

**WHEREAS**, the South Central San Antonio Community Plan was adopted in August 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 October 27, 2021 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 0.559 acres of land located at 719 Brighton Avenue and 714 Keats Street, legally described as the southeast triangular 29.62 feet of Lot 1, on the northeast 16.66 feet of Lot 2, Lot 3, Lot 4, Lots 10 through 12, Block 10, NCB 8965, from "Low Density Residential" to "Neighborhood 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 12, 2021.

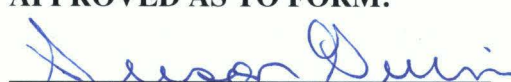
**PASSED AND APPROVED** on this 2<sup>nd</sup> day of December, 2021.

  
M A Y O R  
Ron Nirenberg

**ATTEST:**

  
Debbie Racca-Sittre, Acting City Clerk

**APPROVED AS TO FORM:**

  
FOR Andrew Segovia, City Attorney



## City of San Antonio

### City Council Meeting December 2, 2021

57.

**2021-12-02-0937**

PLAN AMENDMENT CASE PA-2021-11600092 (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 "Neighborhood Commercial" on the southeast triangular 29.62 feet of Lot 1, on the northeast 16.66 feet of Lot 2, Lot 3, Lot 4, Lots 10 through 12, Block 10, NCB 8965, located at 719 Brighton Avenue and 714 Keats Street. Staff recommends Denial. Planning Commission recommends Approval. (Associated Zoning Case Z-2021-10700261)

Councilmember Castillo moved to Approve with Conditions. Councilmember Rocha Garcia seconded the motion. The motion carried by the following vote:

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

**Absent:** Sandoval



5890-50-51-1505

**ATTACHMENT I**  
**Proposed Amendment:**

