

AN ORDINANCE 2006-03-23-0407

AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF SAN ANTONIO BY AMENDING CHAPTER 35, UNIFIED DEVELOPMENT CODE, SECTION 35-304, OF THE CITY CODE OF SAN ANTONIO, TEXAS BY CHANGING THE ZONING DISTRICT BOUNDARY OF CERTAIN PROPERTY.

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WHEREAS, a public hearing was held regarding this amendment to the Official Zoning Map at which time parties in interest and citizens were given an opportunity to be heard; and

WHEREAS, the Zoning Commission has submitted a final report to the City Council regarding this amendment to the Official Zoning Map of the City of San Antonio; **NOW THEREFORE**,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. Chapter 35, Unified Development Code, Section 35-304, Official Zoning Map, of the City Code of San Antonio, Texas is amended by changing the zoning district boundary of West 108.9 Feet of Lot 203, Block 19, NCB 11118 from "R-6" (CD-2 Residences) Residential Single-Family with a Conditional Use for 2 residences on one lot to "R-6" (CD-Multi-Family) Residential Single-Family with a Conditional Use for multi-family dwellings not to exceed 5 units per acre.

SECTION 2. The City Council finds as follows:

- A. The conditional use will not be contrary to the public interest.
- B. The conditional use will not substantially nor permanently injure the appropriate use of adjacent conforming property in the same district.
- C. The conditional use will be in harmony with the spirit and purpose for conditional uses as set forth in Section 35-422, Conditional Zoning, of the Unified Development Code.
- D. The conditional use will not substantially weaken the general purposes of the regulations as set forth in Section 35-422, Conditional Zoning, of the Unified Development Code.
- E. The conditional use will not affect adversely the public health, safety and welfare.

SECTION 3. All other provisions of Chapter 35 except those expressly amended by this ordinance shall remain in full force and effect including the penalties for violations as made and provided for in Section 35-491.

SECTION 4. The Director of Development Services shall change the zoning records and maps in accordance with this ordinance and the same shall be available and open to the public for inspection.

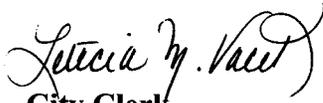
SECTION 5. This ordinance shall become effective on April 2, 2006.

PASSED AND APPROVED this 23rd day of March, 2006.



M A Y O R

PHIL HARDBERGER

ATTEST: 
City Clerk

APPROVED AS TO FORM: 
City Attorney

Agenda Voting Results

Name: Z-3. Motion to approve

Date: 03/23/06

Time: 04:08:43 PM

Vote Type: Multiple selection

Description: ZONING CASE #Z2005296 CD (District 3): An Ordinance amending the zoning district boundary from "R-6" (CD-2 Residences) Residential Single-Family with a Conditional Use for 2 residences on one lot to "R-6" (CD-Multi-Family) Residential Single-Family with a Conditional Use for multi-family dwellings not to exceed 5 units per acre on the West 108.9 Feet of Lot 203, Block 19, NCB 11118, 344 Gillette Boulevard as requested by Claudia Teresa Hidalgo, Applicant, for Claudia Teresa Hidalgo, Owner(s). Staff and Zoning Commission recommend Approval.

Voter	Group	Status	Yes	No	Abstain
ROGER O. FLORES	DISTRICT 1	Not present			
SHEILA D. MCNEIL	DISTRICT 2		x		
ROLAND GUTIERREZ	DISTRICT 3		x		
RICHARD PEREZ	DISTRICT 4		x		
PATTI RADLE	DISTRICT 5		x		
DELICIA HERRERA	DISTRICT 6		x		
ELENA K. GUAJARDO	DISTRICT 7		x		
ART A. HALL	DISTRICT 8		x		
KEVIN A. WOLFF	DISTRICT 9		x		
CHIP HAASS	DISTRICT_10		x		
MAYOR PHIL HARDBERGER	MAYOR		x		

Z2005296 CD

ZONING CASE NO. Z2005296 CD – February 21, 2006

Applicant: Claudia Teresa Hidalgo

Zoning Request: "R-6" (CD-2 Residences) Residential Single Family District with a Conditional Use for 2 residences on one lot to "R-6" (CD – Multi Family) Residential Single Family with a Conditional Use for multi-family dwellings not to exceed 5 units per acre.

Alejandro Hidalgo, 1202 Santa Rita, owner, stated he is proposing to build an additional two units on the subject property. He stated he has met with Commissioner Gadberry and the surrounding property owners to address their concerns.

Staff stated there were 19 notices mailed out to the surrounding property owners, 5 returned in opposition and 3 returned in favor and no response from Lone Star Neighborhood Association.

Everyone present, for and against having been heard and the results of the written notices having been received, the Chairman declared the public hearing closed.

