

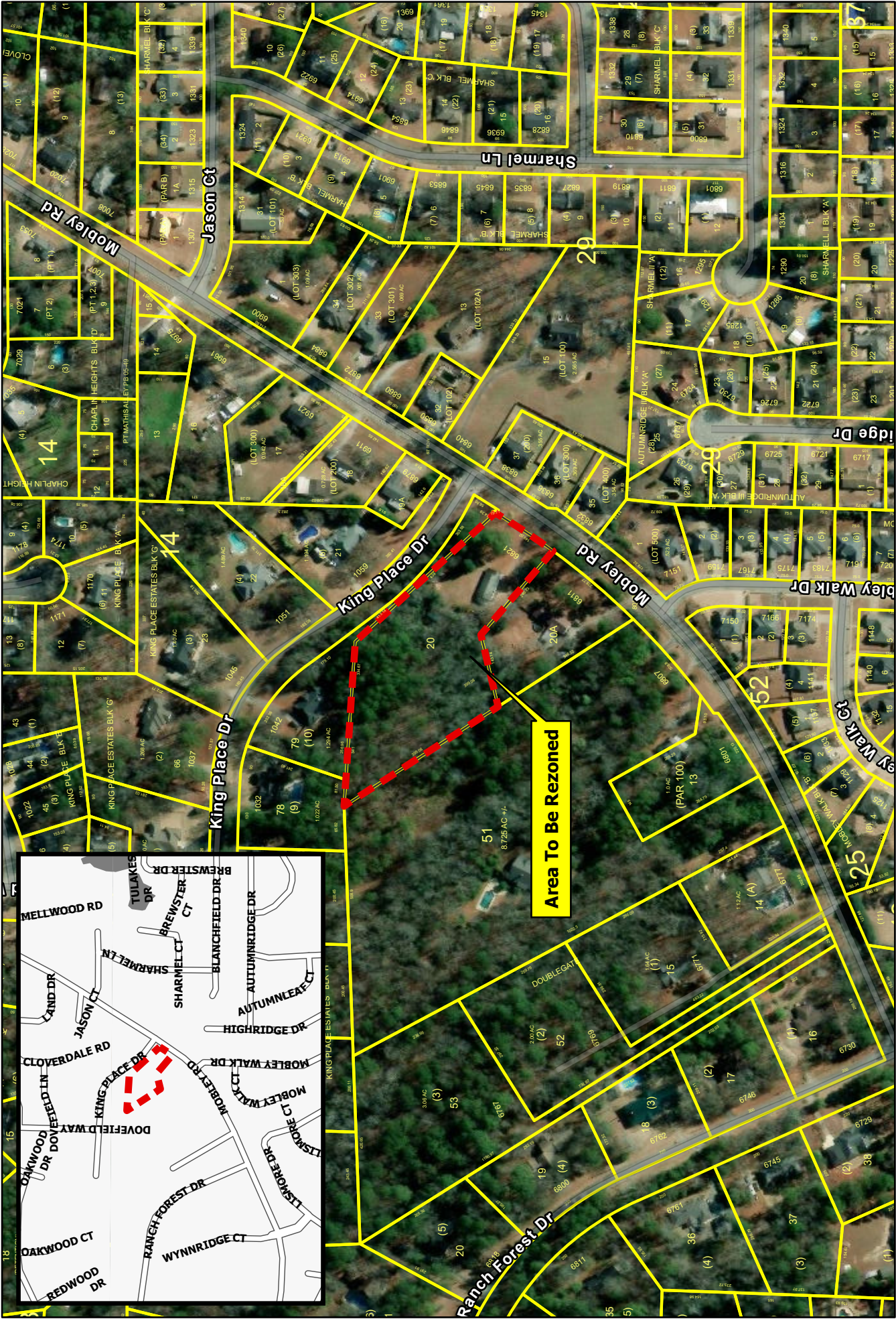
CONSOLIDATED GOVERNMENT
What progress has preserved.
PLANNING DEPARTMENT

COUNCIL STAFF REPORT

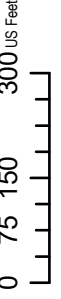
REZN-07-25-1259

Applicant:	Randall Scott Burkhalter
Owner:	Randall Scott Burkhalter
Location:	6821 Mobley Road
Parcel:	190-014-020
Acreage:	2.96 Acres
Current Zoning Classification:	Single Family Residential - 1
Proposed Zoning Classification:	Single Family Residential - 2
Current Use of Property:	Single Family Residential
Proposed Use of Property:	Replat at future date, if possible
Council District:	District 2
PAC Recommendation:	Approval based on the Staff Report and compatibility with existing land uses.
Planning Department Recommendation:	Approval based on compatibility with existing land uses.
Fort Benning's Recommendation:	N/A
DRI Recommendation:	N/A
General Land Use:	Consistent Planning Area A
Current Land Use Designation:	Rural Residential

