

Having previously been introduced at the **September 8, 2025**, council meeting, Council Member _____ moved the adoption of the following Ordinance, which was seconded by Council Member _____:



ORDINANCE 25-246

AN ORDINANCE TO PRE-ZONE PROPERTY OWNED BY D&B METAL ROOFING SUPPLY INC. LOCATED AT 855 & 859 HWY 31 TO M-1 (LIGHT INDUSTRIAL DISTRICT)

THE PUBLIC GOOD REQUIRING IT, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ALABASTER, ALABAMA AS FOLLOWS:

WHEREAS on July 8, 2025, **D&B Metal Roofing Supply Inc.** on behalf of property owners **D&B Metal Roofing Supply Inc.**, did file with the City Planner a petition asking that should said tract or parcel of land be annexed to and become a part of the City of Alabaster, Alabama; then such property be pre-zoned to M-1 (Light Industrial District) pursuant to Ala. Code § 11-52-85.

WHEREAS the Planning and Zoning Commission held a public hearing on this matter on August 26, 2025, and did recommend to the Council that said property located at 855 & 859 Hwy 119 22 4 18 0 000 031.000 be zoned to M-1 (Light Industrial District) without condition should same be annexed.

WHEREAS, said property is identified as:

A Parcel of land to being more particularly described as follows:

855 & 859 US Hwy 31
PID: 22 4 8 0 000 031.000

A parcel of land located in the SE ¼ of the NE ¼ of Section I 8, Township 21 South, Range 2 West, Shelby County,

Begin at the Westerly most corner of Lot 17 of Final Plat if Saginaw Commercial Park, as recorded in Map Book 28, Page 90, in the Office of the Judge of Probate, Shelby County, Alabama, and being on the Northeasterly right of way of U.S. Highway No. 31; thence run North 55 deg. 37'30" East along the Northwesterly boundary of said Lot 17 a distance of 110.41 feet; thence North 56 deg. 33' 14" East along said Lot 17 and Lot 16 a distance of 122.31 feet to a common corner of Lot 16 and Lot 14 of final Plat Saginaw Commercial Park Phase 2 as recorded in Map Book 30, Page 60; thence North 27 deg. 29' 45" West along Lot 14 a distance of 55.97 feet; thence North 32 deg. 40'27" West along Lot 14 and Lot 13 a distance of 110.45 feet; thence South 55 deg. 51 '0 1" West along Lot 13 a distance of 182.18 feet; thence South 3 deg. 02'23" West a distance of 111.47 feet to a concrete monument on the northeasterly right of way of U.S. Highway No. 31; thence South 38 deg. 14'59" East along said right of way 87.30 feet to the point of beginning.

to M-1 (Light Industrial District)

That this proposed Ordinance was advertised for two (2) weeks in the Shelby County Reporter, a newspaper of general circulation within the City Limits of the City of Alabaster as required by law, and that the City Council of the City of Alabaster, at its Public Hearing on October 13, 2025 at 6:30 PM, considered said proposed Ordinance and that at such time and place all persons who desired had an opportunity to be heard in favor of or in opposition to such Ordinance.

THEREFOR, Be it Ordained that the Zoning Ordinance of the City of Alabaster, Alabama and the zoning map adopted therewith, is hereby amended to pre-zone the parcels of property recited herein to show that immediately upon annexation into the City of Alabaster said property shall be zoned to M-1 (Light Industrial District).

All other items and provisions of the Zoning Ordinance of the City of Alabaster not herein specifically amended shall remain in full force and effect.

This Ordinance shall become effective upon its passage and execution as provided by law.

ADOPTED AND APPROVED THIS 13th DAY OF OCTOBER 2025.

ATTEST:

CITY OF ALABASTER

J. Mark Frey, City Clerk

Sophie Martin, Council President

APPROVED:

Scott Brakefield, Mayor