

## ORDINANCE 2022-009

An Ordinance to Rezone Part of 2617 North Road, known as proposed Lots 1, 2, and 3 of Drinkard's Addition to North Road; from A-1 Agricultural to R-1 Single Family Residential

BE IT ORDAINED by the City Council of the City of Gardendale, Alabama, while in a regular session on the 19th day of July 2022 at 6:00 pm, as follows:

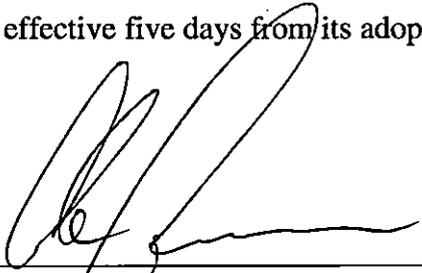
SECTION 1. Ordinance No. 2013-02, the Zoning Ordinance of the City of Gardendale, Alabama, as amended, be and is hereby further amended by rezoning the following described property from A-1 (Agricultural District) to R-1 (Single Family Residential) and by changing the map of the City of Gardendale accordingly:

Legal Description: Part of 2617 North Road as Attached hereto as "Exhibit A-1, A-2, and A-3"

A map of the property rezoned herein, showing its location within the City of Gardendale, is attached hereto and made a part hereof as "Exhibit B".

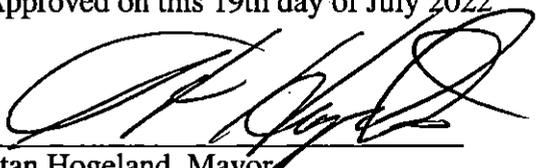
Site Address: Part of 2617 North Road; part of parcel ID # 07 00 35 2 001 050.000

SECTION 2. That this Ordinance shall become effective five days from its adoption and posting or by it otherwise becoming a law.



Alvin Curington, Council President

Approved on this 19th day of July 2022



Stan Hogeland, Mayor

### CERTIFICATION

I, Melissa Honeycutt, City Clerk of the City of Gardendale, Alabama, do hereby certify that the foregoing is a true and correct copy of an Ordinance that was duly and legally adopted on the 19th day of July 2022, by the City Council of the City of Gardendale, Alabama, while in a regular session and was posted at the following locations as required; City Hall, 925 Main St; Civic Center, 857 Main St; Gardendale Library, 995 Mt. Olive Rd; US Post Office, 1753 Decatur Highway; Gardendale Police Department 1309 Decatur

Highway on 08.08.22.

