



PHENIX CITY Alabama

OFFICE OF THE CITY CLERK

601 12th Street | Phenix City, AL 36867 | Ph: 334-448-2720 | Fx: 334-448-2721 | phenixcityal.gov

JASPONICA G. FLORENCE
At Large / Mayor Pro Tem

STEVE BAILEY
Councilmember District 1

EDDIE N. LOWE
Mayor

VICKEY C. GREEN
Councilmember District 2

ARTHUR L. DAY, JR.
Councilmember District 3

WALLACE B. HUNTER, City Manager
SHANNON DAVIS, City Clerk

March 24, 2026

Alabama Department of Revenue
Sales, Use, and Business Tax Division
Gordon Persons Building
50 North Ripley Street
Montgomery, Alabama 36132

RE: Annexations

Dear Sir or Madam:

Enclosed you will find a copy of Phenix City Ordinance Number 2025-23. This ordinance is for an annexation into the City of Phenix City. A map of the property being annexed is attached to the ordinance for your reference.

Please retain these for your reference and future use, if needed. If anything further is required, please do not hesitate to contact my office.

Sincerely,

Shannon Davis
City Clerk

SD/tw

enclosure

cc: file

RECEIVED

APR 10 2026

SALES & USE TAX

RECEIVED

DEED 01625 PAGE 0304

APR 10 2026

ORDINANCE NO. 2025 - 23

2766 445
Recorded in the Above
DEEDS Book & Page
12-29-2025 09:41:05 AM
Jere Colley - Probate Judge
Lee County, AL

STATE OF ALABAMA
COUNTY OF LEE, TAX

AN ORDINANCE TO ANNEX INTO THE CITY OF PHENIX CITY, ALABAMA, TRACTS OF LAND LYING IN SECTION 28, TOWNSHIP 18 NORTH, RANGE 30 EAST, LEE COUNTY, ALABAMA. SAID PROPERTY TO BE ANNEXED IN AS AN R-1 ZONE (LOW DENSITY RESIDENTIAL DISTRICT).

WHEREAS, the City of Phenix City has received a petition signed by Jaxon Dyer, owner of the property described in said petition requesting that said property be annexed into the City of Phenix City and that said property be annexed in as an R-1 Zone (Low Density Residential District). Said property being more particularly described as follows:

LEGAL DESCRIPTION

All that tract or parcel of land in the North half of Section 28, Township 18 North, Range 30 East and being more particularly described as follows:

All that tract or parcel of land fronting 115 feet on the East side of the road leading from Phenix City, Alabama to West Point, Georgia and said land running back East 765 feet with a width of 115 feet, said parcel of land being bounded on the North and East by lands of Marvin Byrd; on the South by the lands of the Estate of J.W. Pierce, on the West by the road hereinabove mentioned; said parcel of land being a part of that certain tract or parcel of land heretofore used for public school purposes and part of land bought of C. F. Barr by the undersigned, all of said lands being in Lee County, Alabama. The above described tract or parcel of land beginning in the center of the above mentioned public road running thence along the half section line of Section 28 in an easterly direction 765 feet; thence running in a Northerly direction 115 feet; thence in a Westerly direction and parallel with the southern boundary hereof 765 feet to the public road; thence in a southerly direction along the public road 115 feet to the point of beginning.

WHEREAS, the City Council of the City of Phenix City, Alabama finds that said property described in said petition does not lie within the Corporate Limits or Police Jurisdiction of any other Municipality and further finds that said property is contiguous to the present Corporate Limits of the City of Phenix City, Alabama; and

WHEREAS, the City of Phenix City, Alabama has considered said petition to annex and request to zone as R-1 (Low Density Residential District) and is of the opinion that said petition should be granted and that said property should be annexed into the City of Phenix City, Alabama as an R-1 Zone (Low Density Residential District), in voting district one.

NOW, THEREFORE BE IT ORDAINED, by the City Council of the City of Phenix City, Alabama, that said Council does hereby assent to the annexation of said property into the City of Phenix City, and that the Zoning Ordinance of the City of Phenix City, Alabama, adopted the 7th day of January, 2025 be amended so that said property is annexed in as a R-1 Zone (Low Density Residential District).

IT IS FURTHER ORDAINED that a copy of this Ordinance be filed by the City Clerk in the Office of the Judge of Probate of Lee County, Alabama, and in the Office of the Judge of Probate of Russell County, Alabama and a copy of said Ordinance be published one time in a newspaper published in Russell County, Alabama.

All Ordinances or parts of Ordinances in conflict herewith are hereby repealed by this Ordinance.

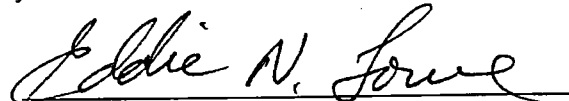


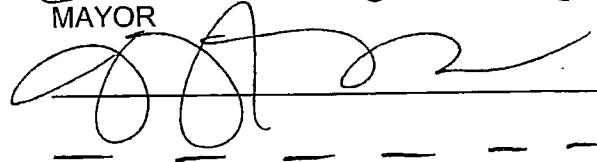
STATE OF ALA. RUSSELL CO.
I CERTIFY THIS INSTRUMENT WAS FILED ON
DEED 01625 PG 0304-0306 2026 Jan 27 11:06AM
Belinda M. Strickland
JUDGE OF PROBATE

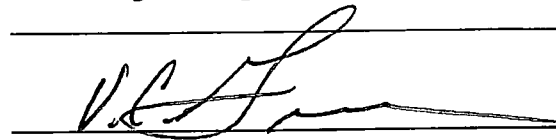
INDEX \$5.00
REC FEE \$9.00
CERT \$0.00
CHECK TOTAL \$14.00
134382
Clerk: BOBBIE 11:11AM


2766 446
DEEDS Book & Page

PASSED, APPROVED AND ADOPTED this 2nd day of December, 2025.

