

ORDINANCE NO. 2020-124

WHEREAS, it has been determined to be in the public interest to annex into the Dothan City Limits, certain property owned by West Family Assets Trust, located adjacent to Deer Valley S/D on the NE ROW of Bethlehem Rd. in the NE ¼ of the SE ¼ of Section 1, Township 3N, Range 25 E;

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

Section 1. That pursuant to the filing of a petition in writing with the City Clerk of said City, signed by all the property owners of the following described land to wit:

LEGAL DESCRIPTION:

A lot or parcel of land being located in Dale County, Alabama, and being more particularly described as follows:

BEGINNING at the Northeast corner of the NE 1/4 of the SE 1/4 of Section 1, Township 3 North, Range 25 East as marked by an existing iron pin (EIP) (LS 6010) and being the Northwest corner of Deer Valley Subdivision 2nd Addition as found recorded in the Office of the Judge of Probate of Houston County, Alabama, in Plat Book 12, Page 9; thence along the West line of said Subdivision bearing S 00°26'11" E a distance of 197.45 FT to an EIP (CA 0086); thence along said West line bearing S 00°12'30" E a distance of 85.28 FT to an EIP (CA 0086); thence along said West line bearing S 00°22'35" E a distance of 84.95 FT to an EIP (CA 0086); thence along said West line bearing S 00°27'29" E a distance of 85.05 FT to an EIP (CA 0086); thence along said West line bearing S 00°26'03" E a distance of 170.00 FT to an EIP (CA 0086); thence along said West line bearing S 00°23'17" E a distance of 84.87 FT to an EIP (CA 0086); thence depart said West line bearing S 52°35'49" W a distance of 1034.00 FT to an EIP (CA 0621LS) on the Northeast right of way (R/W) of Bethlehem Road (60' R/W); thence along said Northeast R/W along a curve to the left having a delta angle of 03°55'25" with a radius of 4665.76 FT an arc length of 319.50 FT with a chord bearing of N 43°46'59" W a chord distance of 319.44 FT to a set iron pin (SIP); thence depart said Northeast R/W bearing N 20°01'53" E a distance of 1120.87 FT to a SIP; thence along the North line of said forty bearing N 85°27'16" E a distance of 655.63 FT to the POINT OF BEGINNING. Said parcel being located in Dale County, Alabama, in the NE 1/4 of the SE 1/4 of Section 1, T3N, R25E and containing 19.91 acres, more or less.

Section 2. That said property is in District VI of the City.

Section 3. The above-described land is contiguous to the corporate limits of Dothan, Alabama. The said territory being attached hereto and made a part of this ordinance, assent is hereby given and the property or territory described herein is hereby annexed into the City of Dothan, and its corporate limits are hereby extended and rearranged to include such area.

Section 4. That this annexation is authorized by Act No. 2228, Alabama Legislature, 1971 Regular Session, approved October 1, 1971.

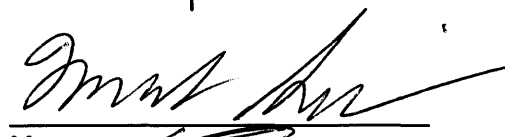
Section 5. That a copy of this ordinance shall be filed with the Judge of Probate and the Revenue Commissioner of Dale County, Alabama.

Section 6. That after publication, as required by said Act No. 2228, this ordinance shall become effective immediately.

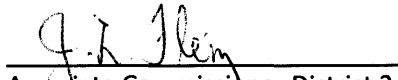
PASSED, APPROVED AND ADOPTED on this 19th day of may 2020.

Attest:


Tammy Danner, City Clerk


Mayor


Associate Commissioner District 1


Associate Commissioner District 2

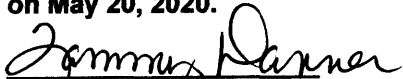

Associate Commissioner District 3


Associate Commissioner District 4


Associate Commissioner District 5


Associate Commissioner District 6
BOARD OF CITY COMMISSIONERS

I, hereby certify that the above Ordinance was published in THE DOTHAN EAGLE, a newspaper of general circulation and published in the City of Dothan, Alabama on May 20, 2020.