Melissa Honeycutt  
Melissa Honeycutt

LEGAL DESCRIPTION

Ord 2022-009

Exhibit A-1

#1

STATE OF ALABAMA  
JEFFERSON COUNTY

A PARCEL OF LAND SITUATED IN THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 35, TOWNSHIP 15 SOUTH, RANGE 3 WEST, JEFFERSON COUNTY, ALABAMA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 35, TOWNSHIP 15 SOUTH, RANGE 3 WEST, JEFFERSON COUNTY, ALABAMA, AND RUN SOUTHERLY ALONG THE EAST LINE OF SAID QUARTER-QUARTER SECTION, A DISTANCE OF 488.47 FEET; THENCE TURN RIGHT 92 DEGREES 17 MINUTES 36 SECONDS AND RUN WESTERLY A DISTANCE OF 300.05 FEET; THENCE TURN LEFT 35 DEGREES 12 MINUTES 06 SECONDS AND RUN SOUTHWESTERLY A DISTANCE OF 100.00 FEET TO THE POINT OF BEGINNING OF PARCEL HEREIN DESCRIBED; THENCE TURN RIGHT 65 DEGREES 30 MINUTES 39 SECONDS AND RUN NORTHWESTERLY A DISTANCE OF 294.45 FEET; THENCE TURN LEFT 60 DEGREES 19 MINUTES 29 SECONDS AND RUN SOUTHWESTERLY A DISTANCE OF 163.00 FEET TO THE EASTERLY RIGHT OF WAY LINE OF NORTH ROAD; THENCE TURN LEFT 77 DEGREES 20 MINUTES 01 SECONDS AND RUN SOUTHEASTERLY ALONG SAID RIGHT OF WAY LINE, A DISTANCE OF 173.32 FEET TO A POINT OF CURVE TO THE LEFT, HAVING A CENTRAL ANGLE OF 07 DEGREES 35 MINUTES 14 SECONDS AND A 386.06 FOOT RADIUS; THENCE CONTINUE SOUTHEASTERLY ALONG SAID RIGHT OF WAY LINE AND ARC OF SAID CURVE, A DISTANCE OF 51.12 FEET; THENCE TURN LEFT 78 DEGREES 22 MINUTES 01 SECONDS FROM TANGENT OF SAID CURVE, AND RUN NORTHEASTERLY A DISTANCE OF 249.90 FEET; THENCE TURN RIGHT 13 DEGREES 18 MINUTES 40 SECONDS AND CONTINUE EASTERLY A DISTANCE OF 85.56 FEET; THENCE TURN LEFT 92 DEGREES 17 MINUTES 10 SECONDS AND RUN NORTHERLY A DISTANCE OF 88.60 FEET TO THE POINT OF BEGINNING, CONTAINING 1.68 ACRES, MORE OR LESS. SUBJECT TO ANY RIGHTS OF WAY OR EASEMENTS OF RECORD. LESS AND EXCEPT ANY PORTION OF LOT 15, ACCORDING TO THE MAP OF WHISPERING PINES ESTATES, 1ST SECTOR, AS IT IS RECORDED IN MAP BOOK 93, PAGE 39, IN THE OFFICE OF THE JUDGE OF PROBATE, JEFFERSON COUNTY, ALABAMA, LYING WITHIN THIS PARCEL.

THE FOREGOING DESCRIPTION IS PROPOSED LOT 1 OF DRINKARD'S ADDITION TO NORTH ROAD, CURRENTLY PENDING.

**PARCEL ID: PART OF 07 00 35 2 001 050.000**  
**OWNER: REX DRINKARD**  
**SITE ADDRESS: PART OF 2617 NORTH ROAD**  
**(PROPOSED LOT 1 OF DRINKARD'S ADDITION TO NORTH ROAD)**

LEGAL DESCRIPTION

Ord 2022-009

Exhibit A-2

#2

STATE OF ALABAMA  
JEFFERSON COUNTY

A PARCEL OF LAND SITUATED IN THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 35, TOWNSHIP 15 SOUTH, RANGE 3 WEST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 35, TOWNSHIP 15 SOUTH, RANGE 3 WEST, JEFFERSON COUNTY, ALABAMA; THENCE RUN SOUTHERLY ALONG THE EAST LINE OF SAID QUARTER-QUARTER SECTION, A DISTANCE OF 488.87 FEET; THENCE TURN RIGHT 92 DEGREES 17 MINUTES 36 SECONDS AND RUN WESTERLY A DISTANCE OF 476.74 FEET; THENCE TURN RIGHT 31 DEGREES 00 MINUTES 03 SECONDS AND RUN NORTH WESTERLY A DISTANCE OF 78.79 FEET TO THE POINT OF BEGINNING OF PARCEL HEREIN DESCRIBED; THENCE CONTINUE NORTHWESTERLY ALONG THE LAST DESCRIBED COURSE A DISTANCE OF 105.65 FEET; THENCE TURN RIGHT 119 DEGREES 40 MINUTES 31 SECONDS AND RUN NORTHEASTERLY A DISTANCE OF 160.62 FEET TO THE SOUTHWESTERLY RIGHT OF WAY LINE OF RED OAK CIRCLE AND A POINT OF CURVE TO THE RIGHT, HAVING A RADIUS OF 45.00 FEET AND A CENTRAL ANGLE OF 51 DEGREES 13 MINUTES 02 SECONDS; THENCE TURN RIGHT 115 DEGREES 11 MINUTES 22 SECONDS FROM TANGENT AND RUN SOUTHWESTERLY ALONG SAID RIGHT OF WAY LINE AND ARC OF SAID CURVE A DISTANCE OF 40.23 FEET TO THE END OF SAID CURVE; THENCE TURN RIGHT 90 DEGREES 03 MINUTES 29 SECONDS FROM TANGENT AND LEAVING SAID RIGHT OF WAY LINE, RUN SOUTHWESTERLY A DISTANCE OF 120.80 FEET TO THE POINT OF BEGINNING, CONTAINING 0.22 ACRES, MORE OR LESS. SUBJECT TO ANY RIGHTS OF WAY OR EASEMENTS OF RECORD.

