

AN ORDINANCE

NO. _____

An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **2925 Manchester Expressway** (parcel # 069-008-004 / 022 / 023) from GC (General Commercial) Zoning District to LMI (Light Manufacturing / Industrial) Zoning District.

THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY ORDAINS:

That the Zoning Atlas on file with the Planning Department is hereby amended by changing the property described below from GC (General Commercial) Zoning District to LMI (Light Manufacturing / Industrial) Zoning District:

ALL THAT TRACT OR PARCEL of land, lying and being in Land Lots 33, 34, 47 and 48 of the 8th District, Columbus. Muscogee County, Georgia, and being more particularly described as follows:

BEGIN at a concrete monument located at the intersection of the eastern side of the right-of-way along Interstate 185, On-Ramp G-6 (1-185, G-6) and the northwestern side of the right-of-way along Manchester Expressway;

Thence leave the intersection of the eastern side of the right-of-way along Interstate 185, On-Ramp G-6 (1-185, G-6) and the northwestern side of the right-of-way along Manchester Expressway and continue along the eastern side of the right-of-way along Interstate 185, On-Ramp G-6 (1-185, G-6) North 18 degrees 01 minutes 45 seconds West, a distance of 101.20 feet to a concrete monument;

Thence continue along the eastern side of the right-of-way along Interstate 185, On-Ramp G-6 (1-185, G-6) North 14 degrees 40 minutes 25 seconds West, a distance of 204.61 feet to an iron stake, said iron stake being located at the southernmost corner of the property of Columbus Metropolitan Airport;

Thence leave the eastern side of the right-of-way along Interstate 185, On-Ramp G-6 (1-185, G-6) and continue along the southeastern property line of Columbus Metropolitan Airport North 50 degrees 00 minutes 15 seconds East, a distance of 806.60 feet to an iron stake, said iron stake being located at the northwestern corner of Peachtree Mall Shopping Center;

Thence continue along the western side of the property line of Peachtree Mall Shopping Center South 00 degrees 56 minutes 38 seconds West, a distance of 844.99 feet to an iron stake, said iron stake being located along the northern side of the right-of-way along Manchester Expressway;

Thence continue along the northern side of the right-of-way along Manchester Expressway South 89 degrees 55 minutes 52 seconds West, a distance of 77.93 feet to an iron stake;

Thence continue along the northern side of the right-of-way along Manchester Expressway North 85 degrees 49 minutes 09 seconds West, a distance of 444.11 feet to a concrete monument, said concrete monument being located at the intersection of the eastern side of the right-of-way along Interstate 185, On-Ramp G-6 (1-185, G-6) and the northwestern side of the right-of-way along Manchester Expressway and said concrete monument marking the POINT OF BEGINNING;

Said tract containing 7.681 acres ±, and being more particularly described on that certain ALTA/ACSM Land Title Survey plat prepared for Best Buy Stores, L.P. by Moon, Meeks, Mason & Vinson, Inc. dated October 22, 2002.

TOGETHER WITH:

All rights and easements contained in that certain Easement Agreement between James W. Wilson Jr. (predecessor in title to CalPERS) and the Department of Transportation, dated as of July 10, 1985, and recorded in Deed Book 2485, at Folio 14, in the Office of the Clerk of the Superior Court of Muscogee County, Georgia, as transferred by a quitclaim deed executed by the Department of

Transportation in favor of Kinnett Dairies, Inc., dated September 3, 1987, and recorded in Deed Book 2872, at Folio 252 in the Office of the Clerk of the Superior Court of Muscogee County, Georgia.

TOGETHER WITH:

All rights and easements contained in that certain Easement Agreement between Kinnett Dairies Inc., and the Department of Transportation, dated May 29, 1987, and recorded in Deed Book 3036, at Folio 216 in the Office of the Clerk of the Superior Court of Muscogee County, Georgia.

Introduced at a regular meeting of the Council of Columbus, Georgia held on the 23rd day of March, 2021; introduced a second time at a regular meeting of said Council held on the ____ day of _____, 2021 and adopted at said meeting by the affirmative vote of ____ members of said Council.

Councilor Allen	voting _____
Councilor Barnes	voting _____
Councilor Crabb	voting _____
Councilor Davis	voting _____
Councilor Garrett	voting _____
Councilor House	voting _____
Councilor Huff	voting _____
Councilor Tucker	voting _____
Councilor Thomas	voting _____
Councilor Woodson	voting _____

Sandra T Davis
Clerk of Council

B. H. "Skip" Henderson, III
Mayor