

ORDINANCE NO. 636

AN AMENDMENT TO ZONING ORDINANCE NO. 510 INCLUDING THE ZONING MAP

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HANCEVILLE, ALABAMA, AS FOLLOWS:

1. The public health, safety, morals, and general welfare requiring it under authority granted by Article 4, Sections 11-52-70 through 11-52-79, Code of Alabama, 1975, as amended and the Zoning Ordinance of the City of Hanceville, Alabama Ordinance No. 510, adopted the 1st day of May, 2006, as amended, and more particularly the Hanceville, Alabama zoning map as a part thereof, is hereby amended, changed, and modified as follows:
 - (a) That the real estate being the property of Sohon Properties, LLC zoned B-1 Local Shopping, located in Hanceville, Cullman County, Alabama, be re-zoned to B-2 General Business, described as follows, to-wit:

Commence at a found 5/8" iron marking the Southwest corner of Lot #1 of Steve Warren First Addition to the Town of Hanceville, Alabama, as shown and known on the recorded plat thereof recorded in Map Book 6, Page 137 in the Office of the Judge of Probate of Cullman County, Alabama, thence run along the right of way of Alabama Highway #91 in a Southwesterly direction for a chord distance of 70.20 feet to a found capped 5/8" rebar at the intersection of the Southeasterly right of way of Alabama Highway #91 and the Southwesterly right of way of Edmondson Road. Thence turn angle right 0-54'02" and continue along said right of way of Alabama Highway #91 in a Southwesterly direction for a chord distance of 153.98 feet to a capped 1/2" rebar being the point of beginning, thence turn angle left 87-50'47" and run in a Southeasterly direction for a distance of 48.17 feet to a capped 1/2" rebar, thence turn angle right 35-47'49" and run in a Southerly direction for a distance of 99.21 feet to a capped 1/2" rebar, thence turn angle left 49-33'02" and run in a Southeasterly direction for a distance of 28.88 feet to a capped 1/2" rebar, thence turn angle left 33-22'01" and run in an Easterly direction for a distance of 70.49 feet to a capped 1/2" rebar thence turn angle right 43-21'32" and run in a Southeasterly direction for a distance of 34.07 feet to a capped 1/2" rebar, thence turn angle right 46-26'55" and run in a Southerly direction for a distance of 78.68 feet to a capped 1/2" rebar, thence turn angle right 90-09'01" and run in a Northwesterly direction for a distance of 170.98 feet to a found capped 5/8" rebar, thence turn angle right 82-53'45" and run in a Northerly direction for a distance of 219.84 feet to a found 3/4" pipe on the Southeasterly right of way of Alabama Highway #91, thence turn angle right 52-06'49" and run along said right of way in a Northeasterly direction for a chord distance of 47.64 feet to the point of beginning. Being 0.614 acres more or less. Less and except all powerline rights of ways and all other rights of ways and easements of record.

2. That this Ordinance has been published once each week for two (2) successive weeks with the second being at least 15 days prior to passage, within the City of Hanceville, Alabama, and the publication of said notice and ordinance being verbatim.
That a public hearing has been held relative to the passage of this ordinance on the 20th day of December 2021, at 5:30 p.m. at which time interested parties and citizens had opportunity to be heard concerning said ordinance and any changes relating thereto.

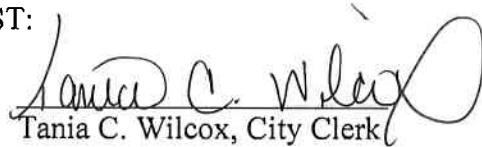
3. That all notices as required by law were given by the City Clerk concerning said public hearing.
4. That upon final passage of this ordinance, all zoning maps, master comprehensive plans or any other documents of the City of Hanceville, Alabama, in conflict with this ordinance be and are hereby changed and amended to reflect the changes and amendments herein.
5. Should any part or portion of this ordinance be held invalid, unenforceable or unconstitutional, for whatever reason, by a court of competent jurisdiction, such ruling shall not affect any other part or portion of this ordinance.
6. **THEREFORE, BE IT RESOLVED**, that the above-described property is now zoned B-2 General Business and that appropriate action be taken to change and modify the City Zoning Map to so reflect the said land as such.
7. This ordinance adopted this 20th day of December 2021, shall take effect after its publication as required by law, including ~~notice~~ publication, and public hearing all in accordance with Section 11-52-1, et seq., Code of Alabama 1975, as amended.



Mayor Kenneth Nail



ATTEST:



Tania C. Wilcox, City Clerk