

NOTICE

Notice is hereby given that on the 6th day of January, 2026, the Board of Commissioners of the City of Dothan, Alabama, will consider for passage and adoption at its regular meeting in the Commission Chamber in the City Hall of said City the following ordinance at which time all persons who desire shall have an opportunity of being heard in opposition to or in favor of said ordinance.

ORDINANCE NO. _____

BE IT ORDAINED by the Board of Commissioners of the City of Dothan, Alabama, as follows:

Section 1. As authorized by the State of Alabama Code, 1975, Section 11-52-70, municipal corporations may, from time to time, rearrange or alter the boundaries of the various zoning districts by adoption of an ordinance describing such alteration.

Section 2. The Planning Commission of the City of Dothan, Alabama did on November 19, 2025, and after public notice as required by law and codified in Chapter 114 of the Code of Ordinances of the City of Dothan, Alabama, hold a public hearing and did recommend rezoning the land as described below. All citizens had the opportunity to speak in favor or in opposition to amending the Zoning Map of the City of Dothan, Alabama, adopted therein and on file in the offices of the City Clerk and the Planning Commission of the City of Dothan, Alabama. The proposed amendment follows:

Section 3. The following described land, owned by R & S of South Alabama, LLC, now zoned A-C, Agricultural-Conservation District, is hereby rezoned and classified as R-2, Residential Single-Family, Medium Density, and shown on the Zoning Map of the City of Dothan, Alabama:

One tract or parcel of land in Dale County, Alabama as surveyed by Branton Land Surveyors as per plat dated June 23, 2005 and being more particularly described as follows: beginning at an existing iron pipe on the Southwesterly r/w of Bethlehem Road (60' r/w) marking the intersection of the West line of the SW¼ of the NE¼ of section 1, T3N, R25E and from said point run S 01°-41'-48"E along the West line of said forty a distance of 154.60 feet to an existing iron pipe and the SW corner thereof; thence S 01°-35'-18"E along the west line of the NW¼ of the SE¼ a distance of 1329.18 feet to an existing iron pipe and the SW corner thereof; thence N 85°-03'-33"E along the South line of the last mentioned forty a distance of 1359.96 feet to an existing iron pipe and the SE corner thereof; thence N 01°-44'-41"W along the East line of said forty a distance of 178.46 feet to an existing iron pipe; thence N 43°-38'-48"W a distance of 562.19 feet to an existing iron pipe; thence N 58°-21'-53"E a distance of 187.07 feet to an existing iron pipe on the Southwesterly r/w of the above mentioned road; thence N 58°-16'-14"W along said r/w and curve to the left having a radius of 4666.14 feet a chord distance of 572.99 feet to a set iron pipe; thence continue along said r/w N 60°-31'-18"W a distance of 775.13 feet to the point of beginning. Said land being located in the SW¼ of the NE¼ and the NW¼ of the SE¼ of the above mentioned section and containing 29.931 acres, more or less.

Section 4. That portions of said Zoning Map of the City of Dothan, Alabama, referred to in said Chapter 114 of the Code of Ordinances, which have been zoned and classified as set out above to be changed to show aforesaid rezoning and classification.

PASSED, ADOPTED, AND APPROVED ON _____.

ATTEST:

City Clerk

Mayor

Associate Commissioner District 1

Associate Commissioner District 2

Associate Commissioner District 3

Associate Commissioner District 4

Associate Commissioner District 5

Associate Commissioner District 6
BOARD OF CITY COMMISSIONERS

I hereby certify that the above ordinance/notice was published once a week for two consecutive weeks in THE DOTHAN EAGLE on December 4, 2025 and December 11, 2025.

City Clerk

I, Wendy Shiver, do hereby certify that a synopsis of the above ordinance was published in THE DOTHAN EAGLE, a newspaper of general circulation and published in the City of Dothan, Alabama, on _____.

City Clerk

I hereby certify that a copy of the above ordinance has been filed in the Office of the Probate Judge together with a map pertaining thereto.

City Clerk

Bethlehem Road (Dale County) Parcel ID 26-17-01-01-0-000-012-000

Current Zoning

A-C: Ag Conservation

Residential SF, Very Low Density

Proposed Zoning

R-2: Residential Single-Family, Medium Density

