

ORDINANCE No. 2021-04

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-4

WHEREAS, application was made for the parcels of land described below to be re-zoned from R-1 classification to R-4 on July 19, 2021 and said application for re-zoning was considered at a public hearing held on August 23, 2021;

WHEREAS, the application for rezoning on the parcels described below is recommended for approval by the Planning and Zoning Board;

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-4:

LEGAL DESCRIPTION

PARCEL 1

Section 21 Township 5 South Range 2 West commencing at the Northwest corner of Section 21 thence south 594 feet and east to the east marker of Wall Triana Highway and the point of beginning; thence easterly along the south margin of Ervin Lane 82.68 feet; thence south 139.28 feet; then east 293.24 feet; thence south 103.96 feet; thence west 377.42 feet; thence north to the point of beginning.

PARCEL 2

Section 21 Township 5 South Range 2 West, commencing 728 feet south and 417.42 feet east from the northwest corner of section 21; thence north 86 degrees east to the west margin of Ervin Circle; thence southwesterly along said right-of-way margin 142 feet; thence south 86 degrees west 348 feet; thence north 104.35 feet to the point of beginning.

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-4. A copy of Town of Triana zoning map reflecting the changes authorized herein is attached to this ordinance for reference as Exhibit A.

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

APPROVED and ADOPTED this 23rd day of August, 2021.

///SIGNED ON FILE///
Mary Caudle, Mayor

ATTEST:

///SIGNED ON FILE///
Sharron Humphrey, Town Clerk