



20220824000330950 1/7 \$40.00
Shelby Cnty Judge of Probate, AL
08/24/2022 08:11:10 AM FILED/CERT

ORDINANCE NUMBER 899-2022A

AN ORDINANCE TO ALTER, REARRANGE AND EXTEND THE CORPORATE LIMITS OF THE CITY OF HELENA, ALABAMA, SO AS TO EMBRACE AND INCLUDE WITHIN THE CORPORATE AREA OF SAID CITY ALL TERRITORY NOW WITHIN SUCH CORPORATE LIMITS AND ALSO CERTAIN OTHER TERRITORY CONTIGUOUS TO SAID CITY.

WHEREAS a petition signed by Bhaviniben Jashbhai Patel and Viratkumar Patel the owner(s) of all of the land within the territory therein described and proposed to be annexed to the City, together with a map of said territory showing its relationship to the corporate limits of the City, has been filed with the City Clerk of the City of Helena; and

WHEREAS, this Council has determined and found that the matters set forth and alleged in said petition are true, and that it is in the public interest that said property be annexed to the City of Helena.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Helena as follows:

Section 1. That said Council and the City of Helena hereby assent to the annexation of said territory to the City of Helena, Alabama, the corporate limits of the City to be extended and rearranged pursuant to the provisions of Chapter 42, Article 2, Code of Alabama 1975 (Sections 11-42-20 through 11-42-23, as amended) so as to embrace and include said territory in addition to the territory already within its present corporate limits, within the corporate area of said City, which said territory is not within the corporate limits of another municipality and the new boundary line does not lie at any point more than half the distance between the old city boundary and the corporate boundary of any municipality. Said territory is described as follows:

Parcel ID Number 121120000014.000

Description

LEGAL DESCRIPTION

A parcel of land situated in the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 12, Township 20 South, Range 4 West, Shelby County, Alabama and being more particularly described as follows:

Commence at the SE corner of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 12, Township 20 South, Range 4 West; thence run North along the East line of said $\frac{1}{4}$ - $\frac{1}{4}$ section a distance of 505.5' to the point of beginning; thence N 01°29'14" W a distance of 189.83'; thence N 86°26'11" W a distance of 369.70'; thence S 03°32'47" W a distance of 210.00'; thence N 86°39'51" W a distance of 208.84'; thence N 03°17'39" E a distance of 209.87'; thence N 87°24'24" W a distance of 227.05'; thence N 06°19'07" W a distance of 282.46'; thence S 81°49'20" W a distance of 219.76' to the easterly right of way line of Shelby County Hwy 52; thence S 05°49'40" E along said right of way a distance of 190.44' to the point of a curve to the right with a radius of 493.37'; and a central angle of 25°16'12", with a chord bearing of S 06°48'26" W, with a chord length of 215.84', thence along said curve and right of way, an arc length of 217.60' to the point of a compound curve to the right with a radius of 493.37', and a central angle of 18°24'04", with a chord bearing of S 28°38'34" W, with a chord length of 157.77'; thence along said curve and right of way an arc length of 158.45'; thence S 69°29'27" E a distance of 134.75'; thence S 64°25'49" W a distance of 224.68'; thence S 77°12'26" W a distance of 66.42'; thence S 52°55'08" E a distance of 157.99'; thence N 35°41'16" E a distance of 209.81'; thence S 54°21'24" E a distance of 209.86'; thence S 35°42'25" W a distance of 209.92'; thence S 54°37'45" E a distance of 183.27'; thence N 55°30'59" E a distance of 727.40'; thence N 61°29'06" E a distance of 269.00' to the point of beginning.

All situated in Shelby County, Alabama. LESS AND EXCEPT any part of subject property lying within a public road right of way.

Section 2. That the City Clerk shall file a certified copy of this ordinance containing an accurate description of said annexed territory with the Probate Judge of Shelby County, Alabama, and cause a copy of this ordinance to be posted in three (3) public places in the City of Helena and this ordinance to be sent to the Justice Department for their approval.

