



ZONING CASE: Z2003-068 C

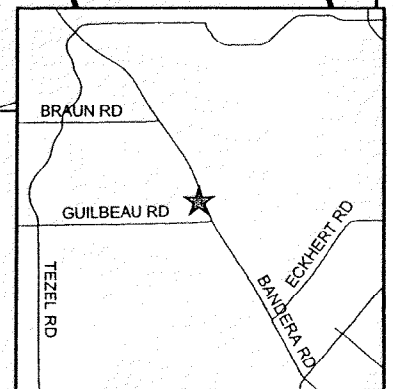
City Council District NO. 7
 Requested Zoning Change
 From: "R-6" To "C-1 C"
 Date: August 14, 2003
 Scale: 1" = 150'

 Subject Property
 200' Notification

T-16
 p.547
 D-7



C:\MAY 6, 2003



CASE NO: Z2003068 C

Staff and Zoning Commission Recommendation - City Council

City Council Continuance from June 26, 2003, Continuance from June 12, 2003

Date: August 14, 2003

Zoning Commission Meeting Date: May 20, 2003

Council District: 7

Ferguson Map: 547 D-7

Appeal: Yes

Applicant: Owner

Martin Gutierrez Martin Gutierrez

Zoning Request: From "R-6" Residential Single-Family District to "C-1 C" Commercial District with a Conditional Use for an Auto Repair Shop

Lot P-22, NCB 17929

Property Location: 8537 Bandera Road

Proposal: To construct and operate an automotive repair shop.

Neighborhood Association: None

Neighborhood Plan: Northwest Community Plan

TIA Statement: A traffic impact analysis is not required.

Staff Recommendation:

Approval.

The request is compatible with the Northwest Community Plan. The subject property is located off Bandera Road which is a major thoroughfare. The property in question abuts C-3 zoning to the north, south, west, and there is also C-3 zoning across Bandera Road to the east. The requested zoning is in keeping with the zoning scheme of the area, and would have no adverse impact on other properties in the neighboring community.

Zoning Commission Recommendation:

Denial

VOTE

FOR 9

AGAINST 0

ABSTAIN 1

RECUSAL 0

CASE MANAGER : Elvin J. Gant, Jr. 207-5876

Z2003068 C

ZONING CASE NO. Z2003068 – May 20, 2003

Applicant: Martin Gutierrez

Zoning Request: "R-6" Residential Single Family District to "C-3" General Commercial District.

Applicant/Representative not present.

Staff stated there were 22 notices mailed out to the surrounding property owners, 0 returned in opposition and 3 returned in favor.

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 Sherrill and seconded by Commissioner Morell to recommend denial.

1. Property is located on Lot P-22, NCB 17929 at 8537 Bandera Road.
2. There were 22 notices mailed, 0 returned in opposition and 3 returned in favor.
3. Staff recommends approval.

AYES: Martinez, Kissling, McGowan, Hophan, Sherrill, McAden, Avila Morell, Mehringer

NAYS: None

ABSTAIN: Cardenas-Gamez

THE MOTION CARRIED.

RESULTS OF COUNCIL HEARING June 12, 2003.

City Council granted a continuance on this case until June 26, 2003.

RESULTS OF COUNCIL HEARING June 26, 2003.

City Council granted a continuance on this case until August 14, 2003.

RESULTS OF NOTICE FOR COUNCIL HEARING

To be provided at Council hearing.