

ORDINANCE NO. 664-2024

AN ORDINANCE AMENDING ORDINANCE NO. 51-96 OF THE CITY OF SPANISH FORT EXTENDING THE REZONING OF CERTAIN PROPERTY LOCATED AT 10284 US HIGHWAY 31, SPANISH FORT, ALABAMA, FROM R-1 TO B-1

WHEREAS, the owner of the property made the subject of this change in zoning classification requested that the zoning classification on the property be changed from R-1 to B-1, which request was approved by the Spanish Fort City Council in Ordinance No. 633-2023 on April 3, 2023; and

WHEREAS, by letter dated March 14, 2024, Thomas M. Kilgoar, submitted a request for extension of the rezoning approval; and

WHEREAS, the City Council of the City of Spanish Fort, Alabama, finds good cause exists to extend the time limit of the rezoning approval for a period not to exceed an additional twelve months.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SPANISH FORT, ALABAMA, AS FOLLOWS:

SECTION 1. Extension of Change in Zoning Classification.

In accordance with Section 11.11 of Ordinance No. 51-96, as amended, of the City of Spanish Fort, Alabama, the rezoning of certain property described in Exhibit 1 attached hereto, bearing tax parcel number 05-32-07-26-0-000-018.000 from R-1, Single Family Low Density Residential District, to B-1, Professional Business District, as approved by the Spanish Fort City Council on April 3, 2023, is hereby for an additional twelve months through April 3, 2025.

SECTION 2. Repealer Clause.

Any ordinance heretofore adopted by the City Council of the City of Spanish Fort, Alabama, which is in conflict with this Ordinance is hereby repealed to the extent of such conflict. Except as expressly amended herein, all terms and provisions contained in Ordinance No. 51-96, as amended, and Ordinance No. 629-2023, shall remain in full force and effect.

SECTION 3. Severability Clause.

If any part, section or subdivision of this Ordinance shall be held unconstitutional or invalid for any reason, such holding shall not be construed to invalidate or impair the remainder of this Ordinance, which shall continue in full force and effect notwithstanding such holding.

SECTION 4. Effective Date.

This Ordinance shall become effective upon its adoption or as otherwise required by state law.

ADOPTED and APPROVED this _____ day of _____, 2024.

