

ORDINANCE
NO. _____

An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **4306 3rd Avenue** (parcel # 013-001-031) from Light Manufacturing/Industrial (LMI) Zoning District to Residential Multifamily – 1 (RMF1) Zoning District with conditions.

THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY ORDAINS AS FOLLOWS:

SECTION 1.

The Zoning Atlas on file with the Planning Department is hereby amended by changing the property described below from Light Manufacturing/Industrial (LMI) Zoning District to Residential Multifamily – 1 (RMF1) Zoning District with conditions.

“All that tract or parcel of land lying and being in the State of Georgia, County of Muscogee and City of Columbus, being known and designated as ALL OF LOT 2, BLOCK 7, of the SHARP & HORN'S SURVEY OF NORTH HIGHLAND PARK SUBDIVISION, as shown of a plat of said subdivision recorded in Deed Book 1, Folio 454, in the Office of the Clerk of the Superior Court of Muscogee County, Georgia, which plat or survey is incorporated herein and made a part hereof by reference thereto for a more complete and accurate description.

There is a joint driveway, about 8 feet in width, extending from the Eastern line of Third Avenue in an Easterly direction to a depth of about 80 feet, the South half of said driveway being off the North four feet of said Lot 2, and North half of said driveway being off the South part of Lot 3, in Block 7, in said Subdivision. Said joint driveway is for the joint use of the owners of said Lots 2 and 3, in said Block 7 of said Subdivision.”

SECTION 2.

The property described above is rezoned subject to the following condition:

1. Front setback reduced to 5 feet.

Introduced at a regular meeting of the Council of Columbus, Georgia held on the 12th day of August 2025; introduced a second time at a regular meeting of said Council held on the ____ day of _____, 2025 and adopted at said meeting by the affirmative vote of ____ members of said Council.

Councilor Allen	voting _____.
Councilor Anker	voting _____.
Councilor Chambers	voting _____.
Councilor Cogle	voting _____.
Councilor Crabb	voting _____.
Councilor Davis	voting _____.
Councilor Garrett	voting _____.

Councilor Hickey
Councilor Huff
Councilor Tucker

voting _____.
voting _____.
voting _____.

Lindsey G. Mclemore
Clerk of Council

B. H. "Skip" Henderson, III
Mayor