

**RESOLUTION NO. 2025 - 154**

**WHEREAS**, the City Council of the City of Phenix City, Alabama, has been informed by the Building Official of the City that a substandard structure located at 1008 12<sup>th</sup> Avenue, Phenix City, Alabama, was in need of demolition or removal; and

**WHEREAS**, the City of Phenix City, Alabama, has solicited sealed bids as required by Alabama Law, and the apparent low bidder meeting the specifications required for the demolition of the substandard structure was J & J Land Development, Inc., the bid and dumping fees being \$3,200.00 and the demolition and final inspection being completed on the 18<sup>th</sup> day of July 2025; and

**WHEREAS**, the City is required by Law to give notice by certified or registered mail to the person last assessed for ad valorem taxes before the final fixing of costs and a copy of the Resolution is to be published in The Citizen of East Alabama, a newspaper of local and general publication in Russell County, Alabama; and

**WHEREAS**, the Building Official of the City of Phenix City, Alabama was authorized to proceed with the demolition and/or removal of the substandard structure with the apparent low bidder at the approved bid price.

**NOW, THEREFORE, BE IT RESOLVED**, by the City Council of the City of Phenix City, Alabama as follows:

1. That the City Clerk give notice by certified or registered mail to the person last assessed for ad valorem taxes and a copy of this Resolution be published in The Citizen of East Alabama newspaper one time before the final fixing of costs and establishment of a special assessment upon the property as required by law.

2. That the date for fixing of costs before the City Council shall be September 3, 2025 at 9:00 AM in the Council Chambers.

3. That at such public hearing any person interested in this property as well as the person last assessed for ad valorem taxes should appear and give reason, if any, why the City Council should not establish a special assessment upon the property for the cost of the demolition or removal of the substandard structure which the owner of the property had either failed or refused to do after it had become a public danger or health hazard.

4. The sum of \$3,200.00 shall be levied against the property located at 1008 12<sup>th</sup> Avenue, Phenix City, Alabama as a special assessment and shall constitute a lien against the property to be collected through the Revenue Commissioner's Office for Russell County, Alabama. The Council notes that the parcel identification number of said property is 05-05-15-4-401-007.000.

5. That the property owners as shown on the tax records of Russell County, Alabama is Davis Shelley C/O Jimmy Davis Shelley, Samuel Bert Shelley & Samuel Brooks Shelley, 195 Lee Road 601, Phenix City, AL 36870.

PASSED, APPROVED AND ADOPTED this 5<sup>th</sup> day of August, 2025.

Eddie N. Lowe  
MAYOR

R. M. Ford

Steve Boyer

V. C. Linn

Willie L. Boyer  
MEMBERS OF THE CITY COUNCIL OF  
THE CITY OF PHENIX CITY, ALABAMA

ATTEST:

S. Owens  
CITY CLERK

## PUBLIC NOTICE

Notice is hereby given that the City Council of the City of Phenix City, Alabama, will meet on September 3, 2025 at 9:00 AM EDT in the Council Chambers, 1111 Broad Street to consider the fixing of costs incurred by the City of Phenix City for the demolition and/or removal of a substandard building or structure located at 1008 12<sup>th</sup> Avenue, Phenix City, Alabama.

## LEGAL DESCRIPTION

That the legal description of the property is as follows: 1 Dwelling located in Section 15 Township 17N Range 30E, Phenix City, Alabama, and being more particularly described as parcel 05-05-15-4-401-007.000 according to the records of the Revenue Commissioner, 1000 Broad Street, Phenix City, Alabama 36867.

Any person, firm or corporation having any interest in the above described property should appear before Council at the aforementioned time and place if they have any objections as to why the fixing of costs for the removal of the substandard building or structure should not be assessed as a lien against the property taxes upon which the substandard building or structure was located.


This 5<sup>th</sup> day of August, 2025.

  
MAYOR







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

ATTEST:

  
CITY CLERK

PUBLISH ON: August 14, 2025

PUBLIC HEARING: September 3, 2025



**RESOLUTION NO. 2025 - \_\_\_\_\_**

**WHEREAS**, the City Council of the City of Phenix City, Alabama, was requested by the Building Official of the City to authorize demolition and removal of a substandard structure located at 1008 12<sup>th</sup> Avenue, Phenix City, Alabama; and

**WHEREAS**, the City Council on the 3<sup>rd</sup> day of June 2025, by Resolution No. 2025-98 approved the apparent low bid to demolish and/or remove said substandard structure; and

**WHEREAS**, the City has given notice by certified or registered mail to the person last assessed for ad valorem taxes and a notice has been published in The Citizen of East Alabama, a local newspaper of general circulation, at least 15 days before this final hearing for the fixing of costs; and

**WHEREAS**, after giving all interested parties an opportunity at this public hearing to address Council on this the 3<sup>rd</sup> day of September on the issue of the fixing of costs in this case, the City Council believes the fixing of costs have been determined and that they should be assessed against the substandard structure named above and recorded in the Probate Office to protect the interest of the City.