Tammy Danner
City Clerk

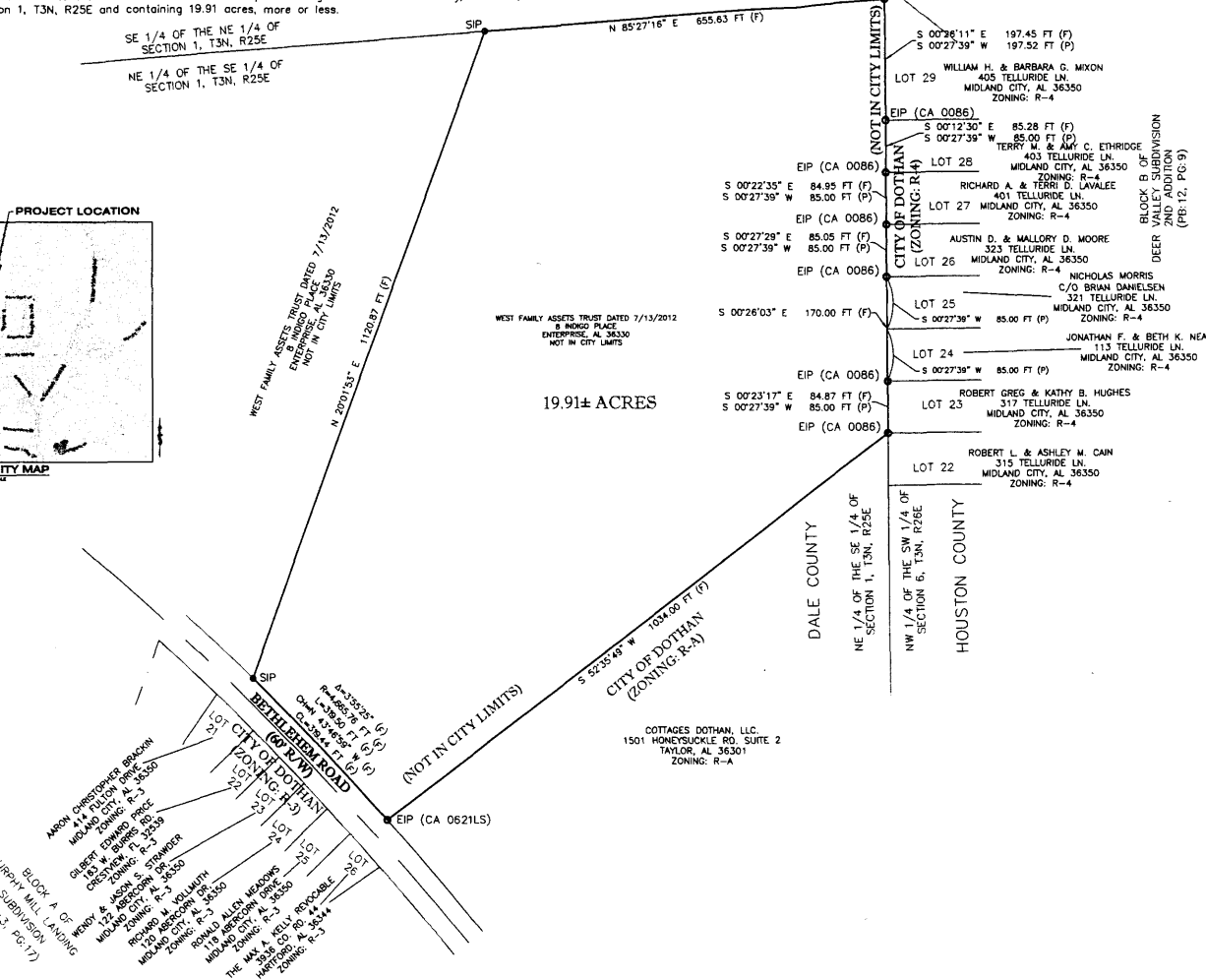
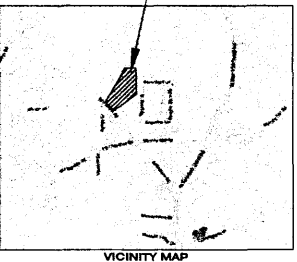
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RANGE 25 EAST
SECTION 1

RANGE 26 EAST
SECTION 6



- LEGEND**
- EIP ○ EXISTING IRON PIN
 - ECM □ EXISTING CONCRETE MONUMENT
 - EMP ○ EXISTING MEANDER POINT
 - SIP ● SET IRON PIN
 - SCM ■ SET CONCRETE MONUMENT
 - SMP ● SET MEANDER POINT
- FORTY LINE
— COUNTY/SECTION/RANGE LINE
— PROPERTY LINE
— CENTERLINE OF ROAD
— CITY OF DOTHAN ZONING LINE

- ABBREVIATIONS**
- CH---CHORD BEARING
 - CL---CHORD DISTANCE
 - E---EAST
 - ECM---EXISTING CONCRETE MONUMENT
 - EIP---EXISTING IRON PIPE
 - FB---FIELD BOOK
 - FT---FEET
 - L---ARC LENGTH
 - N---NORTH
 - PB---PLAT BOOK
 - PG---PAGE
 - P.O.B.---POINT OF BEGINNING
 - P.O.C.---POINT OF COMMENCEMENT
 - R---RANGE/RADIUS
 - R/W---RIGHT OF WAY
 - SIP---SET IRON PIN
 - S---SOUTH
 - T---TOWNSHIP
 - W---WEST
 - DEGREES
 - '---MINUTES, FEET
 - "---SECONDS, INCHES
 - (D)---DEED INFORMATION
 - (F)---FIELD INFORMATION
 - (P)---PLAT INFORMATION
 - ∠---DELTA ANGLE