COMMISSION ACTION

The motion was made by Commissioner Gadberry and seconded by Commissioner McAden to recommend approval.

1. Property is located on the west 108.9 feet of Lot 203, Block 19, NCB 11118 at 344 Gillette Boulevard.
2. There were 19 notices mailed, 5 returned in opposition and 3 in favor.
3. Staff recommends approval.

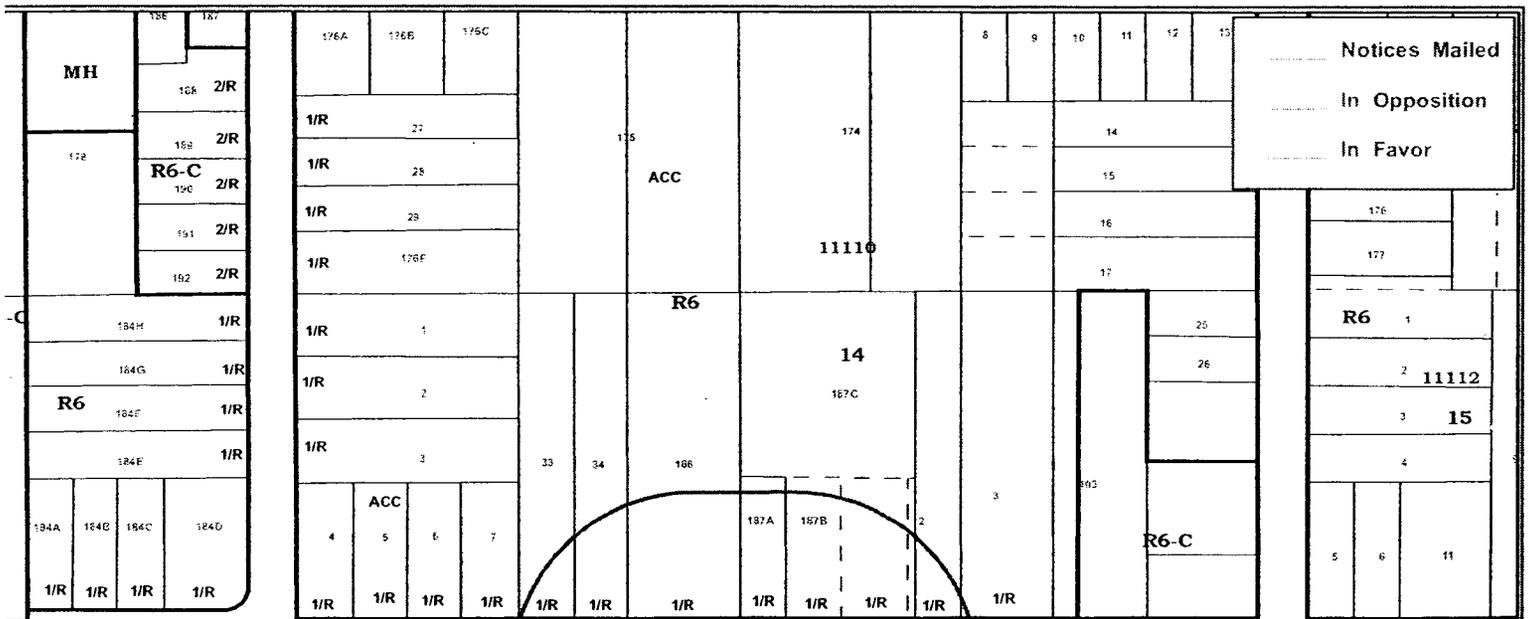
AYES: Avila, Robbins, Rodriguez, Gadberry, Sherrill, McAden, Martinez, Stribling, Gray