**PARCEL ID: PART OF 07 00 35 2 001 050.000**

**OWNER: REX DRINKARD**

**SITE ADDRESS: PART OF 2617 NORTH ROAD**

**(PART OF PROPOSED LOT 2 OF DRINKARD'S ADDITION TO NORTH ROAD)**

Did 2027-009

LEGAL DESCRIPTION

EXHIBIT A-3

#3

STATE OF ALABAMA  
JEFFERSON COUNTY

A PARCEL OF LAND SITUATED IN THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 35, TOWNSHIP 15 SOUTH, RANGE 3 WEST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 35, TOWNSHIP 15 SOUTH, RANGE 3 WEST, JEFFERSON COUNTY, ALABAMA; THENCE RUN SOUTHERLY ALONG THE EAST LINE OF SAID QUARTER-QUARTER SECTION, A DISTANCE OF 488.87 FEET; THENCE TURN RIGHT 92 DEGREES 17 MINUTES 36 SECONDS AND RUN WESTERLY A DISTANCE OF 300.05 FEET TO THE POINT OF BEGINNING OF PARCEL HEREIN DESCRIBED; THENCE TURN LEFT 35 DEGREES 12 MINUTES 06 SECONDS AND RUN SOUTHWESTERLY A DISTANCE OF 100.00 FEET; THENCE TURN RIGHT 65 DEGREES 30 MINUTES 39 SECONDS AND RUN NORTHWESTERLY A DISTANCE OF 110.00 FEET; THENCE TURN RIGHT 148 DEGREES 59 MINUTES 57 SECONDS AND RUN EASTERLY A DISTANCE OF 176.69 FEET TO THE POINT OF BEGINNING, CONTAINING 0.12 ACRES, MORE OR LESS. SUBJECT TO ANY RIGHTS OF WAY OR EASEMENTS OF RECORD.

