

ORDINANCE 2025-14

An ordinance of the City of Irondale to modify Appendix A of the Municipal Code of the City of Irondale, Alabama

Section 1. AMENDMENT TO APPENDIX A, ARTICLE V OF THE MUNICIPAL CODE OF THE CITY OF IRONDALE. Appendix A, Zoning, Article V, Special Use Regulations, of the *Municipal Code of the City of Irondale, Alabama* is hereby amended by deleting Sec. 5:14(2)(e) in its entirety without replacement.

Appendix A – Zoning

Article V – Special Use Regulations

Sec. 5:14 – Apartments and multiple housing developments.

(2) Requirements.

(e) Reserved.

Section 2. AMENDMENT TO APPENDIX A, ARTICLE IV OF THE MUNICIPAL CODE OF THE CITY OF IRONDALE. Appendix A, Zoning, Article IV, Zone Regulations, of the *Municipal Code of the City of Irondale, Alabama* is hereby amended by deleting Section 4:06-2 and Section 4:06-3 in their entirety and replacing with the following:

Appendix A – Zoning

Article IV – Zone Regulations

Section 4:06-2 – Area and dimensional regulations and other requirements for multi-family dwellings (other than duplex).

In the permitted uses shown above under Section 4:06-2, the area and dimensional regulations set forth in the following table shall be observed:

MINIMUM AVERAGE FLOOR AREA*	NUMBER OF DWELLING UNITS		
Not less than 900 sq. feet	9 units per acre		
MINIMUM LOT SIZE	MINIMUM YARDS		
5 acres	<i>Front</i>	<i>Rear</i>	<i>Side</i>
	35'	35'	35'

* As used herein, “Minimum Average Floor Area” shall mean (A) the total gross horizontal floor area of a multi-family project’s units divided by (B) the total number of units in such multi-family project.

Note: Side yards may be reduced to a minimum dimension of fifteen (15) feet if adjoining property is zoned commercial.

- a. Setbacks shall be measured in accordance with Section 3.44— Exceptions and Modifications to Area and Dimensional requirements or as required herein.
- b. No building located in R-4 Multifamily District shall be located nearer a dedicated exterior street than thirty (35) feet. No dwelling unit or building shall be located nearer to a private drive than ten (10) feet. All buildings shall be separated by not less than sixteen (16) feet.

Section 4:06-3 – Interior living space.

INTERIOR AVERAGE LIVING SPACE FOR DWELLING UNITS	NUMBER OF DWELLING UNITS PER BUILDING
Not less than 900 sq. feet	9 units per acre

Section 3. ORDINANCES REPEALED. All ordinances or parts of ordinances in conflict herewith are hereby repealed.

Section 4. SEVERABILITY. That if any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be unconstitutional, such decision shall not affect the validity of the remaining portions of this ordinance. The City Council of the City of Irondale hereby declares that it would have passed this ordinance, and each section, subsection, clause or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses and phrases be declared unconstitutional.

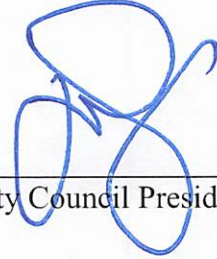
Section 5. LEGAL RIGHTS NOT IMPAIRED. That nothing in this ordinance or in the Code hereby adopted shall be construed to affect any suit or proceeding impending in any court, or any rights acquired, or liability incurred, or any cause or causes of action acquired or existing, under any act or ordinance hereby repealed as cited in Section 3 of this ordinance; nor shall any just or legal right or remedy of any character be lost, impaired or affected by this ordinance.

Section 6. ORDINANCE CUMULATIVE; COMPATIBILITY WITH OTHER REGULATIONS. This ordinance shall not be construed to modify or to repeal any other ordinance, rule, regulation, or other provision of law. The requirements of this ordinance are in addition to and cumulative to the requirements of any other ordinance, rule, regulation, or other provision of law, and where any provision of this ordinance imposes restrictions different from those imposed by any other ordinance, rule, regulation, or other provision of law, whichever provision is more restrictive or imposes higher protective standards for human health or the environment shall control.

Section 7. PUBLICATION OF ORDINANCE. That the City Clerk of the City of Irondale is hereby ordered and directed to cause this ordinance to be published as provided by law and that a copy of this Ordinance be entered upon the minutes of the meeting of the City Council.

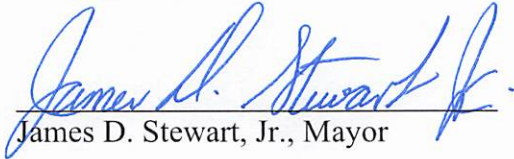
Section 8. EFFECTIVE DATE OF ORDINANCE. That this ordinance and the rules, regulations, provisions, requirements, orders and matters established and adopted hereby shall be in full force and effect as of November 4, 2025, and shall continue in full force and effect from month to month and year to year from its effective date until repealed.

ADOPTED & APPROVED: This 21st day of October, 2025.



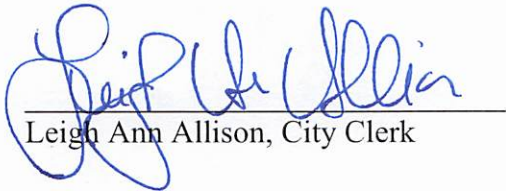
David Spivey, City Council President

APPROVED:



James D. Stewart, Jr., Mayor

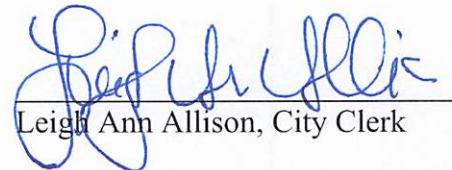
ATTESTED:



Leigh Ann Allison, City Clerk

CERTIFICATION

I, Leigh Ann Allison, City Clerk of the City of Irondale, Alabama, hereby certify the above to be a true and correct copy of an ordinance adopted by the City Council of the City of Irondale at its regular meeting held on October 21, 2025 as the same appears in the minutes of said meeting.



Leigh Ann Allison, City Clerk