



Huntsville, Alabama

305 Fountain Circle
Huntsville, AL 35801

Cover Memo

Meeting Type: City Council Regular Meeting **Meeting Date:** 6/11/2026

File ID: TMP-7055

Department: Legal

Subject:

Type of Action: Approval/Action

Ordinance authorizing the vacation of a Utility and Drainage Easement between Tracts 1 and 2, Martinson Ranch, Phase 4. (DRP Concord)

Ordinance No.

Finance Information:

Account Number: NA

City Cost Amount: NA

Total Cost: NA

Special Circumstances:

Grant Funded: NA

Grant Title - CFDA or granting Agency: NA

Resolution #: NA

Location: (list below)

Address: Abbottsford Road

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

Additional Comments:

ORDINANCE NO. 26-_____

BE IT ORDAINED by the City Council of the City of Huntsville, Alabama, as follows:

Section 1. The City Council of the City of Huntsville, Alabama, finds that an application has been presented to the City of Huntsville requesting the vacation of utility and drainage easements; that the applicant has represented to the City of Huntsville that **DRP CONCORD 2, LLC**, is the owner of the property across which said easements lie; that said easements, or the portions being vacated, are not presently used and are no longer needed for a public or municipal purpose.

Section 2. Pursuant to the findings in Section 1 hereinabove, the Mayor of the City of Huntsville, Alabama, is hereby authorized, requested and directed to execute a quitclaim deed vacating the easements hereinafter described, said deed being substantially in words and figures as follows, to-wit:

STATE OF ALABAMA

COUNTY OF MADISON

NO TITLE EXAMINATION HAS BEEN
PERFORMED IN CONNECTION WITH
THIS TRANSACTION

KNOW ALL MEN BY THESE PRESENTS, that the CITY OF HUNTSVILLE, an Alabama municipal corporation, hereinafter referred to as the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid by DRP CONCORD 2, LLC, a Delaware Limited Liability Company hereinafter referred to as the Grantee, the receipt whereof is hereby acknowledged, and other good and valuable consideration, does hereby remise, release, quitclaim and convey unto the said Grantee all of its right, title, interest, and claim in and to the following described real estate situated in the County of Madison, State of Alabama, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO.

TO HAVE AND TO HOLD the same unto the said Grantee, and to its heirs, successors and assigns, forever.

IN WITNESS WHEREOF, the City of Huntsville, has caused this instrument to be duly executed by its Mayor and City Clerk, pursuant to Ord. No: _____, as of this the 11th day of June, 2026.

CITY OF HUNTSVILLE, an Alabama municipal
corporation

By: _____
Tommy Battle, Mayor

ATTEST:

