



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 May 19, 2016 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 VanCal LLC request to zone property located south of Hardiman Road and west of County Line Road to *B2, Community Business District*. The property is further described as follows:

Limestone County, Alabama. A tract of land lying in the Northeast Quarter of Section 13, Township 4 South, Range 3 West and being more particularly described as follows: Commence at an existing nail and at the Northeast corner of Section 13, Township 4 South, Range 3 West, thence South 85 degrees 54 minutes 47 seconds West along the North boundary of said Section 13 a distance of 80.01 feet to nail and shiner in Hardiman Road; thence South 03 degrees 17 minutes 38 seconds East a distance of 50.00 feet to a set 5/8 inch rebar with cap stamped "Dunivant Engr. Co. CA-0044-LS" on the West right of way of County Line Road, said 5/8 inch rebar being the Point of True Beginning continue South 03 degrees 17 minutes 38 seconds East along the West right of way of said County Line Road a distance of 187.96 feet to a set 5/8 inch rebar with cap stamped "Dunivant Engr. Co. CA-0044-LS"; thence South 86 degrees 42 minutes 22 seconds West a distance of 199.64 feet to a set 5/8 inch rebar with cap stamped "Dunivant Engr. Co. CA-0044-LS"; thence North 0/4 degrees 05 minutes 13 seconds West a distance 205.17 feet to a set 5/8 inch rebar with cap stamped "Dunivant Engr. Co. CA-0044-LS" on the South right of way of Hardiman Road; thence North 85 degrees 54 minutes 47 seconds East along the South right of way of said Hardiman Road a distance of 182.50 feet to a set of 5/8 inch rebar with cap stamped "Dunivant Engr. Co. CA-0044-LS"; thence South 48 degrees 41 minutes 26 seconds East along the South right of way of said Hardiman Road a distance of 28.08 feet to the Point of True Beginning and continuing 0.95 acres, more or less

SUBJECT TO: a 10 foot Drainage and Utility Easement lying 10 feet West of an adjoining the West right of way of County Line Road;

ALSO SUBJECT TO: A 10 FOOT Drainage and Utility Easement lying 10 feet South of and adjoining the South right of way of Hardiman Road.

Property subject to all covenants restrictions, regulations, conditions, easements, liens, setback lines, and other rights of whatever nature, recorded, and/or unrecorded.

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 or 256-774-4403.

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)**