

PROPOSED ORDINANCE NO. 2026-094

AN ORDINANCE OF THE CITY OF MADISON RELATING TO ZONING & AMENDING THE OFFICIAL ZONING MAP, AS AMENDED, BY CLASSIFYING A PARCEL OF LAND HEREINAFTER DESCRIBED AS B3 (GENERAL BUSINESS DISTRICT).

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

SECTION 1. Pursuant to Article XI of the Zoning Ordinance of the City of Madison, Alabama, as amended, and the authority granted to municipalities by Sections 11-52-77 and 11-52-78 of the *Code of Alabama* (1975), the Official Zoning Map of the City of Madison, as amended, is hereby further amended by classifying the following area of real property, which is depicted on the map attached to this Ordinance, as B3 (General Business District):

7609 U.S. HIGHWAY 72 WEST

ALL THAT PART OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 3 SOUTH, RANGE 2 WEST, MADISON COUNTY, ALABAMA, PARTICULARLY DESCRIBED AS BEGINNING AT A POINT ON THE SOUTH MARGIN OF U.S. HIGHWAY 72 WEST; SAID POINT BEING LOCATED NORTH 89 DEGREES 23 MINUTES EAST 60.0 FEET, NORTH 0 DEGREES 37 MINUTES, WEST 1143.8 FEET AND NORTH 76 DEGREES 45 MINUTES EAST 2222.9 FEET FROM THE CENTER OF SAID SECTION 28; THENCE FROM THE PLACE OF BEGINNING SOUTH 13 DEGREES 15 MINUTES EAST 175.5 FEET; THENCE NORTH 76 DEGREES 45 MINUTES EAST 100.0 FEET; THENCE NORTH 13 DEGREES 15 MINUTES WEST 175.5 FEET TO A POINT ON THE SOUTH MARGIN OF U.S. HIGHWAY 72 WEST; THENCE SOUTH 76 DEGREES 45 MINUTES WEST ALONG THE SOUTH MARGIN OF U.S. HIGHWAY 72 WEST A DISTANCE OF 100.0 FEET TO THE PLACE OF BEGINNING AND BEING THE SAME PROPERTY CONVEYED TO TED G. MARKS AND WIFE, RUBY MARKS BY DEED FROM JOHN CRUNK AND WIFE, ELIZABETH M. CRUNK, DATED THE 7TH DAY OF MARCH, 1961, AND FILED OF RECORDED IN THE OFFICE OF THE JUDGE OF PROBATE OF MADISON COUNTY, ALABAMA, IN DEED BOOK 294, PAGE 25.

SECTION 2. The above-described property shall be delineated and its boundaries established by the City Clerk on the Official Zoning Map of the City of Madison, as amended, with the direction and assistance of the proper zoning official of the City, and classified as B3 (General Business District).

SECTION 3. This Ordinance shall become effective upon its publication in the *Madison County Record* by insertion one time in said newspaper after its adoption following a public hearing.

READ, APPROVED AND ADOPTED at a regular meeting of the City Council of the City of Madison, Alabama, 13th day of April, 2026.

Maura Wroblewski, Council President
City of Madison, Alabama

ATTEST:

Lisa Thomas, City Clerk-Treasurer
City of Madison, Alabama

APPROVED this _____ day of _____, 2026.

Ranae Bartlett, Mayor
City of Madison, Alabama