STATE OF ALABAMA
SHELBY COUNTY



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I, Amanda C. Traywick, City Clerk of the City of Helena, do hereby certify that the above is a true correct copy of **Ordinance Number 899-2022A** duly adopted by the Council of the City of Helena at its meeting held 22 day of August, 2022, and as same appears of record in the ordinance records of said City, and approved by the Mayor and City Council on 22 day of August, 2022.

August Given under my hand and corporate seal of the City of Helena, this the 22 day of August, 2022.

[SEAL]



Amanda C. Traywick
Amanda C. Traywick, City Clerk



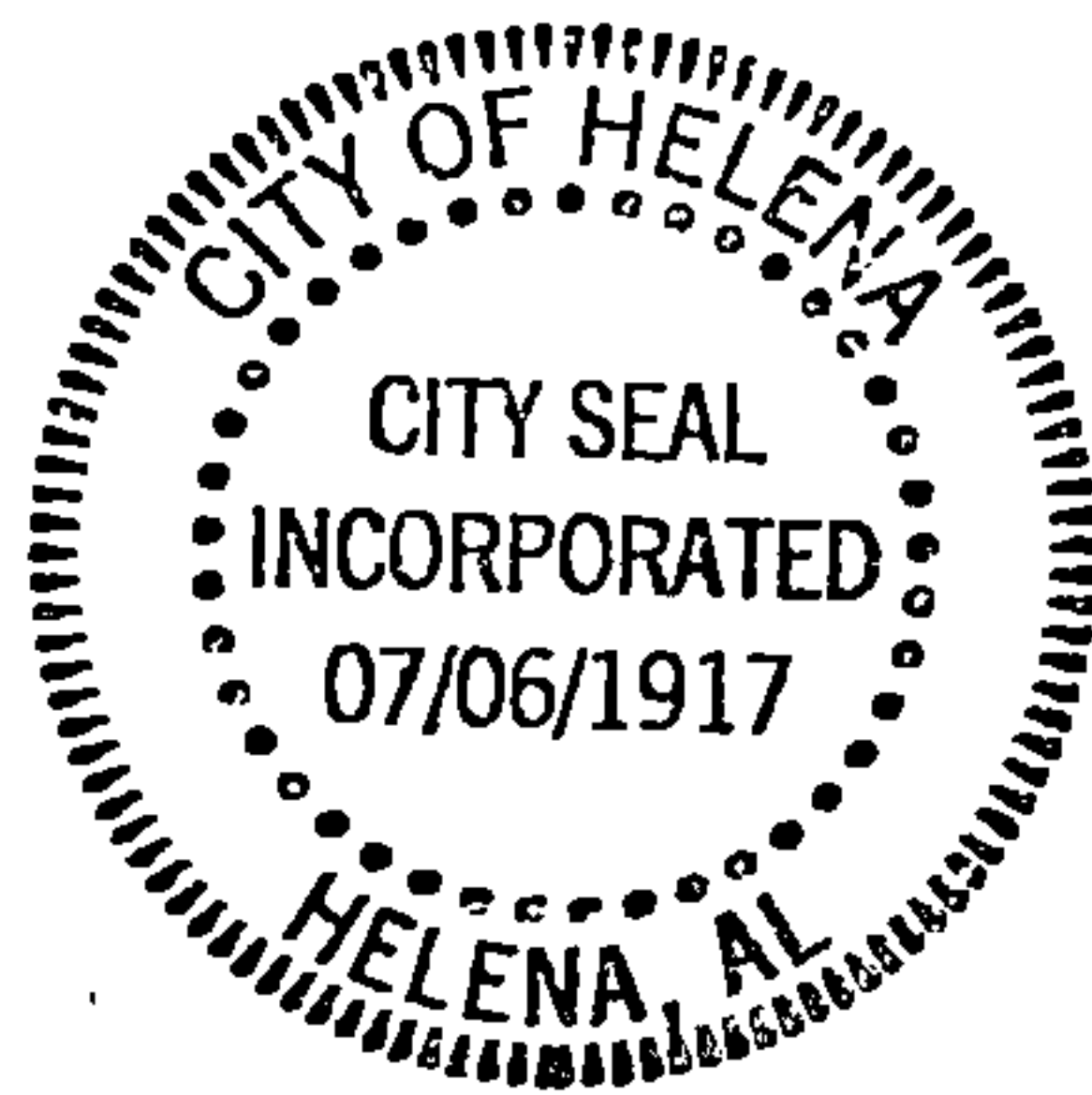
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CERTIFICATION

