



Planning & Economic Development Department  
100 Hughes Road  
Madison, Alabama 35758

### **Notice of Public Hearing for a Proposed Rezoning**

The Madison Planning Commission will hold their regular meeting on June 15, 2017 at 5:30 p.m. in the Council Chambers of the Madison Municipal Complex located at 100 Hughes Road, Madison, Alabama. A public hearing will be held to consider Old Town Investments, LLC's request to rezone property located south of Madison Boulevard & Interstate 565 and west of Zierdt Road.

From AG (Agriculture District) & M1 (Restricted Industrial) District) to B3 (General Business District). The property is further described as follows:

#### **TOWN MADISON PROPERTY - REZONING**

ALL THAT PART OF THE SOUTHEAST QUARTER OF SECTION 15 AND THE NORTHEAST QUARTER OF SECTION 22, TOWNSHIP 4 SOUTH, RANGE 2 WEST OF THE HUNTSVILLE MERIDIAN, MADISON COUNTY, ALABAMA" AND IS SITUATED IN THE CITY OF MADISON, MADISON COUNTY, ALABAMA AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID SECTION 22, THENCE SOUTH 81 DEGREES 51 MINUTES 53 SECONDS WEST, 42.49 FEET TO A POINT AT THE INTERSECTION OF THE NORTH RIGHT-OF-WAY OF TOWN MADISON BOULEVARD WITH THE WEST RIGHT-OF-WAY OF ZEIRD T ROAD, THE POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED;

THENCE FROM THE POINT OF BEGINNING AND ALONG THE SAID NORTH RIGHT-OF-WAY, SOUTH 54 DEGREES 12 MINUTES 38 SECONDS WEST, 119.66 FEET TO A POINT; THENCE CONTINUE ALONG THE SAID NORTH RIGHT-OF-WAY NORTH 88 DEGREES 10 MINUTES 49 SECONDS WEST, 172.98 FEET TO A POINT OF CURVATURE; THENCE ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 4318.00 FEET, A CHORD BEARING AND DISTANCE OF SOUTH 89 DEGREES 35 MINUTES 06 SECONDS WEST, 336.74 FEET TO A POINT; THENCE LEAVING THE SAID NORTH RIGHT-OF-WAY, NORTH 00 DEGREES 35 MINUTES 16 SECONDS WEST, 182.96 FEET TO A POINT; THENCE NORTH 25 DEGREES 58 MINUTES 07 SECONDS WEST, 197.32 FEET TO A POINT; THENCE NORTH 60 DEGREES 34 MINUTES 58 SECONDS EAST, 103.34 FEET TO A POINT; THENCE SOUTH 89 DEGREES 05 MINUTES 20 SECONDS EAST, 354.58 FEET TO A POINT; THENCE NORTH 00 DEGREES 43 MINUTES 14 SECONDS EAST, 1282.82 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY OF INTERSTATE 565; THENCE ALONG THE SAID SOUTH RIGHT-OF-WAY, NORTH 60 DEGREES 39 MINUTES 31 SECONDS EAST, 122.77 FEET TO A POINT; THENCE LEAVING THE SAID SOUTH RIGHT-OF-WAY, SOUTH 88 DEGREES 13 MINUTES 04 SECONDS EAST, 158.43 FEET TO A POINT ON THE WEST RIGHT-OF-WAY OF ZEIRD T ROAD; THENCE ALONG THE SAID WEST RIGHT-OF-WAY THE FOLLOWING BEARINGS AND DISTANCES: SOUTH 01 DEGREES 50 MINUTES 14 SECONDS WEST, 38.22 FEET TO A POINT, SOUTH 00 DEGREES 27 MINUTES 47 SECONDS WEST, 315.35 FEET TO A POINT, SOUTH 00 DEGREES 54 MINUTES 40 SECONDS EAST, 111.06 FEET TO A POINT, SOUTH 00 DEGREES 34 MINUTES 38 SECONDS WEST, 333.76 FEET TO A POINT, SOUTH 02 DEGREES 03 MINUTES 56 SECONDS WEST, 554.29 FEET TO A POINT OF CURVATURE, ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 8074.68 FEET, A CHORD BEARING AND DISTANCE OF SOUTH 01 DEGREES 50 MINUTES 04 SECONDS WEST, 65.15 FEET TO A POINT, SOUTH 01 DEGREES 36 MINUTES 12 SECONDS WEST, 15.85 FEET TO A POINT, SOUTH 00 DEGREES 45 MINUTES 21 SECONDS WEST, 243.28 FEET TO THE POINT OF BEGINNING AND CONTAINING 13.926 ACRES, MORE OR LESS.

All persons who desire shall be given the opportunity to speak in favor of or in opposition to the proposed zoning during this item on the Planning Commission agenda. If you have questions or comments about the zoning or the meeting, please feel free to contact the Planning & Economic Development Department at 256-772-5637.

Additional information about this proposed zoning will be made available as agendas are posted for this and any subsequent meetings. Visit the City's website at:

***[www.madisonal.gov/publichearings](http://www.madisonal.gov/publichearings)***