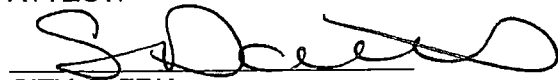

MAYOR






MEMBERS OF THE CITY COUNCIL OF
THE CITY OF PHENIX CITY, ALABAMA

ATTEST:


CITY CLERK

Property Owner, Tax ID Number, and Addresses:

PROPERTY OWNERS:

Property Owner: Jaxon Dyer, Owner
Intended Use of Property: Residential
Property Tax ID #: 43-14-08-28-0-000-014.000
Total Acreage: 2.44+/- acres
Property Address: 4435 Lee Road 248 – Phenix City, Alabama

Prepared by:

A City of Phenix City Employee: 

Book/Pg: 2766/446
Term/Cashier: PROBATESPARE / WML
Tran: 33754.505956.652500
Fees Posted: 12-29-2025 09:41:56
REC Recording Fee 14.00
Total Fees: \$ 14.00

RECEIVED

APR 10 2026

SALES & USE TAX

Drawing Name: P:\BSI Environmental, LLC FILES\2025 BSEL23 4435 LEE RD 248\DWG\435 LEE RD 248.dwg Last Modified: Jul 07, 2025 - 4:24pm by Bourdane

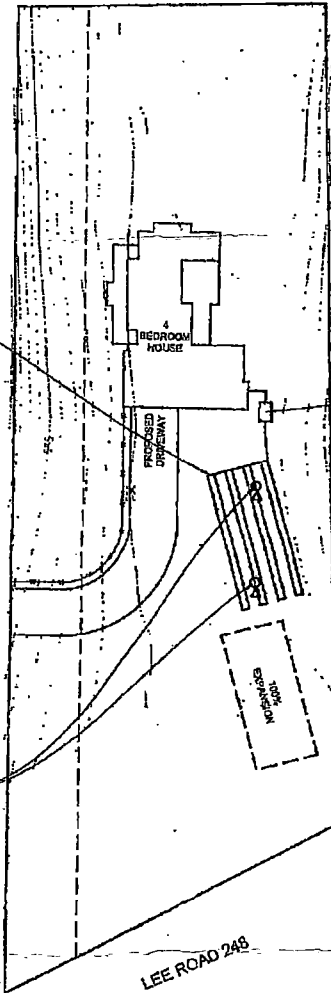
NOTE:
THIS IS A CONVENTIONAL SYSTEM

17' OF FILL

NOTES:

1. SEPTIC TANK AND ABSORPTION FIELD TO BE INSTALLED AS DIRECTED BY THE LEE COUNTY HEALTH DEPARTMENT.
2. BUILDING PAD IS TO BE RAISED ACCORDINGLY WITH FIELD LINES OR PUMP WILL BE REQUIRED.
3. IF GRAVEL IS TO BE USED, 40% REDUCTION MUST BE ADDED.
4. 25' SETBACK REQUIRED FROM ALL DRAINAGE FEATURES.
5. 4" SOLID NON PERFORATED EFFLUENT LINE FROM SEPTIC TANK TO DISPOSAL AREA.
6. SLOPE MUST BE 8" OR MORE FROM SEPTIC TANK TO DISPOSAL AREA.
7. IF GRAVITY FEED CANNOT BE MET, A PUMP AND DISTRIBUTION BOX MAY BE REQUIRED.

240 LF OF 1003 TRIANGULAR EZ LAY 8" O.C. AT 30" DEPTH (30" INTO ORIGINAL)



1000 GALLON SEPTIC TANK WITH APPROVED FILTER PER ADPH REGULATIONS

PERC RATE 60 MI & SOIL BORE (60")



Timothy W. Simpson
 GRAPHIC SCALE

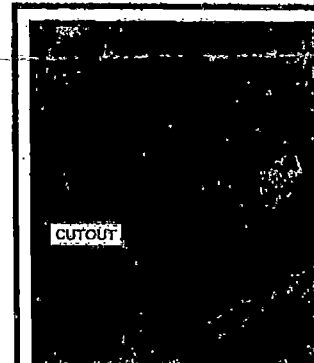


(IN FEET)
1 inch = 50 ft.

RECEIVED

APR 10 2026

SALES & USE TAX



PROPOSED CONSTRUCTION PLAN FOR
4435 LEE RD 248

SEC 28, T-15-N, R-30-E
LEE COUNTY, ALABAMA

LOT SIZE:
1.23 ACRE CUTOUT
OF 2.44 ACRE LOT

DATE: 07/07/2025
DRAWN BY: RPF
SCALE: 1" = 50'



PHENIX CITY

Alabama

Office of the City Clerk

Shannon Davis
601 12th Street
Phenix City, AL 36867

MONTGOMERY AL 360

28 APR 2026 AM 8:1



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FIRST-CLASS MAIL
IMI

\$000.74⁰

03/25/2026 ZIP 36867
043M31218425

US POSTAGE

RECEIVED

APR 10 2026

SALES & USE TAX

ALABAMA DEPARTMENT OF REVENUE
SALES, USE, AND BUSINESS TAX DIVISION
GORDON PERSONS BUILDING
50 NORTH RIPLEY STREET
MONTGOMERY, AL 36132

36130-100150

