

ORDINANCE No. 2022-01
AN ORDINANCE OF THE TOWN OF TRIANA RELATING TO ZONING;
AMENDING THE OFFICIAL ZONING MAP, AS LAST AMENDED,
BY CLASSIFYING CERTAIN PARCELS OF LAND HEREINAFTER
DESCRIBED FROM R-1 TO R-2.

WHEREAS, application was made on November 29, 2021 by Sherri Williams, owner of said parcels of land described below to be re-zoned from residential R-1 classification to multi-family R-2 classification at a public meeting;

WHEREAS, that application for re-zoning was considered at a public hearing held on January 3, 2022 and approved by the Planning and Zoning Board at that time;

BE IT ORDAINED BY THE COUNCIL OF THE TOWN OF TRIANA,
ALABAMA AS FOLLOWS:

SECTION 1: That pursuant to Section 11 of the Zoning Ordinance of the Town of Triana, Alabama, as amended, and the authority granted to municipalities by the Code of Alabama 1975 §§ 11-52-77 and -78, classifying the following areas of real property, which are depicted on the map attached to this Ordinance, from R-1 to R-2.

TRACT 1:

Commencing at a railroad spike in the center of a paved road at the Northwest Corner of Section 21, Township 5 South, Range 2 West. Thence North 87 degrees 01 minute 00 second East 1652.19 feet. Thence South 02 degrees 05 minutes 10 seconds East 2680.38 feet to a 5/8" rebar on the Northern boundary of Lakeside Drive. Thence North 86 degrees 26 minutes 23 seconds East along said road boundary 390.08 feet to a 5/8" rebar. Thence North 88 degrees 04 minutes 23 seconds East along said road boundary 194.94 feet to a 5/8" rebar. Thence North 87 degrees 14 minutes 54 seconds East along said road boundary 201.01 feet to a 1/2" rebar. Thence North 01 degree 32 minutes 55 seconds West along the Eastern boundary of a 30-foot wide ingress/egress easement 316.76 feet to a 1/2" rebar Cap No. 10093 being the point of beginning for the property herein described. Thence North 01 degree 32 minutes 55 seconds West 108.21 feet to a 1/2" rebar Cap No. 10093. Thence South 87 degrees 14 minutes 46 seconds West 201.27 feet to a 1/2" rebar Cap No. 10093. Thence South 01 degree 36 minutes 38 seconds East 108.21 feet to a 1/2" rebar Cap No. 10093. Thence North 87 degrees 14 minutes 44 seconds East 201.15 feet to the point of beginning. Property being in Madison County, Alabama and containing 1/2 acre more or less. Property subject to a 30-foot wide easement for ingress and egress evenly off the East boundary.

Said tract is more commonly identified as 130 Oregon Drive, Madison, AL 35758 with PPIN 504547

TRACT 2:

All that part of Section 21, Township 5 South, Range 2 West, more particularly described as beginning at an iron pin found (Burgett), and is North 87 degrees 01 minutes East 1652.19 feet; South 02 degrees 05 minutes 10 seconds East 2680.38 feet; North 86 degrees 26 minutes 23 seconds East 390.08 feet; North 88 degrees 04 minutes 23 seconds East 194.94 feet; North 87 degrees 14 minutes 54 seconds East 201.01 feet; North 01 degrees 32 minutes 55 seconds West 424.97 feet; from the Northwest Corner of said Section 21; thence from the true point of beginning, North 01 degree 32 minutes 55 seconds West 108.19 feet to an iron pin found (Burgett); thence South 87 degrees 15 minutes 51 seconds West 201.33 feet to an iron pin found (Burgett); thence South 01 degrees 36 minutes 23 seconds East 108.33 feet to an iron pin found (Burgett); thence North 87 degrees 13 minutes 25 seconds East 201.22 feet to the point of beginning and containing .50 acres more or less.

Said tract is commonly identified as 140 Oregon Drive, Madison, AL 35758 with PPIN 514859

SECTION 2: That the above-described parcels be outlined and the boundaries established by the Town of Triana on the Official Zoning Map of the Town of Triana, as last amended, with the direction and assistance of the proper zoning authority of the Town, and that the classification of said parcels be changed from R-1 to R-2.

SECTION 3: That this Ordinance shall become effective upon its publication.

APPROVED and ADOPTED this 10th day of January, 2022.

//SIGNED COPY ON FILE//

Mary Caudle, Mayor

ATTEST:

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Sharron Humphrey, Town Clerk