

(Continued from 11/16/2021) ZONING CASE Z-2021-10700218 (Council District 8): - December 7, 2021

A request for a change in zoning from "R-6 MSAO-1 MLOD-1 MLR-1" Residential Single-Family Camp Bullis Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay Military Lighting Region 1 District, "R-20 MSAO-1 MLOD-1 MLR-1" Residential Single-Family Camp Bullis Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay Military Lighting Region 1 District, and "MF-25 MSAO-1 MLOD-1 MLR-1" Low-Density Multi-Family Camp Bullis Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay Military Lighting Region 1 District to "MF-18 MSAO-1 MLOD-1 MLR-1" Limited-Density Multi-Family Camp Bullis Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay Military Lighting Region 1 District and "R-6 MSAO-1 MLOD-1 MLR-1" Residential Single-Family Camp Bullis Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay Military Lighting Region 1 District on 21.22 acres out of NCB 18333, generally located in the 7000 Block of Heuermann Road. Staff recommends Approval, pending Plan Amendment. (Associated Plan Amendment Case PA-2021-11600072) (Mirko Maravi, Planning Coordinator, (210) 207-0107, Mirko.Maravi@sanantonio.gov, Development Services Department).

Mirko Maravi, Planning Coordinator, presented the case to the commission.

Staff stated 37 notices were mailed to property owners within 200 feet, 13 returned in favor, 5 returned in opposition, and no response from the Friends of San Antonio Natural Areas Neighborhood Association. 3 responses returned in favor outside the 200 feet, 17 returned in opposition outside the 200 feet, and an online petition of 523 signatures in opposition of the development was received.

Rob Killen, applicant, requested a mixed residential project for 300 units and 35 homes.

Public Comment: Voicemail:

Anne Renthal, 7599 Heuermann Road, spoke in opposition.

David Pugsley, 7351 Heuermann Road, spoke in opposition.

Francesca Castellanos, 8130 Poconos Run, spoke in opposition.

Julie Simms, 17814 Maui Sands, spoke in opposition.

Sage Gibson, 7351 Heuermann Road, spoke in opposition.

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

Motion: Commissioner Ortiz made a motion for Approval

Second: Commissioner Barros

In Favor: Watson, Kamath, Hui, Ortiz, Barros, Whyte, McDaniel, Greathouse, Sipes, Bustamante

Opposed: None

Motion carried as Approval.

ZONING CASE Z-2021-10700218 (Council District 8): - November 16, 2021

A request for a change in zoning from "R-6 MSAO-1 MLOD-1 MLR-1" Residential Single-Family Camp Bullis Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay Military Lighting Region 1 District, "R-20 MSAO-1 MLOD-1 MLR-1" Residential Single-Family Camp Bullis Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay Military Lighting Region 1 District, and "MF-25 MSAO-1 MLOD-1 MLR-1" Low-Density Multifamily Camp Bullis Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay Military Lighting Region 1 District to "MF-18 MSAO-1 MLOD-1 MLR-1" Limited-Density Multi-Family Camp Bullis Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay Military Lighting Region 1 District and "R-6 MSAO-1 MLOD-1 MLR-1" Residential Single-Family Camp Bullis Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay Military Lighting Region 1 District on 21.22 acres out of NCB 18333, generally located in the 7000 Block of Heuermann Road. Staff recommends Approval, pending Plan Amendment. (Associated Plan Amendment PA-2021-11600072) (Mirko Maravi, Senior Planner, (210) 207-0107, Mirko.Maravi@sanantonio.gov, Development Services Department).

Staff stated 37 notices were mailed to property owners within 200 feet, 2 returned in favor, 4 returned in opposition, 5 in opposition outside 200 feet, and no response from the Friends of SA Natural Areas.

Public Comment:

Kirstin Nickell, 25202 Ima Ruth Parkway, spoke in opposition.

Voicemail:

Alan Bourg, 24302 Grace Park, spoke in opposition.

Ann Renthall, 7599 Heuermann Rd., spoke in opposition.

Julie Uhlig, 9 Mayborough Ln., spoke in opposition.

Motion: Commissioner Romero made a motion for a continuance to December 7, 2021.

Second: Commissioner Fuentes

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

Opposed: None

Motion carried for a continuance to December 7, 2021.