

# CITY OF SPRINGVILLE

P.O. BOX 919  
160 WALKER DRIVE  
SPRINGVILLE, AL 35146

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DAVE THOMAS, MAYOR  
WAYNE TUCKER, MAYOR PRO TEM  
LYNN PORTER, CITY CLERK

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COUNCIL MEMBERS  
HERBERT TOLES                      TIM WALKER  
DAVID VINSON                      MARSHALL PARKER  
KATRINA HENNINGS              SHERRY REAVES

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May 17, 2022

## POSTING NOTICE

The following are ordinances and resolutions adopted by the City Council of the City of Springville while in regular session on Monday, May 16, 2022.

Resolution 2022-10 – Approve development agreement for “The Depot,” 8600 US Highway 11

Ordinance 2022-03 – Rezone 1075 Oak Grove Road to R-3 (Single Family Residential and Mobile Home)

Posted this date in the following places:

Springville City Hall  
Springville Public Library  
Springville Public Works

RESOLUTION NO. 2022-10  
OF THE CITY OF SPRINGVILLE, ALABAMA

**WHEREAS**, the City of Springville, Alabama (“the City”), is committed to promoting the health, morals, general welfare, prosperity, and contentment of the City and its citizens and property owners and is authorized to appropriate funds for public purposes; and

**WHEREAS**, Surgance, Inc. is an organization that proposes to develop a regional community center to be located at 8600 US Highway 11 in the City called “The Depot”; and,

**WHEREAS**, The Depot’s missions, objectives, and purpose are the promotion of health, morals, general welfare, prosperity, and contentment of the public by providing, expanding, improving, and supporting health and education and access thereto in the general public and specifically within the City of Springville and surrounding communities and thereby promote economic development, and

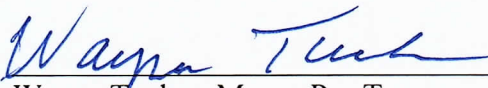
**WHEREAS**, the City finds and determines that entering into the agreement attached hereto as Exhibit “A” with Surgance, Inc. would benefit the City and its citizens and serve a public purpose by promoting the City’s economic developments and advancements, educational systems, and other persons, places, and things within the City and surrounding community; and

**WHEREAS**, the City finds and determines that the agreement attached hereto as Exhibit “A” will serve a valid and sufficient public purpose, notwithstanding any incidental benefits accruing to the Surgance, Inc., or any other private entity or entities.


NOW THEREFORE, be it RESOLVED by the Mayor and Council of the City of Springville, Alabama, as follows:

The Mayor of the City of Springville, Alabama, is hereby authorized to enter into and execute the agreement attached hereto as Exhibit “A” and incorporated herein reference, and to take such other action as may necessary or expedient to ensure compliance with the terms thereof.

Done and Resolved this 16<sup>th</sup> day of May, 2022.

  
Wayne Tucker, Mayor Pro Tempore

Attest:

  
Lynn Porter, City Clerk

## AGREEMENT

This Agreement (the "Agreement") made and entered into this 16<sup>th</sup>, day of May, 2022, by and between the City of Springville, Alabama, (hereinafter called the "City"), and Surgance, Inc. (hereinafter called "Surgance") relating to the development of a regional community center to be located at 8600 US Highway 11 in the City called "The Depot".

**WHEREAS**, the City is committed to promoting the health, morals, general welfare, prosperity, and contentment of the City and its citizens and property owners and is authorized to appropriate funds for public purposes; and

**WHEREAS**, Surgance, Inc. is an organization that proposes to develop a regional community center to be located at 8600 US Highway 11 in the City called "The Depot"; and,

**WHEREAS**, The Depot's missions, objectives, and purpose are the promotion of health, morals, general welfare, prosperity, and contentment of the public by providing, expanding, improving, and supporting health and education and access thereto in the general public and specifically within the City of Springville and surrounding communities and thereby promote economic development, and

**WHEREAS**, the City finds and determines that entering into this Agreement would benefit the City and its citizens and serve a public purpose by promoting the City's economic developments and advancements, educational systems, and other persons, places, and things within the City and surrounding community; and

**WHEREAS**, the City and Surgance desire to enter into this agreement for the considerations recited and terms enumerated herein; and

**NOW THEREFORE**, for and in consideration of the terms and conditions set forth herein, the City and Surgance do hereby agree as follows:

1. That the recitals set forth above are true and correct as if fully and completely set forth herein.
2. That the City will waive its building permit fees for the development of a regional community center to be located at 8600 US Highway 11 in the City by Surgance called "The Depot".
3. That Surgance shall provide program(s) at The Depot to citizens and residents of the City that promote the economic developments and advancements, educational systems, health, and other persons, places, and things within the City.
5. That should Surgance fail to complete construction of The Depot and comply with its obligation to provide the above mentioned programs within three (3) years of the date of this agreement, then Surgance shall pay the cost of the building permit fees to the City.

Ordinance No. 2022-23

An Ordinance to Amend the Zoning Ordinance 2011-12  
of the City of Springville, Alabama

WHEREAS, on the 16th day of May, 22, a public hearing was held by the City Council (the "Council") of the City of Springville, Alabama (the "City"), regarding a proposed amendment to the *Zoning Ordinance of the City of Springville, Alabama*; and

WHEREAS, the City has the authority to regulate the zoning of property within the City; and

WHEREAS, it is the desire of the City to promote the general welfare of the community and to protect the value of building and property, the image and character of a community, and the preservation and enhancement of property values; and

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Springville, Alabama, while in regular session, on the 16th day of May, 2022, as follows:

**Section 1:** That the parcel of land owned by Madron Ramey, located at 1075 Oak Grove Road, tax parcel #13-04-16-0-000-006.002, which is more particularly described as follows;

Lot 2, According to the Survey of Madron's Place, as shown on recorded plat in Map Book 2022, Page 14 in the Office of the Judge of Probate of St. Clair County, Alabama.

**Section 2:** That the *Zoning Map of the City of Springville, Alabama*, is hereby amended to reflect and include the zoning of the said parcels of real estate as R-3 (Residential Single Family and Mobile Home).

**Section 3:** That all ordinances or parts of ordinances in conflict herewith are, to the extent of such conflict, hereby repealed.

**Section 4:** That this ordinance shall become effective as provided by law after passage, approval and publication.

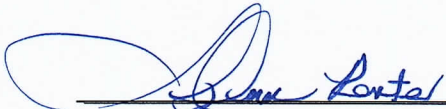
ADOPTED and APPROVED this the 16<sup>th</sup> day of May, 20 22.

CITY OF SPRINGVILLE, ALABAMA

By: Wayne Tucker

Wayne Tucker, Mayor Pro Tempore


ATTEST:

  
\_\_\_\_\_  
Lynn Porter, City Clerk

**CERTIFICATION**

I, the undersigned, City Clerk of the City of Springville, Alabama, do hereby, certify that the above is a true and correct copy of an Ordinance duly adopted and approved by the City Council at its meeting held on May 14, 2022 and as same appears of record in Minute Book of said City.

GIVEN UNDER MY HAND AND CORPORATE SEAL of the City of Springville, Alabama, this May 17, 2022.

  
\_\_\_\_\_  
City Clerk

Subject Property