Future Land Use Designation:		Single Family Residential
Compatible with Existing Land-Uses:		Yes
Environmental Impacts:		The property does not lie within the floodway and floodplain area. The developer will need an approved drainage plan prior to issuance of a Site Development permit, if a permit is required.
City Services:		Property is served by all city services.
Traffic Engineering:		This site shall meet the Codes and regulations of the Columbus Consolidated Government for residential usage.
Surrounding Zoning:	North	Single Family Residential - 2
	South	Single Family Residential - 1
	East	Single Family Residential - 2
	West	Single Family Residential - 1
Reasonableness of Request:		The request is compatible with existing land uses.
School Impact:		N/A
Buffer Requirement:		N/A
Attitude of Property Owners:		Twenty-Two (22) property owners within 300 feet of the subject properties were notified of the rezoning request. The Planning Department received one calls and/or emails regarding the rezoning.
	Approval	0 Responses
	Opposition	0 Responses
Additional Information:		Future redivision of two lots
Attachments:		Aerial Land Use Map Location Map Zoning Map Existing Land Use Map Future Land Use Map Flood Map



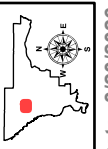
Area To Be Rezoned



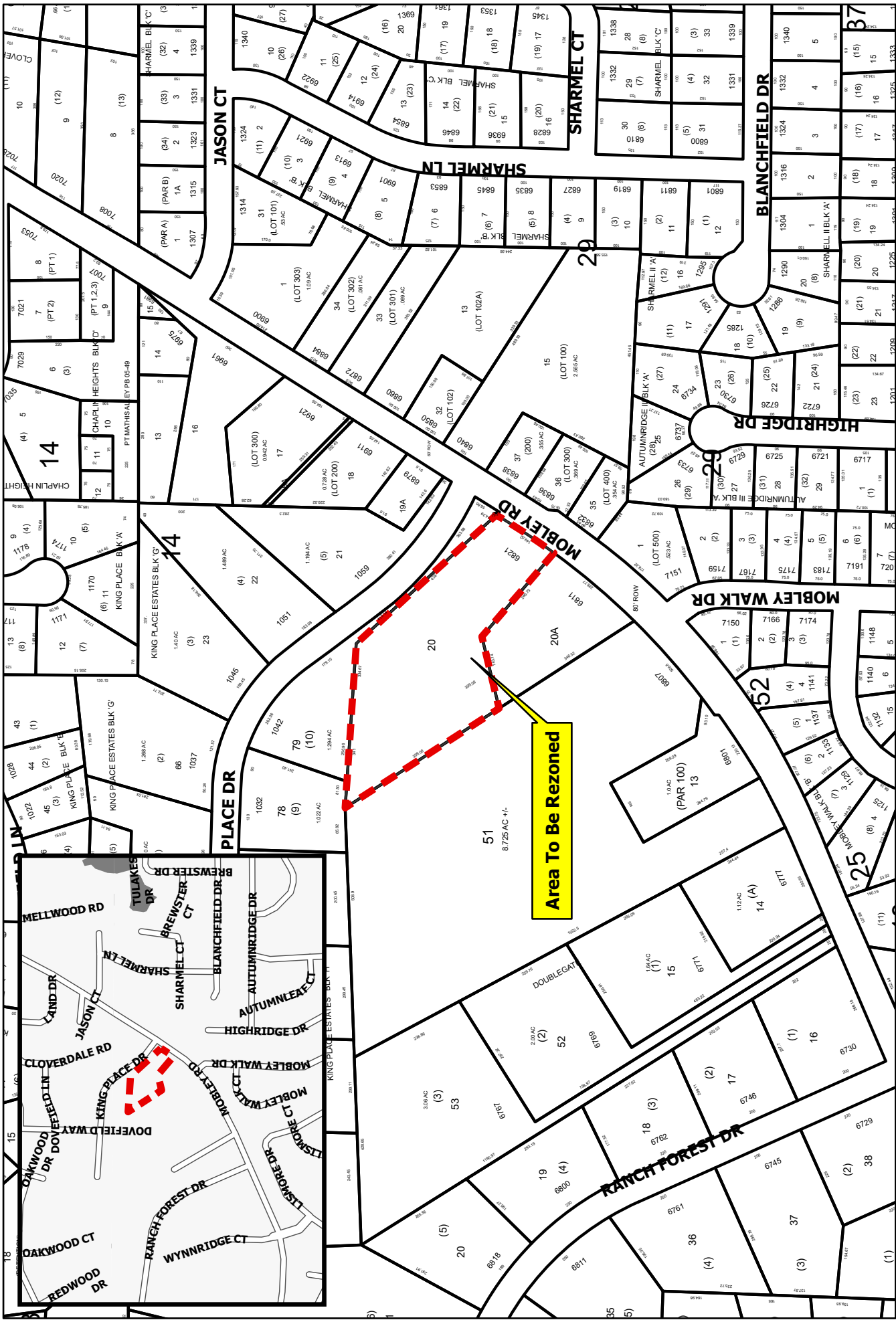
Data Source: IT/GIS
Author:

**Aerial Map for For REZN 07-25- 1259
Map 190 Block 014 Block 045 Lot 020
Planning Department-Planning Division
Prepared By Planning GIS Tech**

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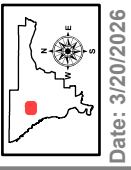
Date: 3/20/2026



0 75 150 300 US Feet

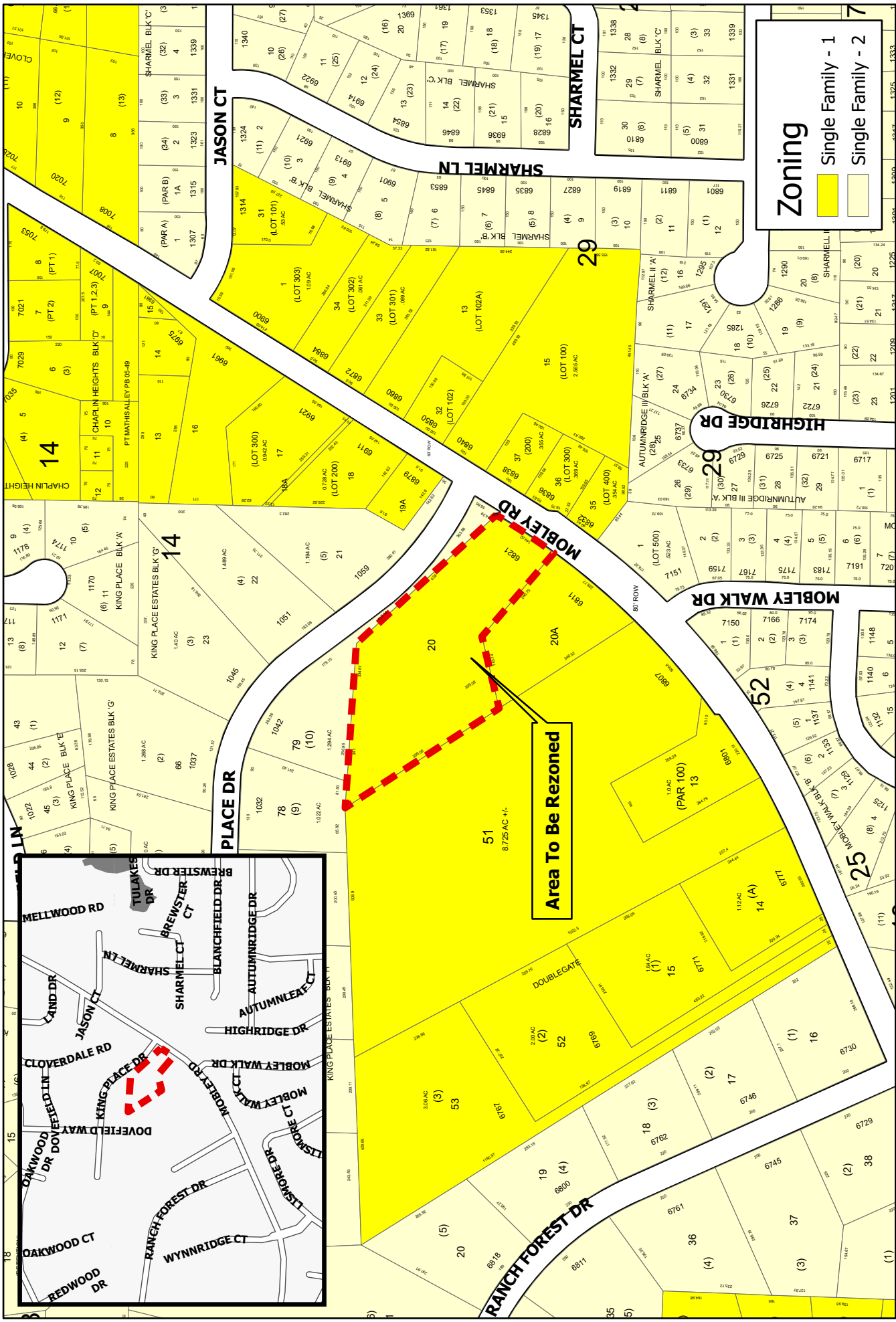
Location Map for For REZN 07-25- 1259
 Map 190 Block 014 Block 045 Lot 020
 Planning Department-Planning Division
 Prepared By Planning GIS Tech

