



Huntsville, Alabama

305 Fountain Circle
Huntsville, AL 35801

Cover Memo

Meeting Type: City Council Regular Meeting **Meeting Date:** 3/12/2026

File ID: TMP-6676

Department: Planning

Subject:

Type of Action: Approval/Action

Resolution to set a public hearing on the rezoning of 59.21 acres of land lying on the west of North Memorial Pkwy and south of Bob Wade Lane from Residence 1 and Residence 2-B Districts to Highway Business C-4 District; and the introduction of an Ordinance pertaining to the same. (Set April 23, 2026 Regular Council Meeting)

Resolution No.

Ordinance No.

Does this item need to be published? Yes

If yes, please list preferred date(s) of publication: Resolution: March 25 and April 1, 2026/ Ordinance: April 29, 2026

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:

District: District 1 District 2 District 3 District 4 District 5

Additional Comments: Recommended by Planning Commission

RESOLUTION NO. 26-

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 land lying on the west of North Memorial Pkway and south of Bob Wade Lane from Residence 1 and Residence 2-B Districts to 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 Speakin' Out News on the 25th day of March, 2026, and the second publication shall be one week thereafter on the 1st day of April, 2026, 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 23rd day of April, 2026, in the Council Chambers of the City of Huntsville Administration Building at 305 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. 26-____, which is introduced by the City Council of the City of Huntsville on the 12th day of March, 2026, 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. 26-

**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 North Memorial Pkway and south of Bob Wade Lane, which area is now shown and classified on the Official Zoning Maps of the City of Huntsville, Alabama, Residence 1 and Residence 2-B 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:

All that part of Section 36, Township 2 South, Range 1 West of the Huntsville Meridian, in the City of Huntsville, Madison County, Alabama more particularly described as beginning at a point located at the Southeast corner of said Section 36; thence North 1 Degrees 4 Minutes 42 Seconds East 2,048.94 feet to a point; said point is further described as the Point of True Beginning; thence North 89 Degrees 46 Minutes 20 Seconds West 51.75 feet to a point; thence North 89 Degrees 28 Minutes 22 Seconds West 2,589.61 feet to a point; thence North 1 Degrees 22 Minutes 33 Seconds East 427.31 feet to a point; thence South 88 Degrees 38 Minutes 58 Seconds East 50.83 feet to a point; thence North 69 Degrees 44 Minutes 59 Seconds East 349.8 feet to a point; thence North 0 Degrees 54 Minutes 1 Seconds East 1,110.61 feet to a point; thence South 88 Degrees 42 Minutes 45 Seconds East 1,250.48 feet to a point; thence South 1 Degrees 25 Minutes 10 Seconds West 1,312.75 feet to a point; thence South 89 Degrees 41 Minutes 10 Seconds East 971.7 feet to a point; thence North 71 Degrees 14 Minutes 23 Seconds East 55.83 feet to a point; thence South 1 Degrees 14 Minutes 23 Seconds West 353.84 feet to the Point of True Beginning and containing 59.21 acres more or less.

2. 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.

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

ADOPTED this the ____ day of _____, 2026.

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

APPROVED this the ____ day of _____, 2026.

Mayor of the City of Huntsville, Alabama

ADOPTED this the ____ day of _____, 2026.

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

APPROVED this the ____ day of _____, 2026.

Mayor of the City of Huntsville, Alabama

PROPOSED HIGHWAY BUSINESS C-4 DISTRICT

