March 2, 2023

NOTICE OF PUBLIC HEARING AND CONSIDERATION FOR APPROVAL/DISAPPROVAL OF THE PRELIMINARY PLAT OF NATURE'S WALK AT WHEELER, PHASE 1 WITHIN THE CITY LIMITS OF PRICEVILLE

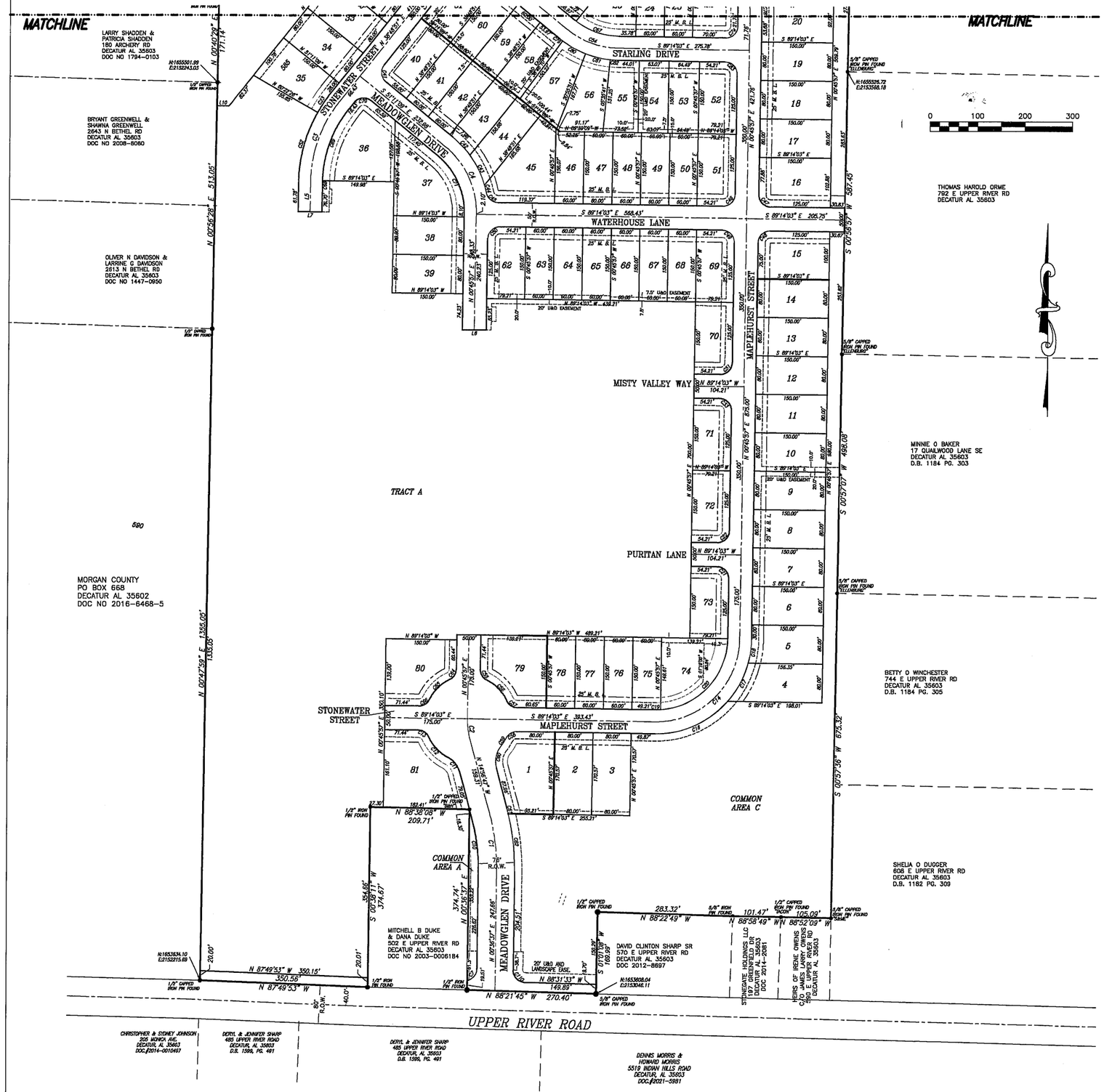
THERE WILL BE A PUBLIC HEARING BEFORE THE PRICEVILLE PLANNING AND ZONING COMMISSION ON MONDAY, MARCH 20, 2023 AT 7:00 P.M. IN THE CITY COUNCIL CHAMBERS OF THE PRICEVILLE MUNICIPAL BUILDING FOR THE PURPOSE OF HEARING ANY AND ALL PERSONS WISHING TO SPEAK IN FAVOR OF OR OPPOSED TO THE FOLLOWING PRELIMINARY PLAT:

Preliminary Plat for Nature's Walk at Wheeler, Phase 1. This development phase is located on the north side of E Upper River Rd, E-NE of North Park. This is the first phase of a multi-phase single family detached development.

IT IS ALSO THE PURPOSE OF THIS NOTICE TO INFORM THE PUBLIC THAT THE PRICEVILLE PLANNING AND ZONING COMMISSION WILL HAVE A RESOLUTION TO CONSIDER ADOPTING, DISAPPROVING OR MODIFYING SAID PRELIMINARY PLAT AT ITS MEETING TO BE HELD ON MONDAY, MARCH 20, 2023 IMMEDIATELY FOLLOWING SAID PUBLIC HEARING OR AT SUCH TIME AS MAY BE DETERMINED BY SAID PLANNING COMMISSION.

Notice posted at the following five locations
within the City of Priceville:
Priceville Municipal Building, 242 Marco Drive
Priceville Public Library, 1612 S Bethel Rd
Priceville Foodland Grocery Store
Marathon Station
https://www.cityofpriceville.com/news/

Matt Spicer
Planning Commission Secretary


MATCHLINE
MATCHLINE
LARRY SHADDEN &
PATRICIA SHADDEN
180 ARCHERY RD
DECATUR AL 35603
DOC NO 1794-0103
BRYANT GREENWELL &
SHAWNA GREENWELL
2643 N BETHEL RD
DECATUR AL 35603
DOC NO 2008-8060
OLIVER N DAVIDSON &
LARRINE C DAVIDSON
2613 N. BETHEL RD
DECATUR AL 35603
DOC NO 1447-0950
MORGAN COUNTY
PO BOX 668
DECATUR AL 35602
DOC NO 2016-6468-5
N 00°40'09" E 171.14'
N 00°26'28" E 513.05'
N 00°47'59" E 1355.09'
1330.05'
S 00°57'07" W 498.08'
S 01°57'36" W 675.32'
S 00°35'59" W 587.46'
N 89°14'03" W 1320.00'
S 89°14'03" E 1320.00

MATCHLINE

MATCHLINE

JESS & CATHY GRAMONE
2843 BETHEL RD
DECATUR 35603
DOC NO 2000-5370

ROGER MOSS, III &
ALANE DEMPSEY
14005 WHITECASTLE COURT SW
HUNTSVILLE, AL 35803
DOC NO 2021-9358

ROGER H MOSS JR MD
1201 SOMERVILLE RD STE 4
DECATUR AL 35601-4340
DOC NO 1504-0661

JUNE W MOSS
2723 NORTH BETHEL RD
DECATUR AL 35603
DOC NO 4298

ROGER HENRY MOSS JR
2723 BETHEL RD
DECATUR AL 35603
DOC NO 2000-0204

PATRICIA J MOSS
2701 N BETHEL RD
DECATUR AL 35603
DOC NO 2001-3802

NOT A PART OF THIS PHASE

FUTURE DEVELOPMENT

COMMON AREA B

PUMP STATION LOT

STARLING DRIVE

STONEWATER STREET

KEITH BURGESS
& NANCY BURGESS
676 E UPPER RIVER RD
DECATUR AL 35603

THIS POINT IS LOCATED N89°09'23"W, 1990.46' FROM AN EXISTING CONC MON AT THE SE CORNER OF THE NE1/4 OF SEC. 6, T-6-S, R-3-W

