



City of Boaz Alabama

Tim Walker
Mayor

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PUBLIC NOTICE

02/13/2026

The Boaz Planning Commission will hold a Public Hearing on Tuesday, March 3rd at 6:00 P.M. in the Mastin Room at the Boaz Public Library. The purpose of the Public Hearing will be to apply a zoning designation to a parcel of land that had not been previously zoned.

This parcel is owned by Rahulkumar and Daxaben Modi. Currently Boaz Food Mart an operating gas station. With that, the designation of B-3 (General Business District) would be suggested to allow this use to continue by right.

A legal description is as follows:

A part of the S.W. Quarter of the S.E. Quarter of Section 2, Township, 10 South, Range 4 East and being more particularly described as follows: Commencing at a 5/8" INCH RE-BAR, CAP#19744 AT THE S.W. CORNER OF the ¼ OF THE S.W. ¼ OF SECTION 2,T-10-S,R-4-E; thence East, a distance of 2,033.13 feet; thence North, a distance OF 605.00 FEET to A ½" RE-BAR CAP #CA 0078 AT THE INTERSECTION OF THE EASTERN RIGHT OF WAY OF SUMMERVILLE ROAD AND THE WESTERN RIGHT OF WAY OF ALABAMA 179 at the POINT OF BEGINNING; thence North 41 degrees 10 minutes 57 seconds West along the Eastern boundary of Summerville Road, a distance of 236.75 feet to a IRON ROD UNDER THE EDGE OF A CONCRETE SLAB; thence North 42 degrees 03 minutes 46 seconds East, a distance of 100.30 feet to a RAILROAD SPIKE; thence North 89 degrees 50 minutes 04 seconds East, a distance of 198.33 feet to a ¾" RE-BAR ON THE WESTERN RIGHT OF WAY OF ALABAMA 179; thence South 23 degrees 24 minutes 40 seconds West along said right of way, a distance of 275.93 feet to the POINT OF BEGINNING. Property being in Marshall County, Alabama and containing .85 acres, more or less. Property subject to all existing rights of way and/or easements that are recorded or unrecorded. (th/31764)

Street address for the above Property: 20 Peppers Road, Boaz, AL 35957

At said time and place, all persons in favor of or in opposition to said zoning designation request can be heard.

Boaz Planning Commission