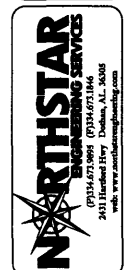
PROJECT No.
14-1508
DATE: MAR. 2020
SCALE: 1"=200'

DRAWN BY:
C. TRO

APPROVED BY:
S. STRICKLAND

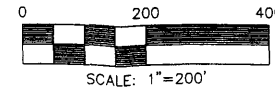
REVISIONS:

AN ANNEXATION DRAWING FOR
COTTAGES AT BETHLEHEM ROAD
COTTAGES AT BETHLEHEM ROAD, LLC
DALE COUNTY, ALABAMA



AL CERT. OF AUTH.
CA-1899E, CA-0621LS
FL CERT. OF AUTH.
26312-E, 7806-S
GA CERT. OF AUTH.
003129, LSF001156
MS CERT. OF AUTH.
E-00001825

GRID NORTH BASED ON THE ALABAMA STATE PLANE COORDINATE SYSTEM.

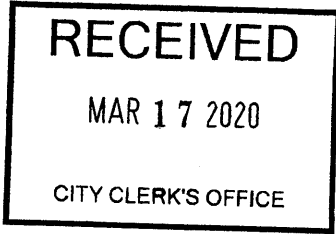


SHEET 1
OF 1

RECEIVED
MAR 17 2020
CITY CLERK'S OFFICE

**ANNEXATION FACT SHEET
AND ACKNOWLEDGEMENT**

City of Dothan, Alabama



1. The submission of an Annexation Petition does not obligate the City to annex the property. The City will evaluate each Annexation Petition to determine whether or not the proposed annexation would be in the best interest of the City.
2. All property annexed into the City will receive the following services:
 - (a) Police protection by Dothan Police Department;
 - (b) Fire protection by Dothan Fire Department;
 - (c) Garbage and trash collection service by Dothan Environmental Services Department.
3. Annexation into the City Limits does not guarantee that City electrical, water, or sanitary sewer service will be extended to the annexed property, nor does it guarantee that streets or roads serving the annexed property will be paved or resurfaced. In considering requests for the extension of City services or improvements to streets and roads in annexed areas, the City will be guided by the same City policies which apply to other areas of the City.
4. In some cases, the streets, storm drainage provisions, and other utilities in annexed areas were not constructed to City specifications. It may not be feasible for the City to bring these utilities up to the same standards as those constructed to City specifications.
5. Property annexed into the City will be subject to applicable City Ordinances, including the Zoning Ordinance. Land annexed into the city is automatically zoned A-C (Agriculture-Conservation). This may or may not be the appropriate zoning designation for your property. You are urged to contact the Department of Planning and Development at 615-4410 for more information. Uses existing at the time of annexation may or may not be appropriate for the A-C District but may continue as they are as a legally nonconforming use.
6. In some cases, street numbers and/or street names may be changed for conformance with E-911 addressing standards to better provide Dothan City and Emergency Services.
7. School age children living in annexed areas will be eligible to attend the Dothan City Schools. Assignment of students to specific schools will be made by the Dothan City Schools, not by the City of Dothan.
8. The City's property tax is 5 mills on the assessed value of property. This is in addition to the County property tax of 26 mills. (The Houston County Tax Appraisal Office estimates that the additional property taxes on a \$50,000 house and a \$100,000 house would be approximately \$23.00 and \$45.00 per year, respectively.)

I/WE HEREBY ACKNOWLEDGE THAT I/WE HAVE READ AND UNDERSTAND THIS FACT SHEET.

Leue S. West
 PRINTED NAME
For West Family
Assets Trust
 PRINTED NAME

SIGNATURE

 SIGNATURE

3-17-20
 DATE

 DATE

ANNEXATION PETITION

Date: March 17, 2020

Board of Commissioners
City of Dothan
126 N. St. Andrews Street
Dothan, Alabama 36303

We, the undersigned, certify that we are the owners of the herein described land located at (address) Adjacent to Deer Valley S/D on the NE ROW of Bethlehem Rd in NE 1/4 of the SE 1/4 of Section 1, Township 3N, Range 25E

In Dale County. The parcel identification number(s) (from your tax bill) is 26 17 01 01 0 000 013.001

This property is described as follows:

LEGAL DESCRIPTION:

See attached legal description.

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MAR 17 2020
CITY CLERK'S OFFICE

This property is contiguous to the existing Corporate Limits of the City of Dothan as shown on the accompanying map. This property is not located within the Police Jurisdiction of any other incorporated Alabama municipality.

We petition the Board of Commissioners of the City of Dothan to adopt an ordinance assenting to the annexation of the property described herein and shown on the accompanying map to the Corporate Limits of the City of Dothan, Alabama, a Municipal Corporation, as provided for in Act No. 2228, Alabama Legislature, 1971 Regular Session.

Signature: Lew S West

Print Name: Lew S West
For west family assets trust

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