Michael M. McMillan
Mayor

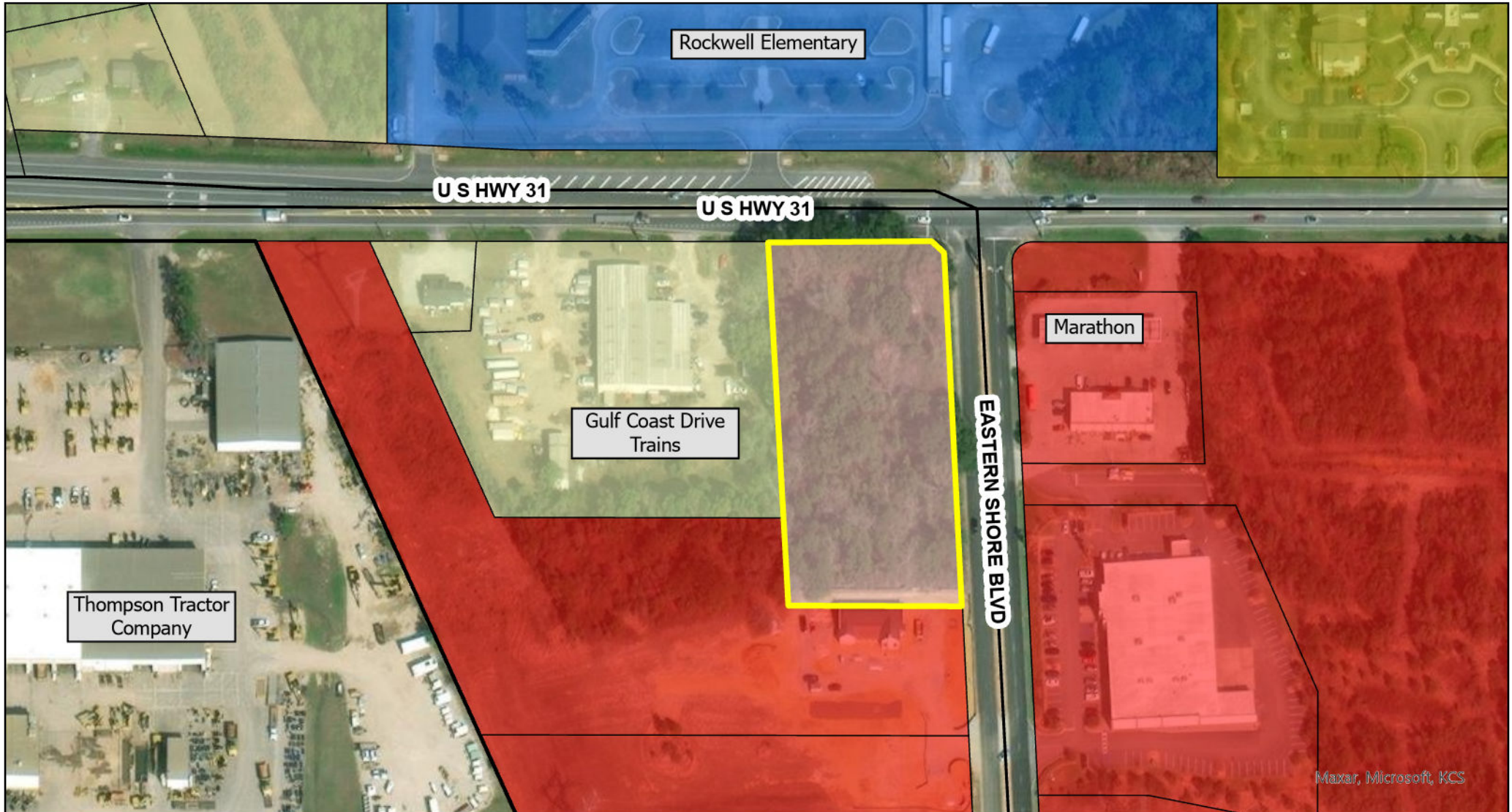
ATTEST:

Rebecca A. Gaines
City Clerk

EXHIBIT "1" TO ORDINANCE NO. 615-2022

LEGAL DESCRIPTION:

Beginning at a point where the South line of the paved highway known as U.S. Highway Number 31 intersects the West line of the Northeast Quarter of the Northwest Quarter of Section 26, Township 4 South of Range 2 East, and run thence South 140 yards to a point on the West line of the said Northeast Quarter of the Northwest Quarter; thence East and parallel with the North line of the said section 70 yards to a point; thence North 140 yards, more or less, to a point on the South line of the said highway; thence West 70 yards, more or less, to the point of beginning, containing 2 acres, more or less, LESS AND EXCEPT an undivided one-half interest in and to all oil, gas and minerals, which the undersigned reserves unto herself, her heirs and assigns



Mazar, Microsoft, KCS

<ul style="list-style-type: none"> SF_City_Limits Centerlines <p>Spanish_Fort_Zoni</p> <p>ZONING CLASSIFICATION</p> <ul style="list-style-type: none"> 	<ul style="list-style-type: none"> B-1: Professional Business B-2: Local Business B-3: General Business B-4: Major Business District Baldwin County City of Spanish Fort 	<ul style="list-style-type: none"> M-1: Light Industrial PUD: Planned Unit Development R-1: Low-Density Single-Family Residential R-2: Medium-Density Single-Family Residential 	<ul style="list-style-type: none"> R-3: Multi-Family Residential R-3D: Medium Density Multi-Family Residential R-4: Manufactured/Mobile Home Residential State of Alabama 	<ul style="list-style-type: none"> T-1: Telecommunication Tower District B-5: Hotel/Motel <all other values> Parcels
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