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Phenix City, Alabama, as follows:

1. That the final cost in the removal of the substandard structure located at 1008 12<sup>th</sup> Avenue, Phenix City, Alabama is set at \$3,200.00. The final inspection date was July 18<sup>th</sup>, 2025.

2. That the City Clerk file a certified copy of this Resolution with the Probate Judge of Russell County, Alabama, to establish a special assessment that shall constitute a lien of Phenix City, Alabama, upon the property that shall be collected through the Revenue Commissioner's Office for Russell County, Alabama.

3. That the legal description of the property is as follows: 1 Dwelling located in Section 15 Township 17N Range 30E, Phenix City, Alabama, and being more particularly described as parcel 05-05-15-4-401-007.000 according to the records of the Revenue Commissioner, 1000 Broad Street, Phenix City, Alabama 36867.

4. That the property owner as shown on the tax records of Russell County, Alabama is Davis Shelley C/O Jimmy Davis Shelley, Samuel Bert Shelley & Samuel Brooks Shelley, 195 Lee Road 601, Phenix City, AL 36870.

**PASSED, APPROVED AND ADOPTED** this 3<sup>rd</sup> day of September, 2025.

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MAYOR  
  
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\_\_\_\_\_  
MEMBERS OF THE CITY COUNCIL OF  
THE CITY OF PHENIX CITY, ALABAMA

ATTEST:

\_\_\_\_\_  
CITY CLERK



**PHENIX CITY**

*Alabama*

**BUILDING DEPARTMENT**

1119 Broad Street | Phenix City, AL 36867 | Ph: 334-448-2740 | Fx: 334-448-2742 | phenixcityal.gov

**DR. R. GRIFF GORDY**  
Mayor Pro Tem / At Large

**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  
RAY ROGERS, Chief Building Official

## MEMORANDUM

**To:** Wallace Hunter, City Manager 

**From:** Ray Rogers, Chief Building Official 

**Date:** July 25, 2025

**RE:** Resolution Notice of Cost, Public Hearing Document, and Resolution Establishing Lien

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The bid, award, and demolition of the following property has been concluded and the Resolution giving Notice of Cost, Public Hearing Document, and the Resolution Establishing a Lien on the following properties are ready for Council's consideration:

- 1010 12<sup>th</sup> Avenue, Phenix City, AL
- 1008 12<sup>th</sup> Avenue, Phenix City, AL
- 1220 8<sup>th</sup> Street, Phenix City, AL
- 531 6<sup>th</sup> Place, Phenix City, AL

Upon your approval, please forward the attached Resolutions to the City Clerk to be placed on the next available Council Agenda.





**NATALIE KIRKLAND**  
**RUSSELL COUNTY REVENUE COMMISSION**  
**ASSESSMENT RECORD - 2025**

1000 BROAD STREET  
PHENIX CITY AL 36867  
Tel: (334) 298-6922  
Printed On: 7/28/2025

PARCEL: 05 05 15 4 401 007.000 [FY]  
CORPORATION: I  
OWNER: SHELLEY DAVIS  
C/O SHELLEY JIMMY DAVIS, SHELLEY SAMUEL  
BERT & SHELLEY SAMUEL BROOKS  
ADDRESS: 195 LEE ROAD 601  
PHENIX CITY, AL 36870  
EXEMPT CODE: []  
OVER 65 CODE: DISABILITY CODE: EXM OVERRIDE AMT: \$0  
PROP. CLASS: 2 []  
OVR ASD VALUE: SCHOOL DIST: 02 HS YEAR: 0  
CLMNT:

LAND VALUE 10% \$0  
LAND VALUE 20% \$4,500  
CU VALUE [DEACTIVATED] \$0  
LV 10% WITH CU [DEACTIVATED] \$0

**CLASS 2**  
BLDG 1 111 \* \$21,100

**CLASS 3**

TOTAL MARKET VALUE: \$25,600

CLASS USE 0  
FOREST ACRES: 0  
LAND USE CODE: 0  
PREV. YEAR VALUE: \$24,400  
NBH: 0003EAST  
PARENT PARCEL:  
REMARKS:

Assessment Override:  
MARKET VALUE:  
CU VALUE:  
PENALTY:  
ASSESSED VALUE:

Last Modified: 4/12/2024 3:28:09 AM LETTERS  
DEMOLITION FEE FIRE FEE WEED FEE

**ACT 2024-344 7% CAP:**  
**STATUS: APPLIED**  
**ASSD. VALUE: \$5,120 % CHANGE: 4.92**  
**OVERRIDE: NO**

Property Address: 1008 12TH AVE  
Contiguous Parcels:

ASSESSMENT/TAX		CURR ASSMT: [NONE] MTG CODE: - LOAN: ACCOUNT NO : 0000115800						
		CLASS	MUNCODE	ASSD. VALUE	Sort Code : 0000115800	TAX	EXEMPTION	TOTAL TAX
STATE		2	02	\$5,120		\$33.28	\$0	\$33.28
COUNTY		2	02	\$5,120		\$61.44	\$0	\$61.44
SCHOOL		2	02	\$5,120		\$23.04	\$0	\$23.04
DIST SCHOOL		2	02	\$5,120		\$122.88	\$0	\$122.88
CITY		2	02	\$5,120		\$61.44	\$0	\$61.44
FOREST		2	02	\$0		\$0.00	\$0	\$0.00

ASSD. VALUE: \$5,120.00 ( \$5,120.00 )  
EXMT. TAX: \$0.00

TAXABLE VALUE: \$25,600.00  
TOTAL MILLAGE: 59

\$302.08 ESTIMATED TOTAL: \$302.08

**INSTRUMENTS**

INST NUMBER DATE  
000667-000308 09/17/1987

**SALES INFORMATION**

SALE DATE SALE PRICE SALE TYPE RATIOABLE  
4/9/2025 \$2 Land & Building NO D  
BOOK:1603 PAGE:184

**LEGAL DESCRIPTION**

MAP NUMBER: CODE1: 009999 CODE2:  
SUB DIVISON1: N/A  
SUB DIVISON2:

MAP BOOK: 000667 PAGE: 000308  
MAP BOOK: PAGE:

PRIMARY LOT: 1 PRIMARY BLOCK: 270  
SECONDARY LOT: SECONDARY BLOCK:

SECTION1 15 TOWNSHIP1 17N RANGE1 30E  
SECTION2 TOWNSHIP2 RANGE2  
SECTION3 TOWNSHIP3 RANGE3  
SECTION4 TOWNSHIP4 RANGE4  
LOT DIM1 0.00 LOT DIM2 0.00 ACRES 0.000 SQ FT 0.000

METES AND BOUNDS: LOT 20 BLK 272 PCTM S15 T17NR30E 1 DWELLING  
REMARKS: 1008 12TH AVE \*\*\*1 DWELLING

**Ownership Changes:**

Eff. Date	Tax Year	Entity Name.	Assmt Class	Exempt Code	Mailing Address
4/9/2025	2026	FY SHELLEY JIMMY DAVIS, SHELLEY SAMUEL BERT & SHELLEY SAMUEL BROOKS	2		195 LEE ROAD 601, PHENIX CITY AL - 36870

1603-184

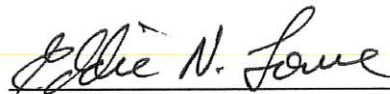
RESOLUTION NO. 2025 - 98

**WHEREAS**, the City of Phenix City has solicited bids for the demolition of structure as required by the Alabama bid law; and

**WHEREAS**, the apparent low bidder meeting the specifications required for the demolition of the structure located at 1008 12<sup>th</sup> Avenue which was from J & J Land Development, Inc., in the amount of \$3,200.00 with dumping fees; said bid having met all specifications as required.

**NOW THEREFORE, BE IT RESOLVED**, by the City Council of the City of Phenix City, Alabama, does hereby accept the bid from J & J Land Development, Inc., for the demolition of the structure located at 1008 12<sup>th</sup> Avenue in the amount of \$3,200.00.

**PASSED, APPROVED AND ADOPTED** this 3<sup>rd</sup> day of June, 2025.

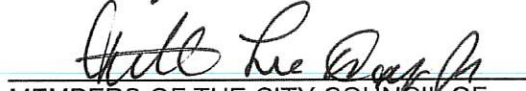


MAYOR









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

ATTEST:



CITY CLERK



**Opening Date: May 27, 2025 at 10:00 AM EST**

Department Representative


RESOLUTION NO. 2024 - 257

**WHEREAS**, the City of Phenix City has declared the property located at 1008 12<sup>th</sup> Avenue, Phenix City, Alabama to be a public nuisance, in accordance with Alabama State Law, Section 11-53A-1.

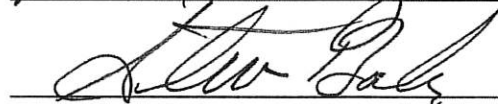
**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Phenix City, Alabama, that the Housing Abatement Board is hereby authorized and directed to take the necessary action to demolish, remove and clear all building materials, trash and debris from property and to have the lot cleared at 1008 12<sup>th</sup> Avenue, Phenix City, Alabama.

**BE IT FURTHER RESOLVED**, that the cost of demolition by the City of Phenix City, Alabama shall be assessed against the property taxes.

**PASSED, APPROVED AND ADOPTED** this 17<sup>th</sup> day of December, 2024.

  
MAYOR

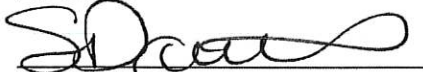






  
MEMBERS OF THE CITY COUNCIL OF  
THE CITY OF PHENIX CITY, ALABAMA

ATTEST:

  
CITY CLERK