By: _____
Shaundrika Edwards, City Clerk

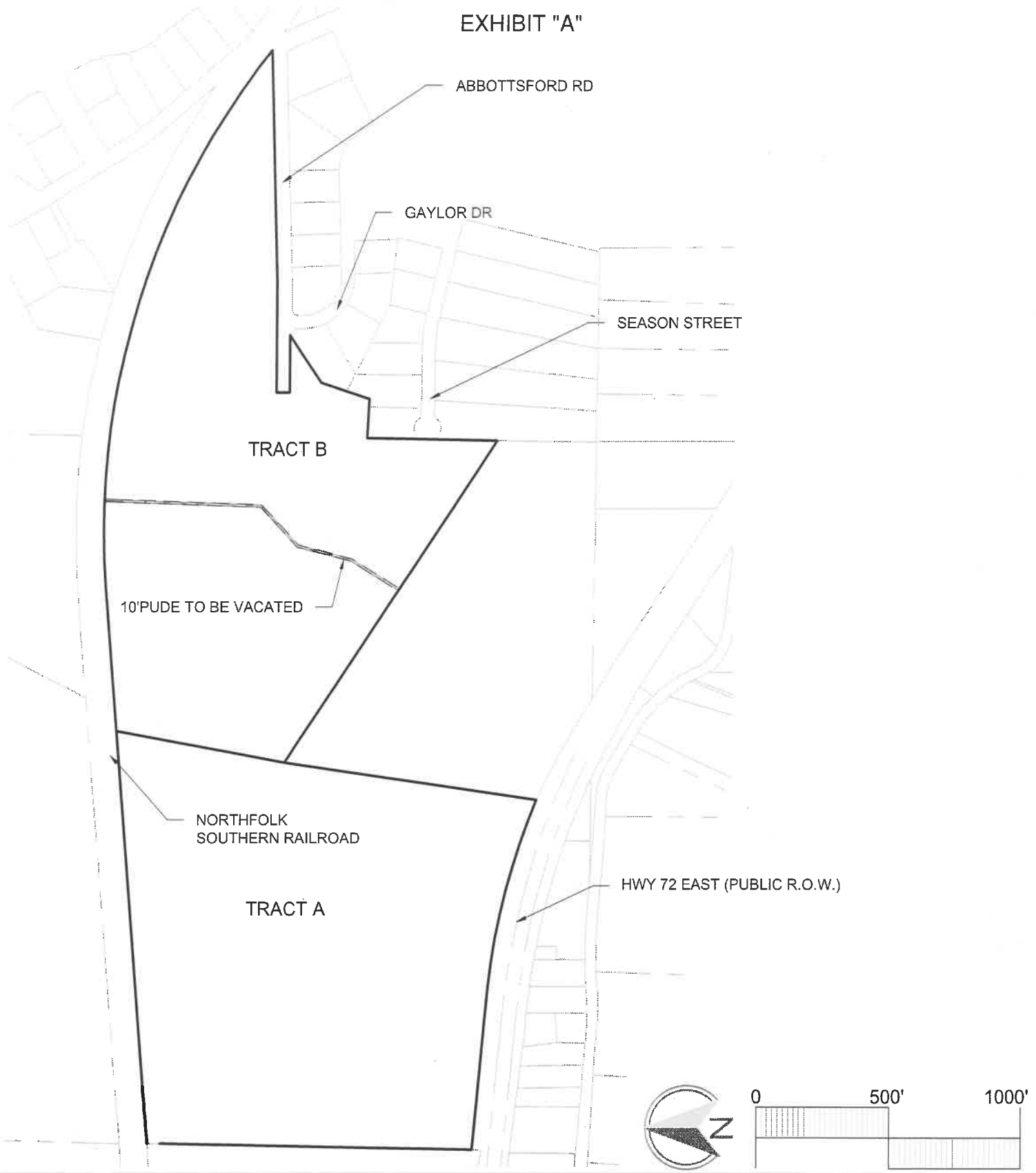
I, the undersigned, a Notary Public in and for said County and in said State, hereby certify that Tommy Battle and Shaundrika Edwards, whose names as Mayor and City Clerk, respectively, of the City of Huntsville, an Alabama municipal corporation, are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, they, as such officers and with full authority, executed the same voluntarily for and as the act of the City of Huntsville.

Given under my hand and official seal this 11th day of June, 2026.

NOTARY PUBLIC
My Commission Expires: _____

THIS INSTRUMENT PREPARED BY:
Anthony Manary
2 The Point Incorporated
8624 Memorial Parkway SW
Huntsville, Alabama 35802
Ph: 256-539-9426

EXHIBIT "A"



DRAWN BY: ANB
FIELD CREW: ZJ
FIELD DATE: 04/23/26
OFFICE DATE: 05/07/26
CHECKED BY: ASM
SHEET: 1 OF 3
JOB NO: S22.002

EASEMENT VACATION
MARTINSON RANCH PHASE 2
TRACTS A & B
CITY OF HUNTSVILLE, ALABAMA
SECTION 14, TOWNSHIP 3 SOUTH, RANGE 1 EAST



P.O.C.
 NORTHWEST CORNER OF
 TRACT B OF THE FINAL PLAT OF
 MARTINSON RANCH PH 2
 TRACTS A & B
 PB 2026 PG 94-95

N 85°33'01" E 561.25'

C1
 S 2°09'45" W 65.00' P.O.B.

C3 C2

N 2°09'45" E 525.87' S 02°09'45" W 530.08'

AREA TO BE VACATED
 0.26 AC. ±
 11456 SQ. FT.

TRACT B

10' EASEMENT
 TO BE VACATED
 ON TRACT B

CURVE TABLE

NUMBER	LENGTH	RADIUS	DELTA	CHORD	CHORD DIRECTION
C1	317.64'	2875.00'	6°19'49"	317.47'	N 88°48'02" E
C2	5.00'	2810.00'	0°06'07"	5.00'	S 87°59'16" E
C3	5.00'	2810.00'	0°06'07"	5.00'	S 88°05'23" E

N 47°26'47" E 204.32'

S 47°26'47" W 205.54'

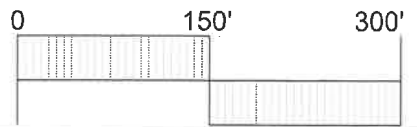
N 14°31'10" E 209.48'

S 14°31'10" W 208.07'

N 32°01'40" E 203.03'

S 32°01'40" W 204.76'

N 56°52'58" W 5.00'
 N 56°52'58" W 5.00'



DRAWN BY: ANB
 FIELD CREW: ZJ
 FIELD DATE: 04/23/26
 OFFICE DATE: 05/07/26
 CHECKED BY: ASM
 SHEET: 2 OF 3
 JOB NO: S22.002

EASEMENT VACATION
 MARTINSON RANCH PHASE 2
 TRACTS A & B
 CITY OF HUNTSVILLE, ALABAMA
 SECTION 14, TOWNSHIP 3 SOUTH, RANGE 1 EAST