NAYS: None

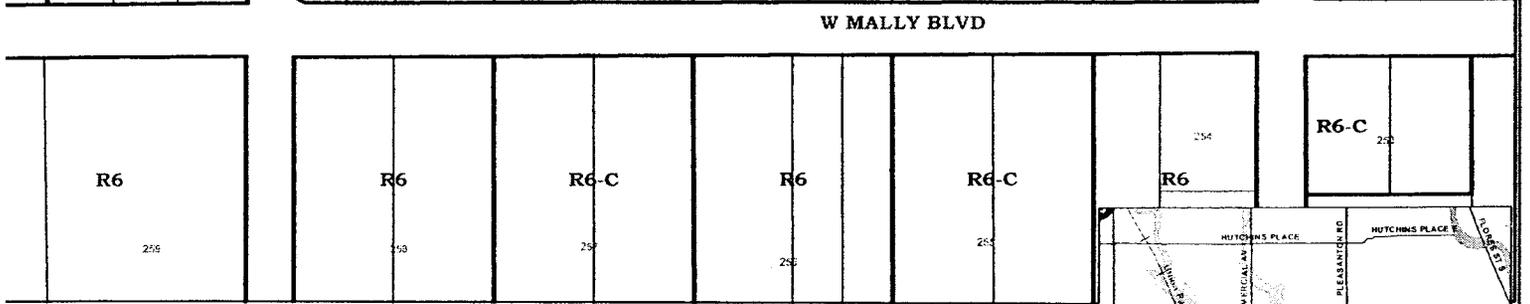
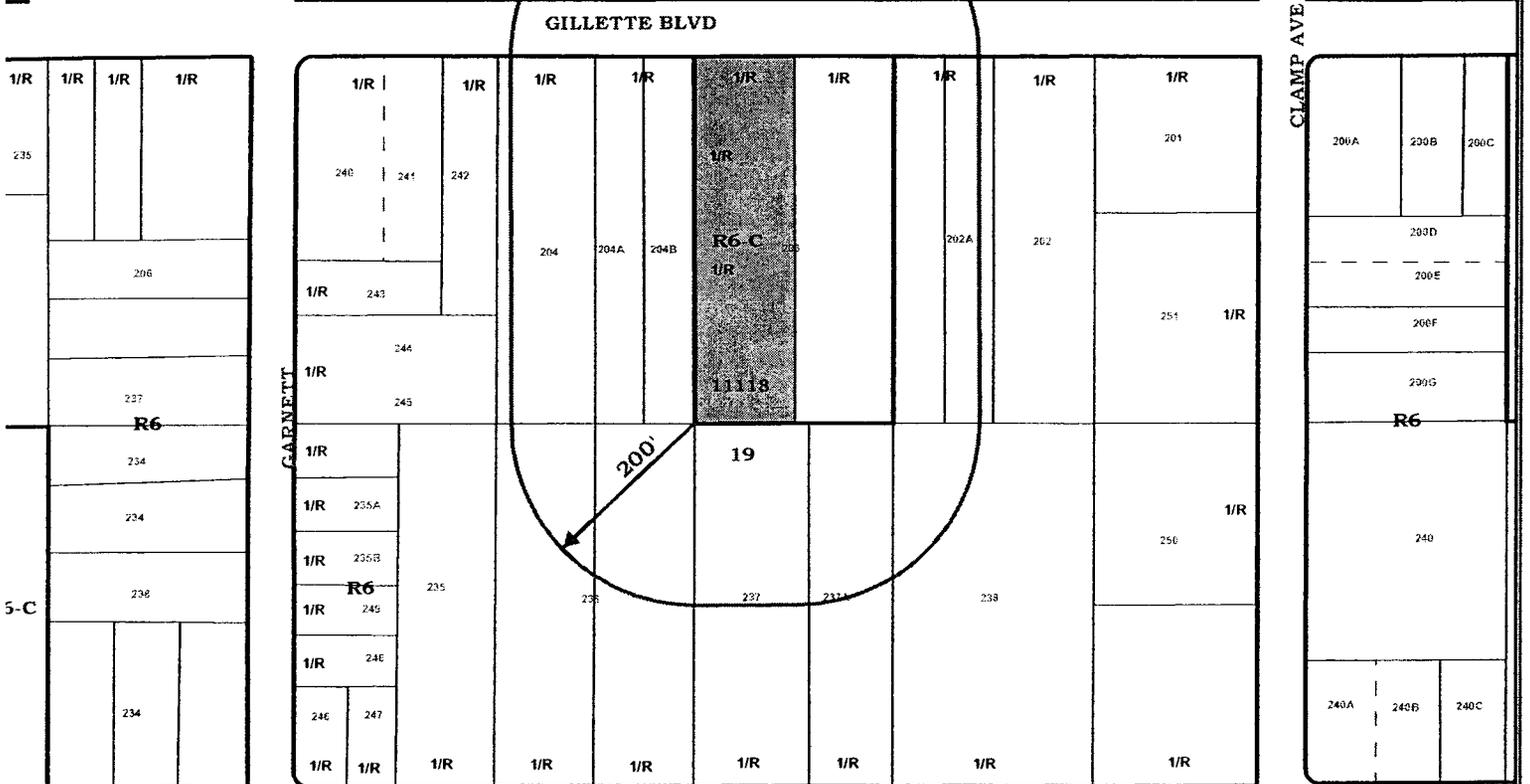
THE MOTION CARRIED

RESULTS OF NOTICE FOR COUNCIL HEARING

To be provided at Council hearing.



Notices Mailed
 In Opposition
 In Favor



ZONING CASE: Z2005-296 CD

City Council District No. 3
 Requested Zoning Change
 from "R-6 CD" To "R-6 CD"
 Date: March 23, 2006
 Scale: 1" = 200'

■ Subject Property
 ○ 200' Notification



C:\Dec 6, 2005

