



Huntsville, Alabama

308 Fountain Circle
Huntsville, AL 35801

Cover Memo

Meeting Type: City Council Regular Meeting **Meeting Date:** 9/8/2022

File ID: TMP-2015

Department: Planning

Subject:

Type of Action: Approval/Action

Resolution to set a public hearing on the rezoning of 6.03 acres of land lying on the west of Memorial Pkwy SW and north of Southpark Blvd. from Light Industry District to Residence 2 District and Highway Business C-4 District; and the introduction of an Ordinance pertaining to the same. (Set October 27, 2022 Regular Council Meeting)

Resolution No.

Ordinance No.

Finance Information:

Account Number: n/a

City Cost Amount: \$ 0

Total Cost: \$ 0

Special Circumstances:

Grant Funded: \$ 0

Grant Title - CFDA or granting Agency: n/a

Resolution #: n/a

Location:

Address: n/a

District: District 1 ☐ District 2 ☐ District 3 ☒ District 4 ☐ District 5 ☐

Additional Comments:

Recommended by Planning Commission

RESOLUTION NO. 22-

WHEREAS, the Planning Commission of the City of Huntsville, Alabama, has given consideration to an amendment to the Zoning Ordinance, a synopsis of said amendment being as follows:

- (1) The rezoning of certain lands lying on the west of Memorial Pkwy SW and north of Southpark Blvd. from Light Industry District to Residence 2 District and Highway Business C-4 District.
- (2) The first publication of this resolution, this synopsis, and the ordinance hereinafter set out at length shall be in the Huntsville Times on the 25th day of September, 2022, and the second publication shall be one week thereafter on the 2nd day of October, 2022, both of which publications shall be at least 15 days in advance of the date of the public hearing hereinafter referred to.

WHEREAS, it is the judgement and opinion of the City Council of the City of Huntsville, Alabama, that consideration should be given to the adoption of an amendment to the Zoning Ordinance of the City of Huntsville, Alabama, in accordance with said request;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Huntsville, Alabama, as follows:

1. That the City Council of the City of Huntsville, Alabama, shall meet at 5:30 p.m. on the 27th day of October, 2022, in the Council Chambers of the City of Huntsville Administration Building at 308 Fountain Circle in the City of Huntsville, Alabama, for the purpose of holding a public hearing at which time and place all persons, parties in interest and cities who desire, shall have an opportunity to be heard in opposition to or in favor of said Ordinance No. 22-____, which is introduced by the City Council of the City of Huntsville on the 8th day of September, 2022, amending the Zoning Ordinance of the City of Huntsville, Alabama.

2. That the proposed amendment to the Zoning Ordinance of the City of Huntsville, Alabama, is substantially in words and figures as follows:

ORDINANCE NO. 22-

**AN ORDINANCE TO AMEND THE ZONING ORDINANCES OF THE
CITY OF HUNTSVILLE, ALABAMA**

The public welfare requiring it, and under authority granted by Section 11-52-78 of the 1975 Code of Alabama, **BE IT ORDAINED** by the City Council for the City of Huntsville, Alabama, as follows:

1. That the following area, land lying on the west of Memorial Pkwy SW and north of Southpark Blvd., which area is now shown and classified on the Official Zoning Maps of the City of Huntsville, Alabama, Light Industry District, shall be shown and classified on the Official Zoning Maps of the City of Huntsville, Alabama, as Residence 2 District, in the Zoning Ordinances of the City of Huntsville, Alabama, said property being particularly described as follows:

Begin at a concrete monument lying at the southwest corner of Lot 2, of the Buchanan Commercial Subdivision, as shown in map or plat, recorded in instrument no. 20041102000478680, in the Office of the Judge of Probate of Madison County, Alabama; thence run along the south line of said Buchanan Commercial Subdivision, S 88°08'50" E, 259.26 feet to a point; thence leaving the south line of said Buchanan Commercial Subdivision, run S 01°15'07" W, 541.63 feet to a point in the centerline of Southpark Boulevard Southwest; thence run along said centerline, N 87°11'15" W, 300.17 feet; thence leaving said centerline, N 01°19'28" E, 241.82 feet to a 5/8" capped rebar (ca-00122-ls); thence run N 01°58'56" E, 55.11 feet to a 3/8" rebar; thence run N 01°04'40" E, 239.67 feet to a 3/8" rebar lying on the south line of Lot 3 of English Village 19th Addition, as shown in map or plat, recorded in Plat Book 33 Page 60, in the office of the Judge of Probate of Madison County, Alabama; thence run S 88°08'50" E, 40.54 feet to the point of beginning. Said described parcel lying and being situated in the Northwest quarter of Section 7, T-5-S, R-1-E of the Huntsville Meridian, Madison county, Alabama, and contains 3.71 acres, more or less.

2. That the following area, land lying on the west of Memorial Pkwy SW and north of Southpark Blvd., which area is now shown and classified on the Official Zoning Maps of the City of Huntsville, Alabama, Light Industry District, shall be shown and classified on the Official Zoning Maps of the City of Huntsville, Alabama, as Highway Business C-4 District, in the Zoning Ordinances of the City of Huntsville, Alabama, said property being particularly described as follows:

Commence at a concrete monument lying at the Southwest corner of Lot 2, of the Buchanan Commercial Subdivision, as shown in map or plat, recorded in instrument no. 20041102000478680, in the Office of the Judge of Probate of Madison County, Alabama; thence run along the south line of said Buchanan

Commercial Subdivision, S 88°08'50" E, 259.26 feet to the point of beginning; thence continue S 88°08'50" E, 343.66 feet to a 5/8" rebar lying in the centerline of Memorial Parkway Southwest; thence run along said centerline, S 01°28'58" W, 294.60 feet; thence leaving said centerline, run N 88°13'36" W, 342.48 feet to a 5/8" rebar; thence run N 01°15'15" E, 295.09 feet to the point of beginning. Said described property lying and being situated in the Northwest quarter of Section 7, T-5-S, R-1-E of the Huntsville Meridian, Madison County, Alabama, and contains 2.32 acres, more or less.

3. The boundaries of the above district as described and defined above are hereby established and shall be shown on the Official Zoning Maps of the City of Huntsville, Alabama, on file in the Planning Division of the Urban Development Department, in accordance with the various classifications herein enumerated and hereafter the regulations governing said district under the Zoning Ordinance of the City of Huntsville, Alabama, shall apply to the area so described.

4. This ordinance shall take effect from and after the date of publication.

ADOPTED this the ____ day of _____, 2022.

President of the City Council of
the City of Huntsville, Alabama.

APPROVED this the ____ day of _____, 2022.

Mayor of the City of Huntsville, Alabama

ADOPTED this the ____ day of _____, 2022.

President of the City Council of
the City of Huntsville, Alabama.

APPROVED this the ____ day of _____, 2022.

Mayor of the City of Huntsville, Alabama

PROPOSED HIGHWAY BUSINESS C-4 DISTRICT AND RESIDENCE 2 DISTRICT