10' PUBLIC UTILITY AND DRAINAGE EASEMENT TO BE VACATED


STATE OF ALABAMA
MADISON COUNTY

A 10' PUBLIC UTILITY AND DRAINAGE EASEMENT LOCATED ON TRACT 2 OF THE FINAL PLAT OF MARTINSON RANCH PHASE 2 TRACTS A & B AS RECORDED IN PLAT BOOK 2026 PAGE 94-95 IN THE OFFICE OF THE JUDGE OF PROBATE OF MADISON COUNTY, ALABAMA LOCATED IN THE SOUTH HALF OF SECTION 14, TOWNSHIP 3 SOUTH, RANGE 1 EAST OF MADISON COUNTY, ALABAMA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF TRACT B OF SAID FINAL PLAT, THENCE NORTH 85 DEGREES 33 MINUTES 01 SECONDS EAST FOR A DISTANCE OF 561.25 FEET TO A POINT; THENCE ALONG A CURVE TO THE RIGHT, HAVING A DELTA ANGLE OF 06 DEGREES 19 MINUTES 49 SECONDS, HAVING A RADIUS OF 2875 FEET, AND HAVING A CHORD BEARING OF NORTH 88 DEGREES 48 MINUTES 02 SECONDS EAST FOR A DISTANCE OF 317.47 FEET TO A POINT; THENCE SOUTH 02 DEGREES 09 MINUTES 45 SECONDS WEST FOR A DISTANCE OF 65.00 FEET TO THE POINT OF BEGINNING;

THENCE, FROM THE POINT OF BEGINNING, ALONG A CURVE TO THE RIGHT, HAVING A DELTA ANGLE OF 00 DEGREES 06 MINUTES 07 SECONDS, HAVING A RADIUS OF 2810.00 FEET, AND HAVING A CHORD BEARING OF SOUTH 87 DEGREES 59 MINUTES 16 SECONDS EAST FOR A DISTANCE OF 5.00 FEET TO A POINT; THENCE, SOUTH 02 DEGREES 09 MINUTES 45 SECONDS WEST FOR A DISTANCE OF 530.08 FEET TO A POINT; THENCE, SOUTH 47 DEGREES 26 MINUTES 47 SECONDS WEST FOR A DISTANCE OF 205.54 FEET TO A POINT; THENCE, SOUTH 14 DEGREES 31 MINUTES 10 SECONDS WEST FOR A DISTANCE OF 208.07 FEET TO A POINT; THENCE, SOUTH 32 DEGREES 01 MINUTES 40 SECONDS WEST FOR A DISTANCE OF 204.76 FEET TO A POINT; THENCE, NORTH 56 DEGREES 52 MINUTES 58 SECONDS WEST FOR A DISTANCE OF 5.00 FEET TO A POINT; THENCE, NORTH 56 DEGREES 52 MINUTES 58 SECONDS WEST FOR A DISTANCE OF 5.00 FEET TO A POINT; THENCE, NORTH 32 DEGREES 01 MINUTES 40 SECONDS EAST FOR A DISTANCE OF 203.03 FEET TO A POINT; THENCE, NORTH 14 DEGREES 31 MINUTES 10 SECONDS EAST FOR A DISTANCE OF 209.48 FEET TO A POINT; THENCE, NORTH 47 DEGREES 26 MINUTES 47 SECONDS EAST FOR A DISTANCE OF 204.32 FEET TO A POINT; THENCE, NORTH 02 DEGREES 09 MINUTES 45 SECONDS EAST FOR A DISTANCE OF 525.87 FEET TO A POINT; THENCE ALONG A CURVE TO THE RIGHT, HAVING A DELTA ANGLE OF 00 DEGREES 06 MINUTES 07 SECONDS, HAVING A RADIUS OF 2810.00 FEET, AND HAVING A CHORD BEARING OF SOUTH 88 DEGREES 05 MINUTES 23 SECONDS EAST FOR A DISTANCE OF 5.00 FEET TO THE POINT OF BEGINNING;

CONTAINING 0.26 ACRES, MORE OR LESS.

DRAWN BY: ANB	EASEMENT VACATION MARTINSON RANCH PHASE 2 TRACTS A & B CITY OF HUNTSVILLE, ALABAMA SECTION 14, TOWNSHIP 3 SOUTH, RANGE 1 EAST	
FIELD CREW: ZJ		
FIELD DATE: 04/23/26		
OFFICE DATE: 05/07/26		
CHECKED BY: ASM		
SHEET: 3 OF 3		
JOB NO: S22.002		

ADOPTED this the 11th day of June, 2026.

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

APPROVED this the 11th day of June, 2026.

Mayor of the City of
Huntsville, Alabama