**PARCEL ID: PART OF 07 00 35 2 001 050.000**

**OWNER: REX DRINKARD**

**SITE ADDRESS: PART OF 2617 NORTH ROAD**

**(PART OF PROPOSED LOT 3 OF DRINKARD'S ADDITION TO NORTH ROAD)**

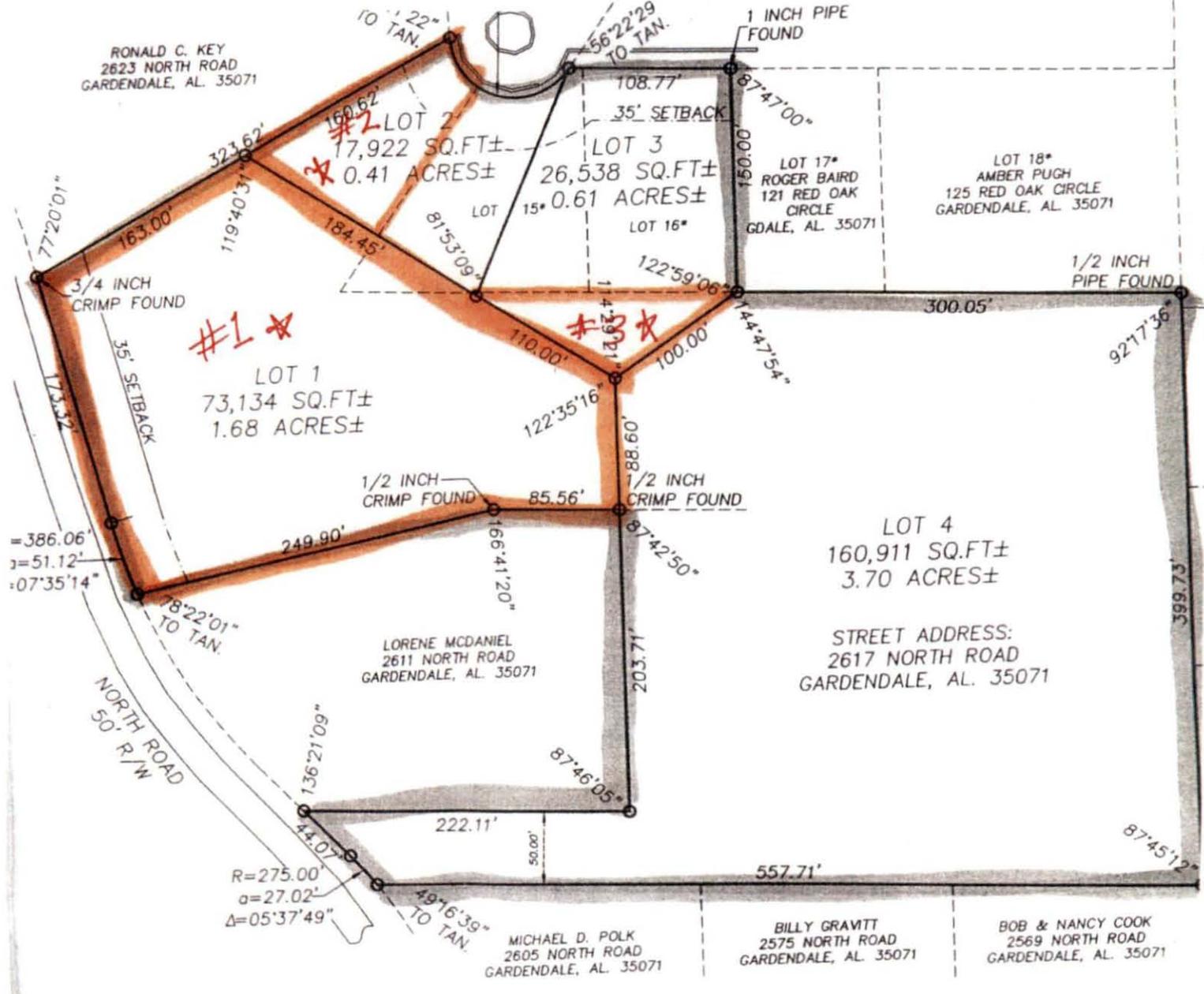
THIS IS TO CERTIFY THAT I HAVE CONSULTED THE FLOOD INSURANCE RATE MAPS OF JEFFERSON COUNTY, ALABAMA AND INCORPORATED AREAS, AND FOUND THAT THE SUBJECT PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA, KNOWN AS ZONE "X" ACCORDING TO MAP NUMBER 01073C0042 H, EFFECTIVE AS OF MARCH 21ST, 2019.

NE CORNER  
SE 1/4-NW 1/4  
SEC. 35, TP-15S, R-3W

Ord 2022-009  
Exhibit B

**PROPERTY PROPOSED FOR REZONING  
FROM A-1 [Agricultural District]  
TO R-1 [Single-Family Residential District]**

\*WHISPERING PINES ESTATES  
1ST SECTOR  
MB: 93, PG: 39



...tion to North Road" subdivision  
Regulations for Gardendale,  
... are noted in the

STATE OF ALABAMA  
JEFFERSON COUNTY

... the undersigned, a Notary Public in and for said Cour  
... and Surveyor.