I, Amanda C. Traywick, the duly appointed and acting Clerk of the City of Helena, Alabama, do hereby certify that the within Ordinance Number **899-2022A** is a true copy as recited in the said City Clerk's Minute Book and posted by me as provided by law in three public places in said City, being on the bulletin board of the City Hall, in the BP Coosa Mart in the City of Helena, and in the Helena Public Library in said City, that said Ordinance shall become a duly lawful Ordinance of said City on the 27 day of August, 2022, five or more days after the posting of the same as provided by law.

August IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 22 day of August, 2022.

[SEAL]



Amanda C Traywick
Amanda C. Traywick, City Clerk

896-2022 - Rezone
899-2022 A - Annexation

PETITION



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I/we, Viratkumar Patel the undersigned property owner(s), being owners of all of the
land within the territory described as follows:

Acreage of Property:

do hereby petition the City of Helena, County of Shelby, Alabama, to annex the above described property into the city limits of the City of Helena. Attached hereto as Exhibit 'A' and made part and parcel hereof as fully as if set out herein, is a map of said property which we own, showing its relationship to the corporate limits of the City of Helena, Alabama, which said map is herewith filed with the City Clerk of the City of Helena, Alabama.

Dated this 1st day of July, 20 22.

Parcel # & Address

121120000014.000

Name & Phone

Viratkumar Patel - (205) 393-8131
Bhaviniben Patel - (205) 393-5511

How many people live on the parcel of land, how many are of voting age, how many are not of voting age and the race of each person.

Reason for annexation

2. Copy of tax map from the probate office showing location of property to be annexed
3. A legal description of property to be annexed
4. A list of all property owners which adjoin the property to be annexed into the city.
5. Zoning of property adjoining this property: Resident
6. Acreage of property to be rezoned: 12 ACRES
7. Current use of the property: _____
8. Proposed use of the property: C-2 Gas Station



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EXHIBIT "A"

LEGAL DESCRIPTION

A parcel of land situated In the SE ¼ of the SE ¼ of Section 12, Township 20 South, Range 4 West, Shelby County, Alabama and being more particularly described as follows:

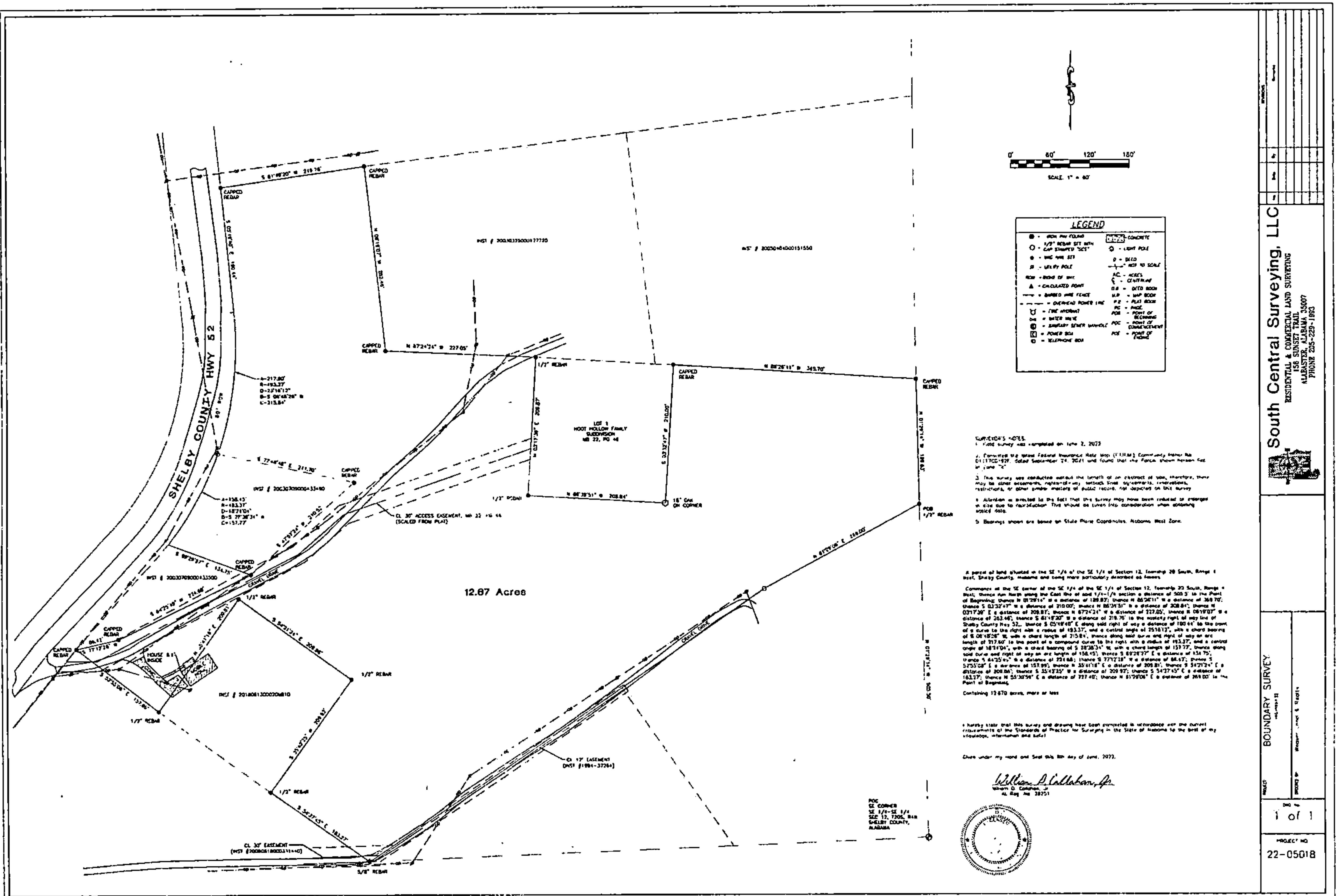
Commence at the SE comer of the SE ¼ of the SE ¼ of Section 12, Township 20 South, Range 4 West; thence run North along the East line of said ¼ - ¼ section a distance of 505.5' to the point of beginning; thence N 01°29'14" W a distance of 189.83'; thence N 86°26'11" W a distance of 369.70'; thence S 03°32'47" W a distance of 210.00'; thence N 86°39'51" W a distance of 208.84'; thence N 03°17'39" E a distance of 209.87'; thence N 87°24'24" W a distance of 227.05'; thence N 06°19'07" W a distance of 282.46'; thence S 81°49'20" W a distance of 219.76' to the easterly right of way line of Shelby County Hwy 52; thence S 05°49'40" E along said right of way a distance of 190.44' to the point of a curve to the right with a radius of 493.37'; and a central angle of 25°16'12", with a chord bearing of S 06°48'26" W, with a chord length of 215.84', thence along said curve and right of way, an arc length of 217.60' to the point of a compound curve to the right with a radius of 493.37', and a central angle of 18°24'04", with a chord bearing of S 28°38'34" W, with a chord length of 157.77'; thence along said curve and right of way an arc length of 158.45'; thence S 69°29'27" E a distance of 134.75'; thence S 64°25'49" W a distance of 224.68'; thence S 77°12'26" W a distance of 66.42'; thence S 52°55'08" E a distance of 157.99'; thence N 35°41'16" E a distance of 209.81'; thence S 54°21'24" E a distance of 209.86'; thence S 35°42'25" W a distance of 209.92'; thence S 54°37'45" E a distance of 183.27'; thence N 55°30'59" E a distance of 727.40'; thence N 61°29'06" E a distance of 269.00' to the point of beginning.

All situated in Shelby County, Alabama.

LESS AND EXCEPT any part of subject property lying within a public road right of way.



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Surveyor's Notes:

1. This survey was completed on June 2, 2022.
2. I, William D. Callahan, Surveyor, have personally examined the land and the monuments shown hereon and find them to be correct.
3. This survey was conducted under the terms of an agreement of sale, therefore, there may be other easements, rights-of-way, or other interests in the land, which are not shown hereon, but which may be discovered by further investigation.
4. Attention is directed to the fact that this survey may have been reduced or enlarged in size due to subdivision. This should be given consideration when obtaining volume data.
5. Bearings shown are based on State Plane Coordinates, Alabama West Zone.

A parcel of land situated in the SE 1/4 of the SE 1/4 of Section 12, Township 28 South, Range 1 East, Shelby County, Alabama and containing more particularly described as follows:

Commence at the SE corner of the SE 1/4 of the SE 1/4 of Section 12, Township 28 South, Range 1 East, thence run North along the East line of said 1/4 section a distance of 500.2 to the Point of Beginning; thence N 87°51'14" E a distance of 138.82; thence N 80°57'11" E a distance of 348.70; thence S 03°32'47" E a distance of 210.00; thence N 80°57'11" E a distance of 308.81; thence N 03°17'28" E a distance of 208.87; thence S 87°51'14" E a distance of 222.80; thence N 08°16'07" E a distance of 263.48; thence S 81°18'20" E a distance of 218.70 to the nearest right of way line of Shelby County Hwy 52; thence S 02°16'40" E along said right of way a distance of 180.44 to the point of a curve to the right with a radius of 183.37, and a central angle of 75°16'13", with a chord bearing of N 08°18'28" E, with a chord length of 215.81, thence along said curve and right of way line a length of 217.60, to the point of a compound curve to the right with a radius of 153.77, and a central angle of 181°10'41", with a chord bearing of S 32°30'31" E, with a chord length of 157.77; thence along said curve and right of way line a length of 158.45; thence S 82°27'27" E a distance of 151.70; thence S 64°25'42" E a distance of 251.88; thence S 77°12'10" E a distance of 88.47; thence S 27°52'28" E a distance of 157.89; thence S 38°41'18" E a distance of 208.81; thence S 17°21'34" E a distance of 208.80; thence S 15°12'32" E a distance of 208.97; thence S 54°17'45" E a distance of 163.77; thence N 54°36'58" E a distance of 227.45; thence N 87°51'14" E a distance of 348.70 to the Point of Beginning.

Containing 12.870 acres, more or less.

I hereby state that this survey and drawing have been prepared in accordance with the current requirements of the Standards of Practice for Surveying in the State of Alabama to the best of my knowledge, information and belief.

Dated under my hand and Seal this 10th day of June, 2022.

William D. Callahan, Jr.
Surveyor
AL Reg. No. 28751

NOT A CORNER
SE 1/4-SE 1/4
SEC. 12, T28N, R1E
SHELBY COUNTY,
ALABAMA

South Central Surveying, LLC
RESIDENTIAL & COMMERCIAL LAND SURVEYING
108 SUNSET TRAIL
ALABAMA, ALABAMA 36807
PHONE 252-229-1963

BOUNDARY SURVEY
22-05018