0 100 200 300

MULLINS, LLC
CIVIL ENGINEERING, DEVELOPMENT DESIGN
SURVEYING, LANDSCAPE ARCHITECTURE
2101 West Clinton Avenue, Suite 303, Huntsville, AL 35805
(256) 690-5312

All documents, including Drawings and Bid Specifications, prepared or furnished by Firms listed on face, are instruments of service in respect of the client and firms listed on face. Submission or distribution of documents to meet official regulatory requirements or for purposes in connection with the Project is not considered publication in derogation of the Firms' reserved rights. Such documents are not intended to represented to be suitable for reuse by the Client or others on extensions of the Project or on any other project. Any reuse without written verification by Firms listed on face will entitle Firms to compensation for all claims, damages and expenses to be agreed upon by Firms listed on face and the Client.

Date	
Date	
Date	
Date	
Date	
Date	
Date	
Date	

PRELIMINARY PLAT

Nature's Walk at Wheeler

City of Priceville, Morgan County, AL

PREPARED FOR: SOUTHERN TRUST CAPITAL, LLC

PRELIMINARY PLAT

Job No 22-102
Date 2/8/2023
Drawn By SER
Checked By CWF

SHEET NUMBER

2A

0 200 400 600

S 87°13'41" E 659.85'

S 87°32'04" E 1320.98'

N 01°46'02" E 678.25'

S 01°38'01" W 674.65'

S 87°28'59" E 663.02'

N 02°28'37" E 681.84'

S 87°44'06" E 663.61'

1/2" CAPPED REBAR PIN FOUND

N:1659662.38
E:2150987.17

S 01°28'15" W 672.34'

S 87°41'57" E 665.71'

N 02°20'06" E 665.81'

GREENSPACE & DETENTION AREA

S 01°14'22" W 683.14'

N 87°45'53" W 667.06'

NOT A PART OF THIS PHASE

NORTH BETHEL ROAD

N 07°42'51" E 1338.45'

LANDSCAPE BUFFER

FUTURE DEVELOPMENT

MATCHLINE

MATCHLINE

U.S.A.
SOMERVILLE RD
DECATUR AL 35601

BARBARA ADAMS SUMMERS
2672 N BETHEL RD
DECATUR AL 35603
DOC NO 2016-6931-1

JIMMIE DON BARBER
& MELANIE CHAR BARBER
2981 NORTH BETHEL RD
DECATUR AL 35603
DOC NO 2004-6561

Timothy D Grace
4613 King Crowder Dr
Gastonia, NC 28052

ALEXANDER MORLIN
2950 N BETHEL RD
DECATUR AL 35603
DOC 2020-5061

HARRY R MILLER &
MARGARET M MILLER
2845 N BETHEL RD
DECATUR AL 35603
DOC NO 2018-9134

JOSH R BONNER &
MARISSA BONNER
2812 N BETHEL RD
DECATUR AL 35603
DOC NO 2002-5621

DAVID & DARLENE
GRAYLAND
2741 EAST UPPER RA...
SEMINOLE, AL 36574
DOC NO 2021-3815

HAROLD JOE BARBER JR
BOBBYN FAYE BARBER
2803 BETHEL RD
DECATUR 35603
DOC NO 2000-7536

TOWN OF PRICEVILLE
1522 HWY 67 SOUTH
DECATUR AL 35603

All documents, including Drawings and Bid Specifications, prepared or furnished by Firms listed on face, are instruments of service in respect of the Project and Firms listed on face, shall retain an ownership and property interest therein whether or not the Project is completed. Such documents are not intended to represented to be suitable for reuse by the Client or others on extensions of the Project or on any other project. Any reuse without written verification or adaptation by Firms listed on face for the Firms listed on face to further compensation at rates to be agreed upon by Firms listed on face and the Client.

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PRELIMINARY PLAT

Nature's Walk at Wheeler

City of Priceville, Morgan County, AL

PREPARED FOR: SOUTHERN TRUST CAPITAL, LLC

PRELIMINARY PLAT

Job No 22-102
Date 2/8/2023
Drawn By SER
Checked By CMF

SHEET NUMBER

2B