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Zoning

- Single Family - 1
- Single Family - 2

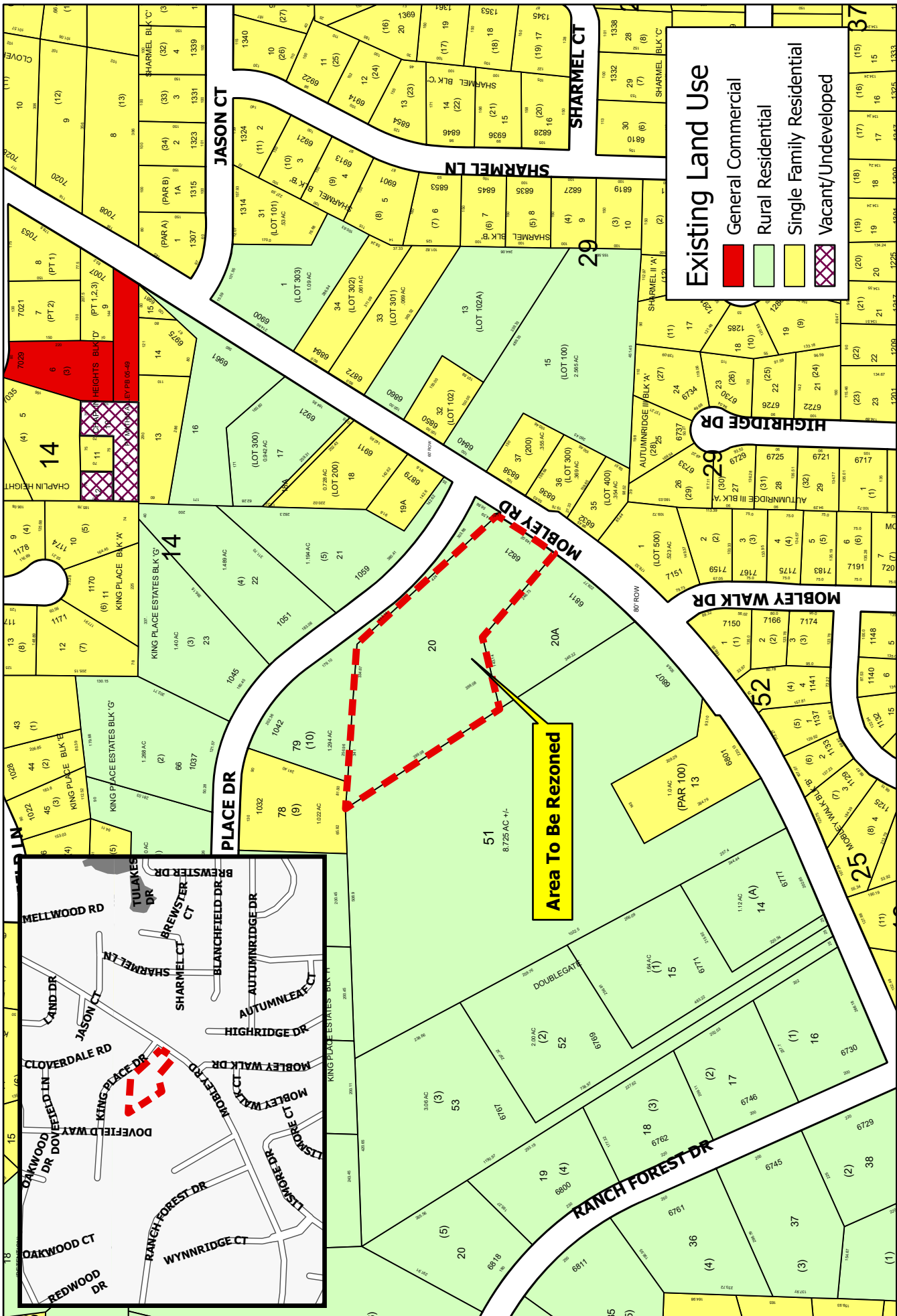
Zoning Map for Rezn 07-26-1259
 Map 190 Block 014 Block 045 Lot 020
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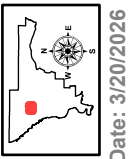
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 Author:



Area To Be Rezoned

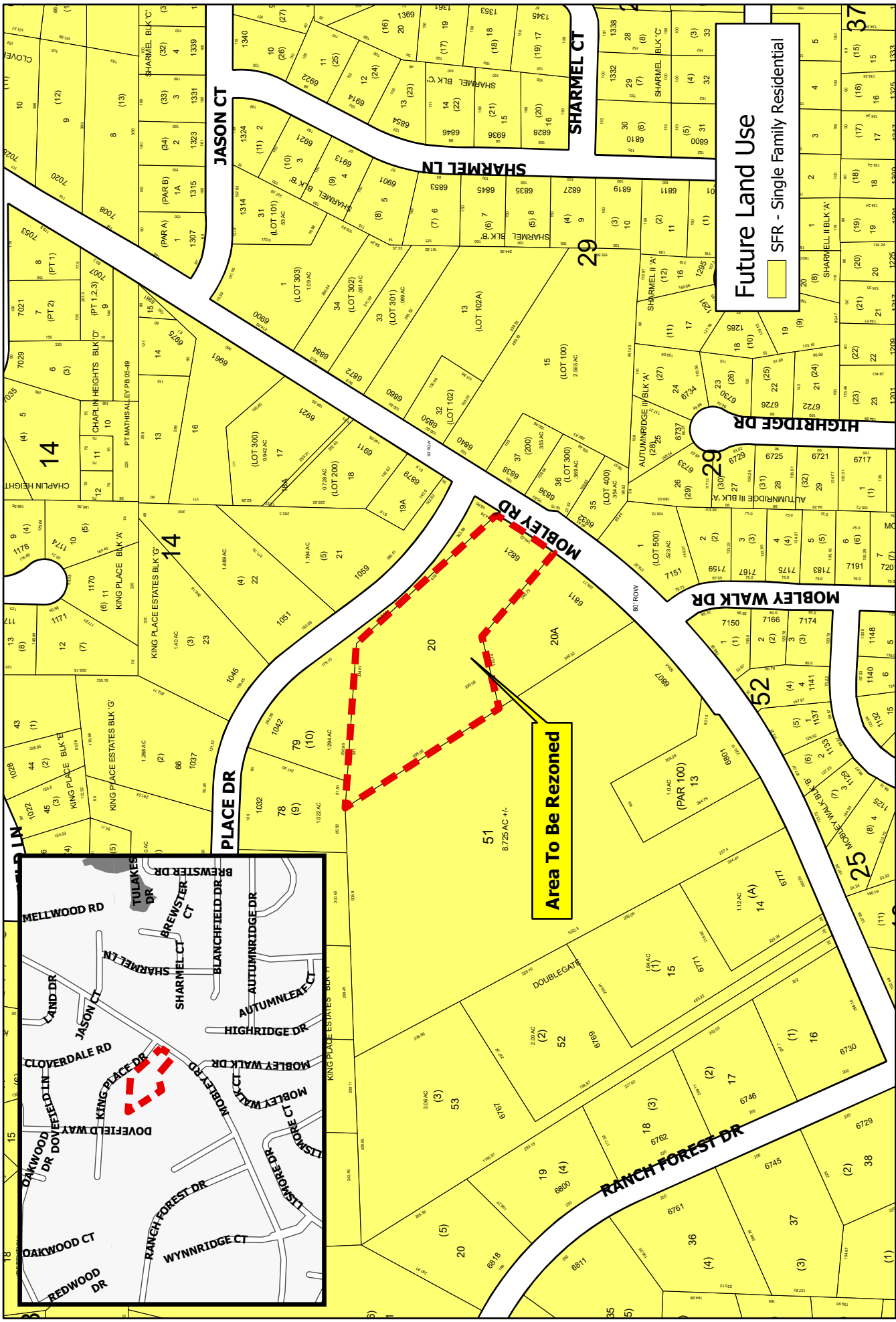
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Existing Land Use Map for For REZN 07-26- 1259
 Map 190 Block 014 Block 045 Lot 020
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0 75 150 300 US Feet
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 Author:



Future Land Use
 SFR - Single Family Residential

Area To Be Rezoned

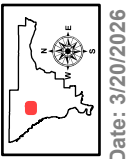
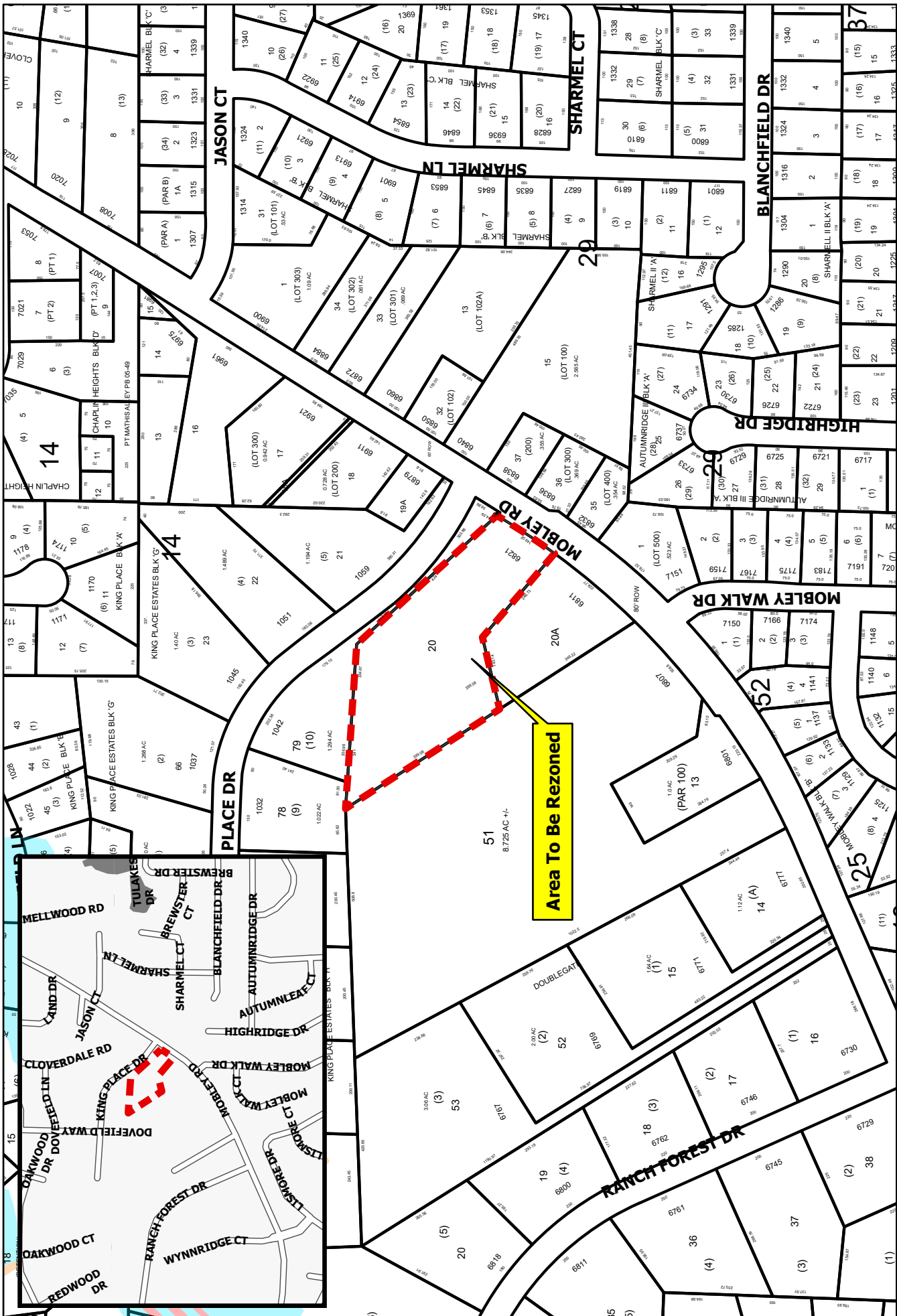


Future Land Use Map for REZN 03-26-1259
Map 190 Block 014 Block 045 Lot 020
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Flood Hazard Map for For REZN 07-2- 1259
 Map 190 Block 014 Block 045 Lot 020
 Planning Department-Planning Division
 Prepared By Planning GIS Tech



Data Source: IT/GIS
 Author: