

**CITY OF DAPHNE, ALABAMA
ORDINANCE 2024-28**

**ORDINANCE TO ANNEX PROPERTY CONTIGUOUS TO THE
CORPORATE LIMITS OF THE CITY OF DAPHNE**

**Property Located North of the intersection of
County Road 64 and Montelucia Way
68V Baldwin Land Holdings, LLC**

WHEREAS, on the 16th day of April, 2024, 68V Baldwin Land Holdings, LLC being the owner of certain real property hereinafter described, did file with the City Clerk a petition requesting that said tracts or parcels of land be annexed into and become part of the City of Daphne, Alabama (the "City"); and

WHEREAS, said petition did contain an accurate description of the property to be annexed together with a map of the said territory showing its relationship to the corporate limits of the City of Daphne, Alabama, and the signatures of all owners of the property described; and

WHEREAS, said petition was presented to the Planning Commission of the City of Daphne at a regular scheduled meeting on May 23, 2024, and the Commission set forth a unanimously favorable recommendation for the City Council of the City of Daphne to consider said request for annexation of said property; and

WHEREAS, after proper publication, a public hearing was held by the City Council on July 15, 2024, concerning the petition for annexation.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA, AS FOLLOWS:

SECTION ONE: ANNEXATION

The City Council of the City of Daphne finds and declares as the legislative body of the City that it is in the best interest of the citizens of the City and the citizens of the affected area to bring the property described in Section Three of this Ordinance into the corporate limits of the City, and has further determined that all legal requirements for annexing said real property have been met pursuant to Sections 11-42-20 through 11-42-24, *et seq.*, Code of Alabama (1975); effective on publication as required by Section 11-42-21, Code of Alabama (1975), as amended.

SECTION TWO: ZONING

At the August 5, 2024, regularly scheduled City Council meeting, Ordinance 2024-27 was adopted pre-zoning the said property as R-6(G), Garden or Patio Home, with the apportionment of said zoning districts to the subject property described therein.

SECTION THREE: DESCRIPTION OF TERRITORY

The boundary lines of the City of Daphne are hereby altered or rearranged so as to include all the territory heretofore encompassed by the corporate limits of the City of Daphne and, in addition thereto, the following described property, to-wit:

Legal Description for Annexation:

COMMENCE AT THE RECORD LOCATION OF A RAILROAD SPIKE AT THE SOUTHWEST CORNER OF SECTION 12, TOWNSHIP 5 SOUTH, RANGE 2 EAST, BALDWIN COUNTY, ALABAMA AND RUN THENCE SOUTH 89 DEGREES 41 MINUTES 38 SECONDS EAST, A DISTANCE OF 1320.22 FEET TO A ONE-HALF INCH CAPPED REBAR FOUND (ILLEGIBLE) FOR THE POINT OF BEGINNING; THENCE RUN NORTH 00 DEGREES 23 MINUTES 24 SECONDS EAST, A DISTANCE OF 660.28 FEET TO A ONE AND ONE-HALF INCH OPEN TOP IRON PIPE FOUND; THENCE RUN SOUTH 89 DEGREES 51 MINUTES 40 SECONDS EAST, A DISTANCE OF 995.86 FEET TO A FIVE-EIGHTHS INCH CAPPED REBAR FOUND (DEWBERRY); THENCE RUN NORTH 00 DEGREES 42 MINUTES 39 SECONDS EAST, A DISTANCE OF 663.41 FEET TO A FIVE-EIGHTHS INCH CAPPED REBAR FOUND (DEWBERRY); THENCE RUN SOUTH 89 DEGREES 57 MINUTES 41 SECONDS EAST, A DISTANCE OF 316.88 FEET TO A FIVE-EIGHTHS INCH CAPPED REBAR FOUND (DEWBERRY); THENCE RUN SOUTH 00 DEGREES 12 MINUTES 38 SECONDS WEST, A DISTANCE OF 1327.87 FEET TO A ONE-HALF INCH CAPPED REBAR FOUND (19254); THENCE RUN NORTH 89 DEGREES 42 MINUTES 08 SECONDS WEST, A DISTANCE OF 1320.60 FEET TO THE POINT OF BEGINNING. TRACT CONTAINS 24.93 ACRES, MORE OR LESS.

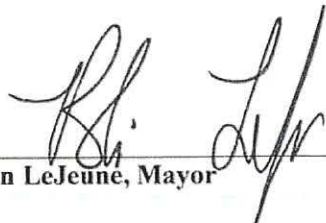
SECTION FOUR: MAP OF PROPERTY

The property hereby annexed into the City of Daphne, Alabama, as described in Section Three of this Ordinance, is set forth on a map of the property attached hereto and made a part of this Ordinance as Exhibit "B" showing its relationship to the corporate limits of the City of Daphne.

SECTION FIVE: EFFECTIVE DATE AND PUBLICATION

This Ordinance shall become effective upon its date of publication as required by Section 11-42-21 Code of Alabama (1975), as amended, and the property described herein shall be then annexed into the corporate limits of the City of Daphne, and a certified copy of the same shall be filed with the Office of the Judge of Probate of Baldwin County, Alabama, in accordance with Section 11-42-21, Code of Alabama (1975), as amended.

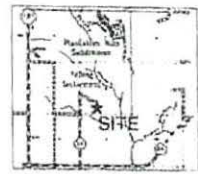
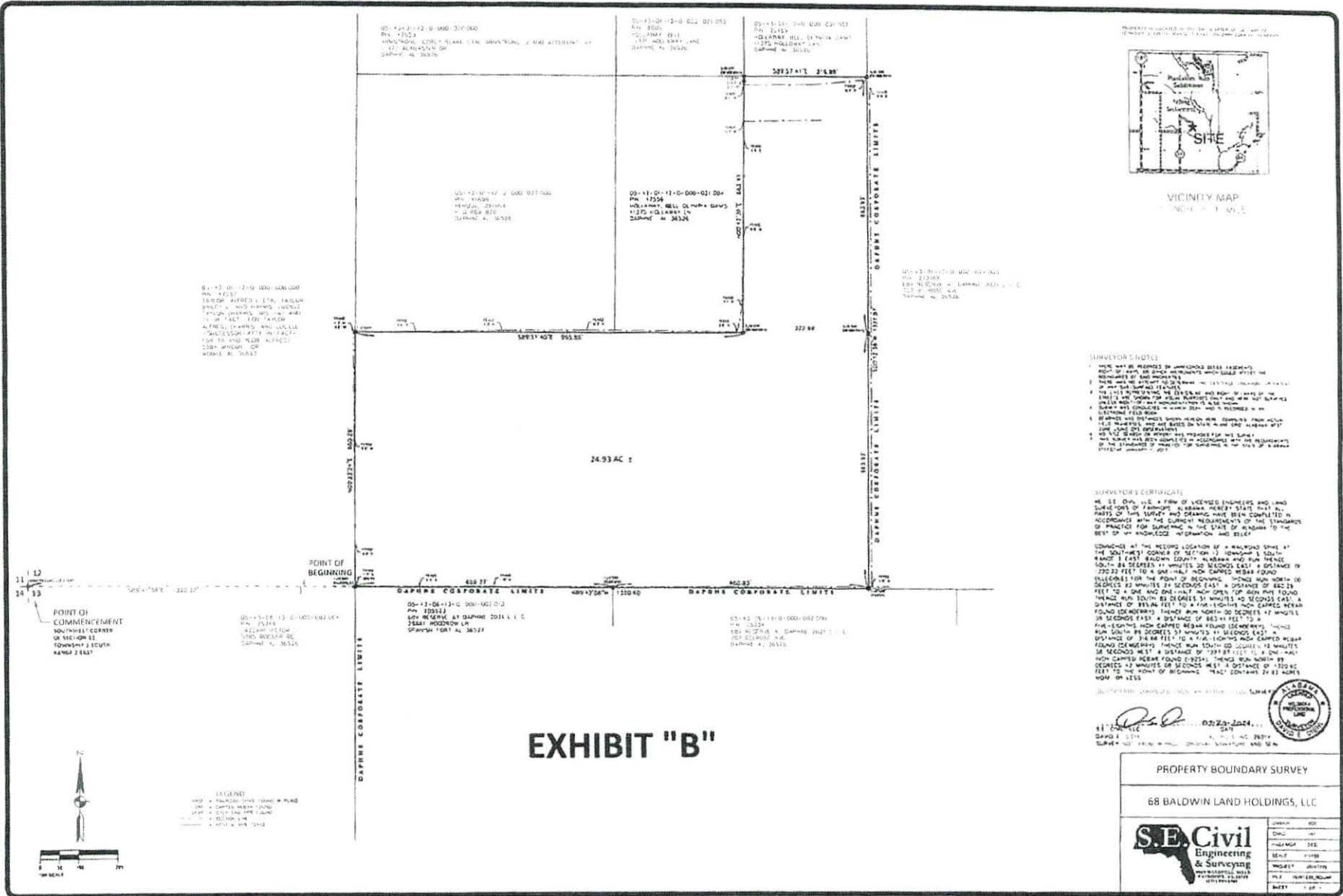
APPROVED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF DAPHNE, ALABAMA, THIS THE 5th DAY OF August, 2024.



Robin LeJeune, Mayor

ATTEST:


Candace G. Antinarella, MMC, City Clerk



VICINITY MAP
SCALE: 1" = 1 MILE

- SURVEYOR'S NOTES**
- ALL BEARINGS AND DISTANCES WERE OBTAINED BY MEANS OF A TOTAL STATION.
 - ALL DISTANCES WERE MEASURED BY MEANS OF A 100' TAPE.
 - ALL CORNERS WERE MARKED BY IRON PIPES AND WERE FOUND TO BE IN PLACE.
 - ALL DISTANCES WERE MEASURED TO THE CENTER OF THE IRON PIPES.
 - ALL BEARINGS WERE MEASURED TO THE CENTER OF THE IRON PIPES.
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SURVEYOR'S CERTIFICATE

I, DAVID E. SMITH, a duly licensed Professional Engineer and Land Surveyor of Baldwin County, Alabama, have examined the above described plat and have found that the same is in accordance with the current requirements of the standards of practice for surveying in the State of Alabama to the best of my knowledge, skill and belief.

BEARING AND DISTANCE TO THE POINT OF BEGINNING: BEARING S 89° 57' 10\"/>



EXHIBIT "B"



- LEGEND**
- PROPERTY LINE
 - DAPHNE CORPORATE LIMITS
 - CENTERLINE
 - IRON PIPE
 - WOODEN PIPE
 - CONCRETE PIPE
 - METAL PIPE

PROPERTY BOUNDARY SURVEY

68 BALDWIN LAND HOLDINGS, LLC

S.E. Civil Engineering & Surveying

OWNER	68 BALDWIN LAND HOLDINGS, LLC
DATE	03/20/2024
DRAWN BY	DAVID E. SMITH
CHECKED BY	DAVID E. SMITH
SCALE	AS SHOWN