

Council Members

R. Gary Allen
Charmaine Crabb

Travis L. Chambers
Glenn Davis

Byron Hickey
Bruce Huff

R. Walker Garrett
Toyia Tucker

John Anker
Joanne Cogle

Clerk of Council
Lindsey G. McLemore



Council Chambers
C. E. "Red" McDaniel City Services Center- Second Floor
3111 Citizens Way, Columbus, GA 31906

October 28, 2025
5:30 PM
Regular Meeting

MAYOR'S AGENDA

CALL TO ORDER: Mayor Pro Tem R. Gary Allen, Presiding

INVOCATION: Offered by Pastor Wayne Anthony, St. Peter UMC of Columbus, Georgia

PLEDGE OF ALLEGIANCE: Led by Girl Scout Troop 50272

MINUTES:

[1.](#) Approval of minutes for the October 14, 2025, Council Meeting and Executive Session.

PROCLAMATIONS:

2. **Proclamation:** Down Syndrome Awareness Month

Receiving: Toya Barnes

3. **Proclamation:** House of Heroes 25th Anniversary Week

Receiving: Susan Wood and Pastor Wayne Anthony

PRESENTATIONS:

[4.](#) Columbus Water Works – Rate Model Study

Presented by: Jeremy Cummings, President of Columbus Water Works

5. Transition Audit Report for Clerk of Council

Presented by: Donna McGinnis, Internal Auditor/Compliance Officer

CITY ATTORNEY'S AGENDA

ORDINANCES

1. **2nd Reading-** REZN-07-25-1385: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **1420 Wynnton Road** (parcel # 026-024-001) from Residential Office (RO) Zoning District to Single Family Residential 2 (SFR2) Zoning District. (Planning Department and PAC recommend approval.)(Councilor Cogle)
2. **2nd Reading-** REZN-08-25-0015: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **9055 & 9067 Veterans Parkway** (parcel # 079-001-004/034) from Residential Estate - 1 (RE1) Zoning District to Residential Office (RO) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Davis)
3. **2nd Reading-** REZN-08-25-1511: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **6839 Mitchell Drive** (parcel # 013-014-009A) from Single Family Residential - 2 (SFR2) Zoning District to Single Family Residential – 4 (SFR4) Zoning District. (Planning Department and PAC recommend approval.)(Councilor Tucker)
4. **2nd Reading-** REZN-08-25-1513: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **4627 Milgen Road** (parcel # 083-044-001B) from Light Manufacturing/ Industrial (LMI) Zoning District to General Commercial (GC) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Crabb)
5. **2nd Reading-** REZN-08-25-1514: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **4459 Cusseta Road** (parcel # 090-033-011) from Single Family Residential - 1 (SFR1) Zoning District to Heavy Manufacturing/ Industrial (HMI) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Huff)
6. **2nd Reading-** REZN-08-25-1515: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **800,802,804 7th Avenue, 800, 801,804, 805, 808, 809, 812 8th Avenue and 801, 805, 809, 811 9th Avenue** (parcel # 019-020-012/13/14/19/20/21 & 019-021-009/12/29/30/31/32/33/34) from Residential Office (RO), General Commercial (GC), or Light

Manufacturing/ Industrial (LMI) Zoning District to Uptown (UPT) Zoning District. (Planning Department and PAC recommend approval.)(Councilor Cogle)

- 7. 2nd Reading-** An ordinance amending the “Official Street Map, City of Columbus, Georgia”, by changing the official street name of the public roadway designated as “Masterbuilt Court” to Master Wall court, to be one street name consistent with the length of roadway; authorizing the street name change; repealing any conflicting ordinances; and for other purposes. (Mayor Pro-Tem and Councilor Crabb)

PUBLIC AGENDA

1. Mrs. Betty Lawrence, Re: The Time it Takes to Receive Business and Alcohol Licenses, and the Costs Associated with the Delays.
2. Mr. Paresh Patel, Re: Request for Refund of Survey Fees Associated with Lottery Machines.
3. Mr. Pieter Friedrich, Re: Requesting Action to Prevent the Imposition on Free Speech of Residents.
4. Ms. Rosetta Demming, Re: Appreciation for Excellent Services.
5. Ms. Leigh Matty, Re: Culvert Maintenance on City Owned Property
6. Ms. Theresa El-Amin, representing the Southern Anti-Racism Network, Re: How to Run a City, United Way, Pay for Performance, and Lane Ducks.
7. Mrs. Lauren Chambers, representing The Mill District, Inc., Re: Community Dinner for The Mill District Community.
8. Dr. Natalie Nicole, representing Role Model Academy of Arts, Re: Practicing Leadership Without Accountability. A Call for Codified Ethics & Responsive Governance.
9. Mr. Ify Agbasi, representing Children’s 1st, Re: Purchase of Property Located at 1429 Morris Road.
10. Mr. Gernard Hatcher, representing Neicy’s BBQ, Re: Road Construction & Restaurant Closure.

CITY MANAGER'S AGENDA

- 1. Annual HUD Entitlement, Capital Fund Program, and Moving to Work Funding – Environmental Reviews and Request for Release of Funds Approval**

Approval is requested to execute approvals of environmental review records and requests for release of funds for the building and site improvements annually performed through HUD Entitlement, Capital Fund Program (CFP), and Moving to Work (MTW) funds. HUD entitlement funds, as the HOME Program requires a 25% match, which is required from HOME-awarded subrecipients. There are no direct fiscal considerations for the City regarding CFP and MTW funds, which are administered by the Housing Authority. As the Federal grantee of U.S. Department of Housing and Urban Development (HUD) funds, the City of Columbus serves as the Responsible Entity for approving these actions.

2. BJA FY25 Body-Worn Camera Policy and Implementation Program to Support Law Enforcement Agencies – Muscogee County Sheriff's Office

Approval is requested to apply for, accept, and expend any awarded funds as per the grant guidelines and City regulations, if awarded, a grant from the U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance for funds to properly implement BWC programs that can strengthen the evidentiary foundation for criminal prosecutions, provide reliable documentation of officer-citizen encounters, and deter assaults on officers, with the federal amount requested being \$200,000 and with a local in-kind match of 50% required (\$200,00) totaling a project cost of \$400,000 or as otherwise awarded, and amend the Multi-governmental Fund budget by the amount of the award.

3. FY25 Office of Justice Programs Community-Based Violence Intervention and Prevention Initiative (CVIPI) – Muscogee County Sheriff's Office

Approval is requested for the Mayor, or their designee to apply for, accept, and expend any awarded funds as per the grant guidelines and City regulations, if awarded, a grant from the U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance for funds to reduce violent crime and improve police-community relations through a range of cross-sector enforcement, prevention, and intervention strategies, in the amount of \$2,000,000 or as otherwise awarded, with no local match required, and amend the Multi-governmental Fund budget by the amount of the award.

4. Bright from the Start – Snack Grant – Parks & Recreation

Approval is requested to apply for and accept a grant in the amount of \$67,989.00, or as otherwise awarded, from the Georgia Department of Early Childcare and Learning, Bright from the Start, to continue the Child and Adult Care Food Program and amend the Multi-Government Grant Funds by the amount awarded. The grant will cross over the 2025 and 2026 Fiscal Years.

5. Firehouse Subs Grant

Approval is requested for the mayor or his designee to apply for and accept, if awarded, a grant application in the amount of \$16,011.62 to fund the purchase of a simulator manikin for EMS training through the Firehouse Subs Public Safety Foundation and to amend the multi-government fund by the amount of the award. There are no matching funds required

6. Peach Little League Hill, Creek, and Wilkinson Field Improvements Donation – Parks & Recreation

Approval is requested to accept the donation of several improvements to Hill, Creek, and Wilkinson Field in Lakebottom Park valued at \$22,147.50 as outlined in Exhibit A.

7. Donation of Peace Pole – Parks & Recreation

Approval is requested to accept a donation from the North Columbus Rotary Club for a Peace Pole at the Vietnam Veterans Memorial Park on Lawyers Lane.

8. PURCHASES

- A.** Two (2) 2025 Ford Police Pursuit Explores For the Sherriff's Office – Georgias Statewide Contract Cooperative Purchase
- B.** One (1) Electric Paratransit Bus for METRA – Georgia State Contract Cooperative Purchase
- C.** Waste Management Software System and Equipment for Public Works HGACBUY Cooperative Contract

9. UPDATES AND PRESENTATIONS

- A.** HARP Update - Rob Scott, Director, Community Reinvestment

BID ADVERTISEMENT

DATE: October 28, 2025
TO: Mayor and Councilors
FROM: Finance Department
SUBJECT: Advertised Bids/RFPs/RFQs

October 31, 2025

1. Course Instructors for the HR Department/The Learning Center (Annual Contact) – RFP No. 26-0015

Scope of RFP

The Department of HR/The Learning Center is seeking multiple contractors to provide instructors in various training modules to employees interested in growing and developing their skills within the Columbus Consolidated Government. Training will be conducted on an 'as needed' basis.

November 5, 2025

1. Plumbing and Irrigation Supplies (Annual Contract) – RFB No. 26-0002

Scope of Bid

Provide plumbing & irrigation supplies on an “as needed basis” to be picked up or delivered to Columbus Consolidated Government. The contract term will be for two (2) years with the option to renew for three (3) additional twelve-month periods.

November 14, 2025

1. Construction Manager as General Contractor Services for Public Safety Building – RFP No. 26-0016

Scope of RFP

Columbus Consolidated Government (the City) is requesting proposals from qualified contractors to engage for Construction Manager as General Contractor (GC) services to construct renovations to the existing Public Safety Building located at 510 10th Street. The renovations will consist of mechanical, electrical, plumbing system upgrades, interior alterations, interior finish upgrades, and exterior shell maintenance and replacement. The estimated construction budget for this project is \$4,500,000.

The selected vendor will be responsible for providing preconstruction services to assist the City and the design team with review and selection of the final scope of work to accommodate the funds available. Following finalization of the scope of work, the vendor will serve as the GC to construct the improvements.

November 19, 2025

1. Dragonfly Trail – Midtown Connector Phase I - RFB No. 26-0003

Scope of Bid

This project consists of constructing a connection from the existing trail at the intersection of Warren Road and Wynnton Road following Bradley Street and Warren Williams Road to Dinglewood Park. The trail also travels through Dinglewood Park to the intersection of 18th Avenue and 13th Street. The project is within the City of Columbus property and public right of way. The project length is approximately 4,956 LF and includes a 10’ wide concrete trail, landscape improvements, stormwater improvements, and trail amenities. Additional work associated with the project includes minor demolition and clearing, erosion control, grading, and signage.

CLERK OF COUNCIL’S AGENDA

ENCLOSURES - ACTION REQUESTED

1. Resolution – A Resolution approving an application submitted by Brandi Jones for an Honorary Designation to install an AED unit at Lakebottom Park in honor of her son, Anthony Bonner.
2. Resolution – A Resolution approving an application submitted by J. Phillip Thayer for an Honorary Designation plaque at Pop Austin Recreation Center in honor of Angie Shehane.
3. Resignation – Douglas Lee Koppang has submitted his resignation from the Uptown Façade Board.

4. **Minutes of the following boards**

Board of Tax Assessors #32-25

Board of Tax Assessors #33-25

Board of Tax Assessors #35-25

Board of Tax Assessors #36-25

Board of Water Commissioners 08-11-25

BOARD APPOINTMENTS - ACTION REQUESTED

5. **MAYOR’S APPOINTMENTS – ANY NOMINATIONS MAY BE CONFIRMED FOR THIS MEETING:**

A. **BUILDING AUTHORITY OF COLUMBUS:**

Vacant

Term Expired: March 24, 2025

Open for Nominations
(Mayor’s Appointment)

Terms are two years. Meets as needed.

Women:	1
Senatorial District 15:	0
Senatorial District 29:	3
Vacancies:	2

B. **HOUSING AUTHORITY OF COLUMBUS:**

Tiffany N. Stacy

Eligible

Term Expires: November 16, 2025

Open for Nominations
(Mayor's Appointment)

Ordinance No. 11-23 removes the two-term limit previously in place for board members.

The terms are five years; Resident Position serves a 1-year term. Meets monthly.

Women: 4

Senatorial District 15: 3

Senatorial District 29: 4

Vacancies: 0

C. PENSION FUND, EMPLOYEES' BOARD OF TRUSTEES:

Vacant

(Business Community)

Term Expires: June 30, 2026

Open for Nominations
(Mayor's Appointment)

The terms are four years. Meets monthly.

Women: 4

Senatorial District 15: 9

Senatorial District 29: 2

Vacancies: 1

6. COUNCIL APPOINTMENTS – READY FOR CONFIRMATION:

- A. KEEP COLUMBUS BEAUTIFUL COMMISSION:** Kristasia Heath was nominated to fill the vacant seat for Senatorial District 29. *(Councilor Crabb's nominee)* Term expires: June 30, 2026

7. APPOINTMENTS – CONFIRMED BY COUNCIL:

A. AIRPORT COMMISSION:

Art Guin

Eligible

Open for Nominations
(Commission's Nominee/Confirmed by Council)

Term Expires: December 31, 2025

The Commission submits three (3) nominees for consideration, from which Council appoints one new member. Ordinance No. 11-23 removes the two-term limit previously in place for board members.

Terms are five years. Meets monthly.

Women: 1
Senatorial District 15: 3
Senatorial District 29: 2
Vacancies: 0

8. COUNCIL DISTRICT SEAT APPOINTMENTS- ANY NOMINATIONS MAY BE CONFIRMED FOR THIS MEETING:

A. COMMUNITY DEVELOPMENT ADVISORY COUNCIL:

Vacant
Term Expires: March 27, 2026

Open for Nominations
(District 2 – Davis)

Vacant
Term Expires: March 27, 2026

Open for Nominations
(District 6 – Allen)

Vacant
Term Expires: March 27, 2026

Open for Nominations
(District 8 – Garrett)

The terms for the Mayor's Appointments are three years and Council's Appointments are two years. Meets quarterly.

Women: 4
Senatorial District 15: 7
Senatorial District 29: 1
Vacancies: 3

B. PUBLIC SAFETY ADVISORY COMMISSION:

Paul T. Berry, III

Eligible

Term Expires: October 31, 2025

****Not interested in serving another term.***

Open for Nominations
(District 5 – Crabb)

Scott Taft

Not Eligible

Term Expires: October 31, 2025

Open for Nominations
(District 9 – Anker)

The terms are three years. Meets monthly.

Women: 3

Senatorial District 15: 4

Senatorial District 29: 3

Vacancies: 0

C. YOUTH ADVISORY COUNCIL:

District 9 Nominee: _____

District 10 Nominee: _____

9. COUNCIL APPOINTMENTS – ANY NOMINATIONS WOULD BE LISTED FOR THE NEXT MEETING:

A. ANIMAL CONTROL ADVISORY BOARD:

Vacant

(Georgia Veterinary Technician)

Term Expires: October 15, 2025

Open for Nominations
(Council's Appointment)

Vacant

(Animal Rescue Shelter Representative)

Term Expires: October 15, 2025

Open for Nominations
(Council's Appointment)

The terms are two years. Meet as needed.

Women: 7
Senatorial District 15: 3
Senatorial District 29: 4
Vacancies: 3

B. BOARD OF HEALTH:

Yasmine Cathright

Not Eligible

Term Expires: December 31, 2025

Open for Nominations
(*Council's Appointment*)

The terms are five years. Meets monthly.

Women: 4
Senatorial District 15: 0
Senatorial District 29: 5
Vacancies: 1

C. BOARD OF WATER COMMISSIONERS:

Wes Kelley

Eligible

Term Expires: December 31, 2025

Open for Nominations
(*Council's Appointment*)

The terms are four years. Meets monthly.

Women: 1
Senatorial District 15: 2
Senatorial District 29: 2
Vacancies: 0

D. LIBERTY THEATRE & CULTURAL ARTS CENTER ADVISORY BOARD:

Vacant

Term Expired: August 14, 2025

Open for Nominations
(*Council's Appointment*)

Open for Nominations

Vacant
Term Expired: August 14, 2026

(Council's Appointment)

The terms are four years. Meets every other month.

Women: 5
Senatorial District 15: 7
Senatorial District 29: 4
Vacancies: 2

E. NEW HORIZONS BEHAVIORAL HEALTH – MENTAL HEALTH, ADDICTIVE DISEASES AND DEVELOPMENTAL DISABILITIES- COMMUNITY SERVICE BOARD:

Judge David Ranieri
Does not desire reappointment
Term Expired: June 30, 2025

Open for Nominations
(Council's Appointment)

The terms are three years. Meets every other month.

Women: 2
Senatorial District 15: 3
Senatorial District 29: 1
Vacancies: 0

F. PERSONNEL REVIEW BOARD:

Willie Butler
Not Eligible
(Regular Member 1)
Term Expires: December 31, 2025

Open for Nominations
(Council's Appointment)

Yolanda Sumbry Sewell
Not Eligible
(Regular Member 4)
Term Expires: December 31, 2025

Open for Nominations
(Council's Appointment)

Natalie N. McDowell
Eligible
(Regular Member 5)

Open for Nominations
(Council's Appointment)

Term Expires: December 31, 2025

**NOTE: Confirmation on 10-14-2025 authorized this member to serve through the remainder of 2025.*

Delano Leftwich

Not Eligible

(Alternate Member 4)

Term Expires: December 31, 2025

Open for Nominations
(Council's Appointment)

Vacant

(Alternate Member 1)

Term expires: December 31, 2027

Open for Nominations
(Council's Appointment)

Vacant

(Alternate Member 2)

Term expires: December 31, 2027

Open for Nominations
(Council's Appointment)

Vacant

(Alternate Member 3)

Term expires: December 31, 2027

Open for Nominations
(Council's Appointment)

Vacant

(Alternate Member 5)

Term expires: December 31, 2025

Open for Nominations
(Council's Appointment)

The terms are three years. Meets monthly.

Women: 3

Senatorial District 15: 3

Senatorial District 29: 3

Vacancies: 4

G. RECREATION ADVISORY BOARD:

Lawrence R. Stanford

Eligible

(At-Large)

Open for Nominations
(Council's Appointment)

Term Expires: December 31, 2025

Lane Ogletree-Battle

Eligible

(At-Large)

Term Expires: December 31, 2025

Open for Nominations
(Council's Appointment)

Rodney L. Lawrence

Eligible

(Senatorial District 15)

Term Expires: December 31, 2025

Open for Nominations
(Council's Appointment)

Brantley Pittman

Eligible

(Senatorial District 15)

Term Expires: December 31, 2025

Open for Nominations
(Council's Appointment)

The terms are four years. Meets bimonthly, except November.

Women: 1

Senatorial District 15: 4

Senatorial District 29: 3

Vacancies: 0

H. UPTOWN FACADE BOARD:

Vacant

(Uptown Business Improvement District)

Term Expires: October 31, 2026

Open for Nominations
(Council's Appointment)

Terms are five years. Meets monthly.

Women: 6

Senatorial District 15: 4

Senatorial District 29: 5

Vacancies: 1

The City of Columbus strives to provide accessibility to individuals with disabilities and who require certain accommodations in order to allow them to observe and/or participate in this meeting. If assistance is needed regarding the accessibility of the meeting or the facilities, individuals may contact the Mayor's Commission for Persons with Disabilities at 706-653-4492 promptly to allow the City Government to make reasonable accommodations for those persons.

File Attachments for Item:

1. Approval of minutes for the October 14, 2025, Council Meeting and Executive Session.

COUNCIL OF COLUMBUS, GEORGIA

CITY COUNCIL MEETING **MINUTES**

Council Chambers
C. E. "Red" McDaniel City Services Center- Second Floor
3111 Citizens Way, Columbus, GA 31906

October 14, 2025
9:00 AM
Regular Meeting

MAYOR'S A G E N D A

PRESENT: Mayor B. H. "Skip" Henderson, III and Mayor Pro Tem R. Gary Allen and Councilors John Anker, Travis L. Chambers, Joanne Cogle, Charmaine Crabb, R. Walker Garrett, Bruce Huff and Toyia Tucker. Deputy City Manager Lisa Goodwin, Assistant City Attorney Lucy Sheftall, Clerk of Council Lindsey G. McLemore and Deputy Clerk of Council Tameka Colbert.

ABSENT: Councilors Glenn Davis and Byron Hickey were absent. City Attorney Clifton Fay was also absent.

The following documents have been included as a part of the electronic Agenda Packet: (1) MA#6 – 2025 IA Risk Assessment & Annual Audit Plan Presentation; (2) CM#17(B) – VisitColumbusGA City Council Meeting Presentation; (3) CM#17(A) – Midtown Children's Bicycle Playground Presentation; (4) CM#17(C) – Roll With Us (Uptown Shuttle) Presentation; (5) CM#17(D) – Project Updates Presentation; (6) CM#17(D) – Facility Project Update Presentation; (7) CM#17(E) – Gateway Signage Presentation; (8) CM#17(F) – Performance Evaluation Overview Presentation

The following documents were distributed around the Council table: (1) MA#5 Muscogee County SIM Mapping Workshop Summary; (2) MA#6 – Columbus Consolidated Government Internal Audit Risk Assessment Report; (3) PA#1 Community Concerns: Homelessness, Facilities, and Enforcement; (4) PA#2 District One Addresses; (5) PA#7 Photos of Trees on City Property (6) CM Agenda (ADD-ON) – Resolution for Chattahoochee River Improvements

CALL TO ORDER: Mayor B.H. "Skip" Henderson, III, Presiding

INVOCATION: Offered by Mayor Pro Tem R. Gary Allen

PLEDGE OF ALLEGIANCE: Led by Mayor Skip Henderson

MINUTES:

1. Approval of minutes for the September 23, 2025, Council Meeting and Executive Session. Mayor Pro Tem Allen made a motion to approve the minutes, seconded by Councilor Cogle and carried unanimously by the seven members present, with Councilor Tucker being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

PROCLAMATIONS:

2. **Proclamation:** Communities in Motion Day

Receiving: Robert Sheridan, Transit Compliance Officer, METRA Transit

Councilor R. Walker Garrett read the proclamation into the record proclaiming October 30, 2025, as *Communities in Motion Day*, recognizing the role of public transportation in connecting residents to jobs, schools, and healthcare.

3. **Proclamation:** Paint the Town Pink Week

Receiving: Cheryl Johnson, President & CEO, West Central Georgia Cancer Coalition

Councilor Travis Chambers read the proclamation into the record proclaiming the week of October 13-19, 2025, as *Paint the Town Pink Week*, in observance of Breast Cancer Awareness Month.

4. **Proclamation:** National 4-H Week

Receiving: Christine Budd, 4-H Program Assistant, and Megan Shockley, 4-H County Extension Agent

Councilor John Anker read the proclamation into the record proclaiming the week of October 5-11, 2025, as *National 4-H Week*, recognizing 4-H as the largest youth development organization in America, dedicated to building a generation of young leaders and equipping them with essential life skills for the future.

- (ADD-ON) Proclamation:** Help the Hooch Day

Receiving: Lisa Thomas Cutts, Executive Director, Keep Columbus Beautiful Commission

Councilor Bruce Huff read the proclamation into the record proclaiming October 30, 2025, as *Help the Hooch Day*, recognizing the efforts of Keep Columbus Beautiful and the Help the Hooch Committee for their continued dedication to cleaning up, protecting, and preserving the Chattahoochee River, one of the community's most valuable natural resources.

PRESENTATIONS:

5. SIM Mapping Report & Housing Study

Presented by: Kristin Barker, Mayor's Commission on Reentry

Kristin Barker, Chair of the Mayor's Commission on Re-entry, came forward and stated that the goal of the Commission is to strengthen collaboration among public safety, workforce, housing, and behavioral health systems to reduce recidivism. She shared updates on the ongoing work of the Commission, identifying key priority areas and highlighting strong local partnerships that support re-entry efforts. She also mentioned gaps in data coordination, affordable housing, crisis response and workforce development that require continued attention.

Pat Frey, Executive Director of Home for Good, emphasized that emergency shelters and long-term housing remain the top priority identified through the SIM workshop. She highlighted the need for greater collaboration and integration across systems, noting that housing efforts must be approached holistically to be effective.

Reggie Lewis, Co-founder of Cure Violence, highlighted the importance of improving data sharing among agencies to provide holistic, coordinated support for individuals served by multiple organizations. He explained that better data connectivity would reduce service gaps, strengthen early intervention, and help address community issues more effectively.

Ann Riley, Regional Services Administrator with DBHDD, discussed challenges in crisis response, including limited stabilization beds, staff shortages, and the lack of 24/7 co-responder coverage. She highlighted short-term goals, as well as outlined the focus of long-term efforts.

6. 2025 IA Risk Assessment & Annual Audit Plan

Presented by: Craig Carter, Managing Director, Mauldin & Jenkins

Craig Carter, Managing Director, Malden & Jenkins presented the City's first comprehensive risk assessment, outlined the process, findings, and next steps for developing an annual internal audit plan. He explained that his team conducted 15 management interviews and reviewed nearly 100 city

documents, identifying 631 risks across nine categories, including governance, finance, operations, technology, and public safety. Carter emphasized that the assessment revealed six critical and 32 high-risk departments out of 92 total entities, highlighting the city's complex organizational structure and the need for stronger IT risk management, financial oversight, and policy development.

He outlined two parallel workstreams: at the department level, standardize SOPs, identify key controls and KPIs, and align them to strategy; at the governance level, the Audit Committee and Council set expectations (how many audits, timing, objectivity), approve the annual plan, and oversee execution.

REFERRAL(S):

FOR THE CLERK OF COUNCIL:

- A request was made to add the document report provided to the online agenda. *(Councilor Tucker)*

CITY ATTORNEY'S AGENDA

ORDINANCES

1. **Ordinance (25-056) - 2nd Reading-** REZN-06-25-1190: An Ordinance rezoning property located at **2506 Riverside Drive** from Residential Multifamily– 2 (RMF2) zoning district to Residential Multifamily – 1 (RMF1) zoning district with conditions. (Planning Department and PAC recommended Approval.) (Councilor Garrett) Councilor Chambers made a motion to adopt the ordinance, seconded by Mayor Pro Tem Allen and carried unanimously by the eight members present, with Councilors Davis and Hickey being absent from the meeting. *(NOTE: At the end of the City Attorney's Agenda, Councilor Huff, who was not present at the table when the vote was taken, requested that his vote be recorded in the affirmative.)*
2. **1st Reading-** REZN-07-25-1385: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **1420 Wynnton Road** (parcel # 026-024-001) from Residential Office (RO) Zoning District to Single Family Residential 2 (SFR2) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Cogle)

(NOTE: The applicant was recognized as present, and the floor was declared open for public comment. No public comment and no questions from the Council.)

3. **1st Reading-** REZN-08-25-0015: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **9055 & 9067 Veterans Parkway** (parcel # 079-001-004/034) from Residential Estate - 1 (RE1) Zoning District to Residential Office (RO) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Davis)

(NOTE: The applicant was recognized as present, and the floor was declared open for public comment. No public comment and no questions from the Council.)

4. **1st Reading-** REZN-08-25-1511: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **6839 Mitchell Drive** (parcel # 013-014-009A) from Single Family Residential - 2 (SFR2) Zoning District to Single Family Residential – 4 (SFR4) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Tucker)

Danny Arencibia, Applicant, explained that his rezoning request concerns a wooded property off Buena Vista and Mitchell Roads, surrounded by existing residential (SFR4) zoning. He stated that the project aims to build four to six new affordable homes, priced around \$215,000–\$220,000, connected to city water and sewer where feasible.

PUBLIC COMMENTS:

- *Val McGowen.* – Raised concerns about stormwater runoff.

Director of Engineering Vance Beck clarified that based on the information available, the property in question is not located within a floodway. He explained that the planned construction appears to be standard residential development and assured that any drainage or environmental issues would be addressed through the city’s permitting process.

5. **1st Reading-** REZN-08-25-1513: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **4627 Milgen Road** (parcel # 083-044-001B) from Light Manufacturing/ Industrial (LMI) Zoning District to General Commercial (GC) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Crabb)

(NOTE: The applicant was not present, however, a representative for the applicant (Danny Arencibia) was recognized as present, and the floor was declared open for public comment. No public comment and no questions from the Council.)

6. **1st Reading-** REZN-08-25-1514: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **4459 Cusseta Road** (parcel # 090-033-011) from Single Family Residential - 1 (SFR1) Zoning District to Heavy Manufacturing/ Industrial (HMI) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Huff)

Planning Director Will Johnson explained that the 184-acre property located between Interstate 185 and Fort Benning was originally part of the Benning Technology Park TAD, which did not develop as intended. To help attract new interest and economic activity to the site, he said the city is proposing to rezone the property to HMI (Heavy Manufacturing Industrial). Johnson pointed out that the land was transferred to the city by the State of Georgia over a decade ago and has access from Kuster Road, making it suitable for industrial development.

PUBLIC COMMENTS:

- *Theresa El-Amin* – Expressed concern that introducing industrial zoning in such a fragile community could worsen existing blight.
- *Val McGowen*. – Expressed concern about approving new housing developments given the ongoing affordable housing crisis.

7. **1st Reading-** REZN-08-25-1515: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **800,802,804 7th Avenue, 800, 801,804, 805, 808, 809, 812 8th Avenue and 801, 805, 809, 811 9th Avenue** (parcel # 019-020-012/13/14/19/20/21 & 019-021-009/12/29/30/31/32/33/34) from Residential Office (RO), General Commercial (GC), or Light Manufacturing/ Industrial (LMI) Zoning District to Uptown (UPT) Zoning District. (Planning Department and PAC recommend approval.)(Councilor Cogle)

Planning Director Will Johnson explained that, at the request of the City Manager, staff initiated efforts to spur development in the Liberty District. To prepare for this, the city's surveyor subdivided the property into 14 lots. He stated that the rezoning request aims to ensure the lots are compliant for single-family residential development, aligning with broader revitalization efforts for the Liberty District.

8. **1st Reading-** An ordinance amending the “Official Street Map, City of Columbus, Georgia”, by changing the official street name of the public roadway designated as “Masterbuilt Court” to Master Wall court, to be one street name consistent with the length of roadway; authorizing the

street name change; repealing any conflicting ordinances; and for other purposes. (Mayor Pro-Tem and Councilor Crabb)

(NOTE: The floor was declared open for public comment. No public comment and no questions from the Council.)

RESOLUTION

9. **Resolution (3-25)** - EXCP-09-25-1728: A resolution approving a Special Exception to allow for a Resource Conservation Subdivision located at 1650 Hubbard Road located in the Residential Estate – 1 (RE1) zoning district. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Garrett and carried unanimously by the eight members present, with Councilors Davis and Hickey being absent from the meeting.

Tyler Finley, representing Houston Homes, explained that the proposal seeks to rezone the parcel from RE1 to allow a conservation subdivision. He stated that the plan includes 29 homes on lots averaging 13,000 square feet, with approximately 77% of the total parcel preserved as open space.

PUBLIC AGENDA

1. Dr. Natalie Nicole, representing Role Model Academy of Arts, Re: Community Concerns – Homelessness, Facilities & Enforcement
2. Ms. Theresa El-Amin, representing Southern Anti-Racism Network, Re: Blight, Demolitions, Racism & Poverty
3. Mr. Val McGowan, Re: Stormwater Run Off, Subdivision Development & Stormwater Ditch Upkeep
4. Mr. Matthew Gilbert, Re: Stop the Spread of Flock Surveillance – Protect Public Privacy & Trust
5. Mr. Nicholas Yancey, Re: Flock Safety and Redspeed Georgia, LLC. ***Not Present***

At the request of Councilor Tucker, **Director of Engineering Vance Beck** came forward to address concerns raised by Val McGowan (PA#3) concerning storm water runoff. It was explained that he and a colleague met with Mr. McGowan and Mr. Washington to inspect the ditch in question. After walking the site, he clarified that the ditch is privately owned and does not convey any city stormwater. The inlet and pipe mentioned by residents are private structures located in a yard that

eventually feed into the city's drainage system. He noted that the ditch, situated on a ridge, appeared to be unobstructed and in good condition during their inspection, functioning properly to convey water.

6. Ms. Natasha Hart, Re: Flock Safety Cameras ***Not Present***
7. Mr. Jose Altamirano, representing Vallarta Mexican Restaurant, Inc., Re: Overgrown Trees on City Property Hindering Business

REFERRAL(S):

FOR THE DEPUTY CITY MANAGER:

- A request was made for the Deputy City Manager or appropriate staff meet with Mr. Jose and his father regarding tree maintenance near their business. (*Councilor Huff*)

CITY MANAGER'S AGENDA

1. EV Charging Turnkey Design/Build Agreement for Electric Fleet Charging Stations

Resolution (334-25) - A resolution authorizing a Turnkey/Design Build agreement with Georgia Power to install and commission one (1) CP6621 Dual Port Level 2 charger and two (2) ChargePoint Express Plus chargers at the METRA Campus located at 814 Linwood Blvd. The total cost of the agreement is \$509,452.00, including site work and installation. The amount of \$381,494.00 will come from METRA's available T-SPLOST funding. Available 2024 Transit Trust Fund Program (TTFP) funds in the amount of \$127,958.00 will also be used. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Tucker and carried unanimously by the seven members present, with Councilor Huff being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

2. Contract Extension with Columbus Convention and Visitors Bureau (CCVB)

Resolution (335-25) - A resolution authorizing a five-year contract extension with the Columbus Convention and Visitors Bureau (CCVB) under the same contract terms and conditions as originally set forth with the approval of resolution no. 294-09 and subsequent extensions per resolution no. 282-15 and resolution no. 337-20. Councilor Crabb made a motion to approve the resolution, seconded by Councilor Tucker and carried unanimously by the eight members present, with Councilors Davis and Hickey being absent from the meeting.

17. UPDATES AND PRESENTATIONS

- B. CCVB Update - Ashley Woitena, President and CEO, VisitColumbusGA (*Called forward by Deputy City Manager Goodwin*)

Ashley Woitena, President and CEO of VisitColumbusGA, detailed the hotel-motel tax funding structure, clarifying that Visit Columbus receives 4% of the 8% tax, with a portion allocated to the Sports Council and the Cultural Arts Alliance. She highlighted the organization's fiscal accountability, annual audits, and measurable performance metrics. She emphasized Visit Columbus' efforts to modernize data collection, enhance partnerships, and drive tourism through new research tools, improved destination marketing, and community engagement. She also previewed an upcoming strategic planning initiative designed to align tourism goals with broader community development efforts.

REFERRAL(S):

FOR DEPUTY CITY MANAGER GOODWIN:

- A request was made for staff to explore the feasibility of adding a local hotel/motel surcharge, similar to the \$3 tax recently implemented in Savannah. (*Councilor Tucker*)

FOR THE CLERK OF COUNCIL:

- A request was made for the full Visit Columbus presentation to be added to the council's agenda. (*Councilor Tucker*)

3. Street Acceptance –That portion of Holstein Hill

Resolution (336-25) - A Resolution of the Council of Columbus, Georgia, authorizing the acceptance of a deed to that portion of Holstein Hill located in Phase Three, Section One, Heiferhorn Farms, on behalf of Columbus, Georgia. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Crabb and carried unanimously by the eight members present, with Councilors Davis and Hickey being absent from the meeting.

4. Street Acceptance – That portion of Hawks Ridge Drive

Resolution (337-25) - A Resolution of the Council of Columbus, Georgia, authorizing the acceptance of a deed to that portion of Hawks Ridge Drive located in Section VIII, River Crest, on behalf of

Columbus, Georgia. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Crabb and carried unanimously by the eight members present, with Councilors Davis and Hickey being absent from the meeting.

5. Street Acceptance – That portion of Osprey Cove

Resolution (338-25) - A resolution of the Council of Columbus, Georgia, authorizing the acceptance of a deed to that portion of Osprey Cove Drive located in addition to Section One, the Estates at River Crest, on behalf of Columbus, Georgia. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Crabb and carried unanimously by the eight members present, with Councilors Davis and Hickey being absent from the meeting.

6. Street Acceptance –That portion of Lemongrass Drive and that portion of Morning Dew Drive

Resolution (339-25) - A resolution of the Council of Columbus, Georgia, authorizing the acceptance of a deed to that portion of Lemongrass Drive and that portion of Morning Dew Drive located at Section Two, Courtland Ridge, on behalf of Columbus, Georgia. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Crabb and carried unanimously by the eight members present, with Councilors Davis and Hickey being absent from the meeting.

7. 2026 Legislative Agenda Items – Additional Proposed Items

Approval is requested of the resolutions for the 2026 Legislative Session of the Georgia General Assembly.

7 (1). PUBLIC SAFETY DIRECTOR AMENDMENT:

The Columbus Council requests that the local delegation to the Georgia General Assembly enact local legislation to amend the Charter of Columbus, Georgia to remove the of Public signed duties to direct, supervise, and coordinate the administration and activities of the Department of Public Safety; to create a new position of Public Safety Director; and to provide for the qualifications, appointment, removal of that position. The Charter amendments referred to herein shall not become effective and shall not apply unless this act is approved by a majority of Muscogee County voters at a referendum set as specified by the General Assembly for November 2026. **(Request of Councilor Toyia Tucker)**

(Delayed at the request of Councilor Tucker for additional information to include an impact study and input from the Public Safety Departments.)

REFERRAL(S):**FOR THE DEPUTY CITY MANAGER:**

- A request was made for staff to bring back the impact study for further consideration and work collaboratively with Public Safety representatives and the Public Safety Director. (*Councilor Tucker*)

7 (2). SUPPORT OF HOUSE BILL 601:

Resolution (340-25) – A resolution requesting the Local Delegation to support H.B. 601 which was introduced in the 2025 session of the Georgia General Assembly. Councilor Garrett made a motion to approve the resolution, seconded by Mayor Pro Tem Allen and carried unanimously by the eight members present, with Councilors Davis and Hickey being absent from the meeting.

7 (3). STATE COURT SOLICITOR – SALARIES:

Resolution (341-25) – A resolution requesting the salaries for the Solicitor General, the Chief Assistant Solicitor, and all additional assistant solicitors for the State Court of Muscogee County are established by an Act of the Georgia General Assembly at Georgia Laws 1999, page 3803 (“the Local Act”). Councilor Tucker made a motion to approve the resolution, seconded by Councilor Chambers and carried unanimously by the eight members present, with Councilors Davis and Hickey being absent from the meeting.

In response to a question posed by Mayor Pro Tem Allen regarding how salary percentages are calculated when tied to an elected official’s position, **Finance Director Angelica Alexander** clarified that salary levels remain consistent regardless of leadership changes. She explained that when a new official assumes office, such as a state or superior court judge, they begin at the same salary level as their predecessor, since state law prohibits lowering an elected official’s salary during their term.

7 (4). SOVERIGN IMMUNITY:

Resolution (342-25) – A resolution requesting that the local delegation to the General Assembly Support the ACCG policy position with respect to the Waiver of Sovereign Immunity for Local Governments. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Crabb and carried unanimously by the eight members present, with Councilors Davis and Hickey being absent from the meeting.

7 (5). SPECIAL ELECTION COST REIMBURSEMENT:

Resolution (343-25) – A resolution requesting that the local delegation to the General Assembly support the ACCG policy position with respect cost reimbursement for certain special elections. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Crabb and carried unanimously by the eight members present, with Councilors Davis and Hickey being absent from the meeting.

7 (6). OUT OF NETWORK AMBULANCE SERVICES:

Resolution (344-25) – A resolution requesting that the local delegation to the General Assembly support the ACCG policy position with respect to in network treatment for all emergency ambulance service providers. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Tucker and carried unanimously by the eight members present, with Councilors Davis and Hickey being absent from the meeting.

7 (7). EMERGENCY MEDICAL SERVICES REIMBURSEMENTS:

Resolution (345-25) – A resolution requesting that the local delegation to the General Assembly support the ACCG policy position with respect to Medicaid reimbursements for emergency medical services. Councilor Tucker made a motion to approve the resolution, seconded by Mayor Pro Tem Allen and carried unanimously by the eight members present, with Councilors Davis and Hickey being absent from the meeting.

7 (8). NEXT GENERATION 911 SYSTEM:

Resolution (346-25) – A resolution requesting that the local delegation to the General Assembly support the ACCG policy position with respect to implementation of the next generation 911 system. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Tucker and carried unanimously by the eight members present, with Councilors Davis and Hickey being absent from the meeting.

8. Retiree Health Insurance Plan

Resolution (347-25) – A resolution authorizing renewal of the Medicare eligible health plan benefits and the United Healthcare Medicare Advantage PPO plan. Councilor Tucker made a motion to approve the resolution, seconded by Mayor Pro Tem Allen and carried unanimously by the seven members present, with Councilor Tucker being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

Human Resources Director Reather Hollowell addressed the upcoming changes to the Medicare Advantage Plan effective January 1, 2026. She explained that while most changes are positive for retirees, the out-of-pocket maximum will increase from \$1,000 to \$3,500. She said retirees have been notified of these updates through mailings, meetings, and direct outreach.

Larry Campbell, Chair of the Retirees' Benefits Committee, thanked the Mayor, City Council, and Assistant City Managers for their ongoing support of retired employees. He noted that the association collaborated with HR Director Hollowell, NFP Group, and UnitedHealthcare to review and explain upcoming Medicare Advantage Plan changes. He said their goal was to find the best balance between affordability and quality of coverage for retirees.

9. Homeland Security Grant Program - Bomb Robot Upgrades/Repairs/Refurbishment

Resolution (348-25) – A resolution authorizing the Mayor, or his designee, to submit and accept, if awarded, State Homeland Security funding from the Georgia Emergency Management Agency and homeland security, in the amount of \$112,523.00, or as otherwise awarded, with a local match required in the amount of \$28,130.75 and amend the multi-governmental fund by the amount awarded. Councilor Crabb made a motion to approve the resolution, seconded by Mayor Pro Tem Allen and carried unanimously by the seven members present, with Councilor Tucker being absent for the vote, and Councilors Davis and Hickey being absent from the meeting.

10. Homeland Security Grant Program - Community Emergency Response Team Equipment

Resolution (349-25) – A resolution authorizing the Mayor, or his designee, to submit and accept, if awarded, State Homeland Security funding from the Georgia Emergency Management Agency and Homeland Security, in the amount of \$30,000.00, or as otherwise awarded, with a local match required in the amount of \$7,500.00 and amend the multi-governmental fund by the amount awarded. Councilor Crabb made a motion to approve the resolution, seconded by Mayor Pro Tem Allen and carried unanimously by the seven members present, with Councilor Tucker being absent for the vote, and Councilors Davis and Hickey being absent from the meeting.

11. Homeland Security Grant Program – Law enforcement Robot (SPOT) – CPD/ CFEMS

Resolution (350-25) – A resolution authorizing the Mayor, or his designee, to submit and accept, if awarded, State Homeland Security funding from the Georgia Emergency Management Agency and Homeland Security, in the amount of \$410,465.35, or as otherwise awarded, with a local match required in the amount of \$102,616.34 and amend the multi-governmental fund by the amount

awarded. Councilor Crabb made a motion to approve the resolution, seconded by Mayor Pro Tem Allen and carried unanimously by the seven members present, with Councilor Tucker being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

12. Homeland Security Grant Program - Firefighting Robot Thermite RS-3 -CFEMS

Resolution (351-25) – A resolution authorizing the Mayor, or his designee, to submit and accept, if awarded, State Homeland Security funding from the Georgia Emergency Management Agency and Homeland Security, in the amount of \$408,137.30, or as otherwise awarded, with a local match required in the amount of \$102,034.33 and amend the multi-governmental fund by the amount awarded. Councilor Crabb made a motion to approve the resolution, seconded by Mayor Pro Tem Allen and carried unanimously by the seven members present, with Councilor Tucker being absent for the vote, and Councilors Davis and Hickey being absent from the meeting.

13. State of Georgia Department of Community Affairs Equity Fund Rural Workforce Housing Application (NeighborWorks Columbus)

Resolution (352-25) – A resolution to apply for and accept, if awarded, a Georgia Department of Community Affairs, Equity Fund Rural Workforce Housing Initiative loan/grant for workforce housing at Farr Road, and to amend multigovernmental fund by the amount awarded. Councilor Crabb made a motion to approve the resolution, seconded by Mayor Pro Tem Allen and carried unanimously by the seven members present, with Councilor Tucker being absent for the vote, and Councilors Davis and Hickey being absent from the meeting.

14. Partnership in Innovation – Community Research Grant Application – Fire & EMS

Resolution (353-25) – A resolution authorizing the Mayor or his designee to apply for and accept, if awarded, a grant from the Partnership For Innovation – Community Research Grant Program in the amount of \$10,000.00, or as otherwise awarded, to support the development of digital twin technology for wildland fire research in Muscogee County, in partnership with Georgia Institute of Technology, with no matching funds required. the multi-governmental fund will be amended by the amount of the award. Councilor Crabb made a motion to approve the resolution, seconded by Mayor Pro Tem Allen and carried unanimously by the seven members present, with Councilor Tucker being absent for the vote, and Councilors Davis and Hickey being absent from the meeting.

15. Columbus Police Department: Donation

Resolution (354-25) – Approval is requested to accept a donation of \$6,000 from Chuck McClure and Back Columbus Blue to purchase two K9 ballistic vests for the K9 Unit. Councilor Crabb made a motion to approve the resolution, seconded by Mayor Pro Tem Allen and carried unanimously by the seven members present, with Councilor Tucker being absent for the vote, and Councilors Davis and Hickey being absent from the meeting.

RESOLUTION (ADD-ON)

Resolution (355-25) – A resolution authorizing the Mayor, or his designee, to submit an application for, and if awarded, accept a grant in the amount up to \$3,000,000.00, or otherwise awarded, from the Georgia Department of Natural Resources, Georgia Outdoor Stewardship Program and amend the multi-governmental fund by the awarded amount. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Garrett and carried unanimously by the six members present, with Councilors Crabb and Tucker being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

16. PURCHASES

- A. Computer Devices, Accessories and Associated Services for Information Technology Department (Annual Contract) – Cooperative Purchase

Resolution (356-25) - A resolution authorizing the annual contact with Virtucom, Inc. (Norcross Ga), for the purchase of computer devices, accessories, and associated services, on an “as needed” basis, for the Information Technology Department, by cooperative purchase via Dekalb County School District contract #25-599. Based on prior years’ usage, the Information Technology Department spends approximately \$334,901.00, annually, for computer equipment and services. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Garrett and carried unanimously by the six members present, with Councilors Crabb and Tucker being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

- C. One (1) 2026 F-350 Crew Cab Flatbed Truck for the Public Works Department – Georgia Statewide Contract Cooperative Purchase

Resolution (357-25) - A resolution authorizing the purchase of one (1) 2026 F-350 Crew Cab Flatbed for Public-Works from Wade Ford (Smyrna, GA) in the amount of \$70,974.00. The purchase will be accomplished by cooperative purchase via Georgia State Contract #99999-001-SPD0000155-0006. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Garrett and carried unanimously by the six members present, with Councilors Crabb and Tucker being absent

for the vote and Councilors Davis and Hickey being absent from the meeting.

D. Contract Extension for Custodial Supplies (Annual Contract) – RFB No. 19-0039

Resolution (358-25) - A Resolution authorizing the extension of the annual contract for the purchase of custodial supplies on an “as needed basis” through October 7, 2026 with Key Maintenance Supply (Atlanta, GA), Southeastern Paper Group (Atlanta, GA), Pyramid School Products (Tampa, FL), COPACO (Columbus, GA), Acuity Specialty Products dba Zep Sales & Service (Atlanta, GA) and Imperial Dade (Loxley, AL) for the estimated annual contract value of \$216,862.89. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Garrett and carried unanimously by the six members present, with Councilors Crabb and Tucker being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

E. Six (6) Zero Turn Mowers for the Public Works Department – Georgia Statewide Contract Purchase

Resolution (359-25) – A resolution authorizing the the purchase of six (6) zero turn mowers for the Public Works Department from Deere and Company (Cary, NC) at a unit price of \$11,403.04 and at a total cost of \$68,418.24. The purchase will be accomplished by cooperative purchase via Georgia State Contract #99999-0001-SPD0000177-0026. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Garrett and carried unanimously by the six members present, with Councilors Crabb and Tucker being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

G. Imaging Laser Scanner with Subscription and Various Accessories for the Sheriff’s Office

Resolution (360-25) – A resolution authorizing purchase of an imaging laser scanner with subscription service and various accessories from Leica Geosystems (Alpharetta, GA), for the Sheriff’s Office, in the amount of \$51,639.32. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Garrett and carried unanimously by the six members present, with Councilors Crabb and Tucker being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

H. Repair of Caterpillar D7R II Bulldozer for Public Works

Resolution (361-25) – A resolution authorizing payment to to Yancey Brothers (Fortson, GA), in the amount of \$77,243.04, for the repair of a Caterpillar D7R Bulldozer, Vehicle #11800, purchased in 2023. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Garrett and carried unanimously by the six members present, with Councilors Crabb and Tucker

being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

F. Axon Officer Safety 7 Program Agreements for the Sheriff's Office

Resolution (362-25) – A resolution authorizing payment to Axon Enterprise (Phoenix, AZ) for the Axon Officer Safety 7 program agreements for the Sheriff's Office. Councilor Anker made a motion to approve the resolution, seconded by Councilor Garrett and carried unanimously by the seven members present, with Councilor Tucker being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

Finance Director Angelica Alexander addressed the Council in accordance with Ordinance 13-39, which requires department heads or elected officials to seek council approval for any additional appropriations beyond the approved budget. She explained that the request concerned prior-year payments owed to a vendor for services already rendered, which were not included in the FY26 budget. She advised that the additional funding required totals \$583,025.18.

B. Two (2) Ford Police Pursuit Explorers for the Sheriff's Office – Georgia Statewide Contract Cooperative Purchase

It is requested that Council approve the purchase of Two (2) 2025 Ford Police Pursuit Explorers for the Sheriff's Department from Wade Ford. (Smyrna, GA) at a unit price of \$50,470.00 and a total cost of \$100,940.00. The purchase will be accomplished by cooperative purchase via Georgia State Contract #99999-001-SPD0000183-0006.

Councilor Anker made a motion to delay the resolution until the October 28th meeting, seconded by Councilor Crabb and carried unanimously by the seven members present, with Councilor Tucker being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

Note: Councilor Garrett left the meeting at 1:58 p.m.

17. UPDATES AND PRESENTATIONS

A. MidTown Children's Bicycle Playground - Midtown Inc.

Julio Portilo, Executive Director of Midtown Inc., provided an update on the Midtown Children's Bicycle Playground planned for Dinglewood Park, developed in partnership with Parks and

Recreation. He advised that the project, valued at \$587,000, will be the first of its kind in the region, featuring natural trails and two pump tracks for children and teens to learn bicycle skills.

Councilor Cogle made a motion to accept Midtown Inc's gift to purchase the Children's Bicycle Playground at Dinglewood Park and move forward with executing the maintenance agreement. Seconded by Councilor Anker and carried unanimously by the seven members present, Councilor Garrett being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

(NOTE: Councilor Tucker, who was not present at the table when the vote was taken, requested that her vote be recorded in the affirmative.)

C. Roll with Us Shuttle Update - Everette Flemming, Assistant Director, METRA Transit

Everette Flemming, Assistant Director of METRA Transit, provided an update on the "Roll With Us" Uptown Shuttle Service. He said the service officially launched on December 26, 2023, with five themed electric shuttles, one of which is ADA-accessible. He emphasized that the shuttles operate safely, serve as ambassadors for the city, and help ease parking congestion in Uptown. He concluded by highlighting plans to expand service boundaries in the future.

D. Infrastructure Update - Ryan Pruett, Director, Inspections and Code, Will Johnson, Director, Planning, and Vance Beck, Director, Engineering

Inspections and Code Director Ryan Pruett provided a comprehensive project update on several major city facility and infrastructure developments. He reported that the Judicial Center on 10th Street is making significant progress and remains on schedule for completion next year. He highlighted the progress of Fire Station No. 5 on Lynch Road and the Fire and EMS Administration building renovation at 1100 Veterans Parkway. He reported that renovations for City Hall Phase II are nearly complete, with relocations planned for next month, and concluded that all major facility projects are on track and progressing well.

Councilor John Anker expressed concern, for the record, regarding the cost and direction of the demolition and relocation of Public Works. He emphasized the importance of obtaining accurate cost figures quickly, noting that significant funds and effort are being committed to projects that could have long-term financial implications for the city's future.

He cautioned against moving "too far, too fast" and proposed exploring alternative options, such as phased approaches or modifications to existing facilities. He concluded that "nothing is beyond repair," urging council members to consider cost-efficient, incremental solutions before committing to larger, more expensive redevelopment plans.

REFERRAL(S):**FOR INSPECTIONS & CODE:**

- A request was made for The AJ McClung Memorial Stadium project be brought back for council review and discussion. (*Councilor Tucker*)

FOR THE DEPUTY CITY MANAGER:

- A request was made for a master list of city-owned properties, including both land and buildings, which had been previously requested by Councilor Chambers. (*Councilor Anker*)

Engineering Director Vance Beck provided an update on city infrastructure projects supported by T-SPLOST funding. He reported steady progress on several transportation and flood mitigation efforts, noting that multiple projects are nearing completion while others continue on schedule.

Planning Director Will Johnson provided an update on several ongoing and upcoming transportation projects, emphasizing continued progress supported by T-SPLOST funding. He noted that multiple road, trail, and streetscape improvements are underway, with several projects currently in design or right-of-way acquisition phases. Johnson reported that key projects remain on schedule. He also mentioned coordination with GDOT on bridge replacements, widening efforts, and multi-modal improvements, noting that project management transitions and design reviews are ongoing but not expected to delay completion timelines.

Engineering Director Vance Beck provided additional updates on road resurfacing and infrastructure improvement projects across the city. He reported that resurfacing efforts will expand this year, with updated project lists to be shared by district once finalized. He noted progress on several road and roundabout projects along with multiple resurfacing and repair initiatives. He also highlighted continued safety and accessibility improvement.

E. Gateway Signage Update - Vance Beck, Director, Engineering

Vance Beck, Director, Engineering provided an update on the city's gateway signage project, explaining that new entryway signs are being planned for key state highway entrances into Columbus. He noted that installation is restricted on limited-access highways but possible along routes. He confirmed coordination with state officials and local utility providers is underway, with plans to use local contractors for installation and maintenance.

F. Performance Evaluation Update - Reather Hollowell , Director, Human Resources

Director of Human Resources Reather Hollowell provided a brief update on the City's performance evaluation process. She mentioned that over the past five years, more than 25,000 evaluations have been recorded in employee personnel files, though completion was inconsistent during the COVID-19 pandemic. Director Hollowell also noted that while the City previously implemented a pay-for-performance plan between 1998 and 2004, it was discontinued due to budget limitations but may be reconsidered in the future. She emphasized that performance evaluations remain a valued part of the City's culture, promoting communication, accountability, and employee development.

REFERRAL(S):

FOR THE HUMAN RESOURCES DIRECTOR:

- A request was made to review the City's Human Resources Systems and explore consolidation into one integrated Human Resource System. (*Councilor Chambers*)
- A request was made to develop and present a cost analysis for implementing a pay-for-performance system. (*Councilor Chambers*)

Note: Councilor Cogle left the meeting at 3:30 p.m.

BID ADVERTISEMENT

DATE: September 23, 2025
TO: Mayor and Councilors
FROM: Finance Department
SUBJECT: Advertised Bids/RFPs/RFQs

October 8, 2025

1. Double Churches Pool Repairs – RFB No. 26-0006

Scope of Bid

Provide all labor, equipment and materials to repair the pool at Double Churches Park.

A Mandatory Pre-Bid Conference is scheduled at 09:30 AM on Friday, September 26, 2025.

October 1, 2025**1. Used & Confiscated Firearms for credit or Swap – RFB No. 26-0005****Scope of Bid**

The Columbus Consolidated Government (the City) Police Department is offering used and confiscated firearms for sale to a licensed firearms dealer who can issue a credit to purchase or swap for Heckler & Koch VP9A1F 9mm semi-automatic pistols with accessories.

Inspections by Appointment Wednesday, September 17, 2025.

October 3, 2025**1. Course Instructors for the HR Department/The Learning Center (Annual Contract) – RFP No. 26-0015****Scope of RFP**

The Department of HR/The Learning Center is seeking multiple contractors to provide instructors in various training modules to employees interested in growing and developing their skills within the Columbus Consolidated Government. Training will be conducted on an ‘as needed’ basis.

October 15, 2025**1. Plumbing and Irrigation Supplies (Annual Contract) – RFB No. 26-0002****Scope of Bid**

Provide plumbing & irrigation supplies on an “as needed basis” to be picked up or delivered to Columbus Consolidated Government. The contract term will be for two (2) years with the option to renew for three (3) additional twelve-month periods.

CLERK OF COUNCIL’S AGENDA**ENCLOSURES - INFORMATION ONLY**

1. Reminder – 2025 Council Meeting Schedule (October-December)

ENCLOSURES - ACTION REQUESTED

2. Request – The Clerk of Council is requesting the members of Council to directly consider pending honorary designation applications for approval. Councilor Tucker made a motion to

approve the request, seconded by Councilor Huff and carried unanimously by six members present with Councilors Cogle and Garrett being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

3. Resignation – RiverCenter Executive Director Norman Easterbrook has submitted his resignation from the Uptown Façade Board. Mayor Pro Tem Allen made a motion to receive the resignation, seconded by Councilor Tucker and carried unanimously by six members present with Councilors Cogle and Garrett being absent for the vote and Councilors Davis and Hickey being absent from the meeting.
4. Travel Authorization – Request for Councilor Toyia Tucker to attend the 2025 Georgia Association of Regional Commissioners (GARC) Annual Conference in St. Simons Island, GA. Mayor Pro Tem Allen made a motion to approve the request, seconded by Councilor Huff and carried unanimously by six members present with Councilors Cogle and Garrett being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

5. **Minutes of the following boards:**

Board of Elections and Registration 08-07-25

Board of Elections and Registration 09-04-25

Board of Tax Assessors #34-25

Columbus Iron Works Convention & Trade Center Authority 08-28-25

Convention & Visitors Board of Commissioners (CVB) 08-20-25

Historic and Architectural Review Board (BHAR) 06-23-25

Historic and Architectural Review Board (BHAR) 07-23-25

Historic and Architectural Review Board (BHAR) 08-11-25

Liberty Theatre & Cultural Arts Center Advisory Board 09-11-25

Pension Fund, Employees' Board of Trustees 04-09-25

Pension Fund, Employees' Board of Trustees 05-14-25

Pension Fund, Employees' Board of Trustees 06-11-25

Planning Advisory Commission 08-06-25

Planning Advisory Commission 09-03-25

Mayor Pro Tem Allen made a motion to receive the minutes of various boards, seconded by Councilor Tucker and carried unanimously by six members present with Councilors Cogle and Garrett being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

RESOLUTION (ADD-ON):

Resolution (363-25) – A resolution excusing the absence of Councilor Glenn Davis from the October 14, 2025, Council Meeting. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Tucker and carried unanimously by six members present with Councilors Cogle and Garrett being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

RESOLUTION (ADD-ON):

Resolution (364-25) – A resolution excusing the absence of Councilor Byron Hickey from the October 14, 2025, Council Meeting. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Tucker and carried unanimously by six members present with Councilors Cogle and Garrett being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

BOARD APPOINTMENTS - ACTION REQUESTED

6. MAYOR'S APPOINTMENTS – ANY NOMINATIONS MAY BE CONFIRMED FOR THIS MEETING:

A. BUILDING AUTHORITY OF COLUMBUS:

A nominee for a vacant seat with a term expiring on March 24, 2025, on the Building Authority of Columbus, (*Mayor's Appointment*). There were none.

B. CONVENTION & VISITORS BOARD OF COMMISSIONERS (CVB):

A nominee for the seat of Miles Greathouse (*Not Eligible to serve another term*) for a term that expired on December 31, 2025, on the Convention & Visitors Board of Commissioners (*Mayor's Appointment*). Mayor Henderson nominated Cesar Bautista to succeed Miles Greathouse on the Convention & Visitors Board of Commissioners. Mayor Pro Tem Allen made a motion for

confirmation, seconded by Councilor Huff and carried unanimously by the six members present, with Councilors Cogle and Garrett being absent for the vote, and Councilors Davis and Hickey being absent from the meeting.

C. PENSION FUND, EMPLOYEES' BOARD OF TRUSTEES:

A nominee for a vacant seat with a term that expired on June 30, 2025, as a representative of the Business Community on the Pension Fund, Employees' Board of Trustees (*Mayor's Appointment*). There were none.

7. COUNCIL APPOINTMENTS – READY FOR CONFIRMATION:

- A. PERSONNEL REVIEW BOARD:** Natalie N. McDowell was nominated to fill the vacant seat of Regular Member 5. (*Mayor Pro Tem Allen's nominee*) Term expires: December 31, 2025. Councilor Tucker made a motion for confirmation, seconded by Councilor Crabb and carried unanimously by the six members present, with Councilors Cogle and Garrett being absent for the vote, and Councilors Davis and Hickey being absent from the meeting.

8. COUNCIL DISTRICT SEAT APPOINTMENTS- ANY NOMINATIONS MAY BE CONFIRMED FOR THIS MEETING:

A. COMMUNITY DEVELOPMENT ADVISORY COUNCIL:

A nominee for the vacant seat of the District 2 Representative for a term expiring on March 27, 2026, on the Community Development Advisory Council (*District 2 – Davis*). There were none.

A nominee for the vacant seat of the District 6 Representative for a term expiring on March 27, 2026, on the Community Development Advisory Council (*District 6 – Allen*). There were none.

A nominee for the vacant seat of the District 8 Representative for a term expiring on March 27, 2026, on the Community Development Advisory Council (*District 8 – Garrett*). There were none.

B. PUBLIC SAFETY ADVISORY COMMISSION:

A nominee for the seat of Paul T. Berry, III (*Not interested in serving another term*) for a term expiring on October 31, 2025, on the Public Safety Advisory Commission (*District 5 – Crabb*). There were none.

A nominee for the seat of Scott Taft (*Not Eligible*) for a term expiring on October 31, 2025, on the Public Safety Advisory Commission (*District 9 – Anker*). There were none.

C. YOUTH ADVISORY COUNCIL:

A nominee for the District 9 Representative on the Youth Advisory Council (*District 9 – Anker*). There were none.

A nominee for the District 10 Representative on the Youth Advisory Council (*District 10 – Chambers*). There were none.

9. COUNCIL APPOINTMENTS – ANY NOMINATIONS WOULD BE LISTED FOR THE NEXT MEETING:

A. ANIMAL CONTROL ADVISORY BOARD:

A nominee for the vacant seat of the Georgia Veterinary Technician with a term expiring on October 15, 2026, on the Animal Control Advisory Board (*Council's Appointment*). There were none.

A nominee for the vacant seat of the Animal Rescue Shelter Representative with a term expiring on October 15, 2026, on the Animal Control Advisory Board (*Council's Appointment*). There were none.

B. KEEP COLUMBUS BEAUTIFUL COMMISSION:

A nominee for a vacant seat with the term expiring on June 30, 2026, as a Senatorial District 29 Representative on the Keep Columbus Beautiful Commission (*Council's Appointment*). Councilor Crabb nominated Kristasia Heath to fill the vacant seat on the Keep Columbus Beautiful Commission.

C. LIBERTY THEATRE & CULTURAL ARTS CENTER ADVISORY BOARD:

A nominee for a vacant seat with a term that expired on August 14, 2025, on the Liberty Theatre & Cultural Arts Center Advisory Board (*Council's Appointment*). There were none.

A nominee for a vacant seat with a term that expires on August 14, 2026, on the Liberty Theatre & Cultural Arts Center Advisory Board (*Council's Appointment*). There were none.

D. NEW HORIZONS BEHAVIORAL HEALTH – MENTAL HEALTH, ADDICTIVE DISEASES AND DEVELOPMENTAL DISABILITIES- COMMUNITY SERVICE BOARD:

A nominee for the seat of Judge David Ranieri (*Does not desire reappointment*) for a term that expired on June 30, 2025, on the New Horizons Behavioral Health – Mental Health, Addictive Diseases and Developmental Disabilities – Community Service Board (*Council's Appointment*). There were none.

E. PERSONNEL REVIEW BOARD:

A nominee for a vacant seat (*Alternate Member 1*) for a term that expires on December 31, 2025, on the Personnel Review Board (*Council's Appointment*). There were none.

A nominee for a vacant seat (*Alternate Member 2*) for a term that expires on December 31, 2025, on the Personnel Review Board (*Council's Appointment*). There were none.

A nominee for a vacant seat (*Alternate Member 3*) for a term that expires on December 31, 2025, on the Personnel Review Board (*Council's Appointment*). There were none.

UPCOMING BOARD APPOINTMENTS:

- A. Airport Commission (Commission Council's Appointment)
- B. Board of Health (Council's Appointment)
- C. Board of Water Commissioners (Council's Appointment)
- D. Housing Authority of Columbus (Mayor's Appointment)
- E. Personnel Review Board (Council's Appointment)
- F. Recreation Advisory Board (Council's Appointment)

PUBLIC AGENDA (continued):

- 2. Ms. Theresa El-Amin, representing Southern Anti-Racism Network, Re: Blight, Demolitions, Racism & Poverty
- 4. Mr. Matthew Gilbert, Re: Stop the Spread of Flock Surveillance – Protect Public Privacy & Trust

EXECUTIVE SESSION:

Mayor Henderson entertained a motion to go into Executive Session to discuss potential litigation and real estate acquisition and disposal as requested by Assistant City Attorney Sheftall. Councilor Tucker made a motion to go into Executive Session, seconded by Mayor Pro Tem Allen and carried unanimously by the six members present, with Councilors Cogle and Garrett being absent for the vote, Councilors Davis and Hickey being absent from the meeting, and the time being 3:52 p.m.

The Regular Meeting was reconvened at 4:16 p.m., at which time, Mayor Henderson announced that the Council did meet in Executive Session to discuss potential litigation and real estate acquisition and disposal; however, there were no votes taken.

ADD-ON RESOLUTION:

Resolution (365-25) – A resolution authorizing payment of \$50,000 to settle all damage claims of Shirmone Edge stemming from the incident which occurred on June 15, 2023, and to execute all appropriate settlement documents to this effect. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Tucker and carried unanimously by the six members present, with Councilors Cogle and Garrett being absent for the vote and Councilors Davis and Hickey being absent from the meeting.

With there being no further business to discuss, Mayor Henderson entertained a motion for adjournment. Motion by Mayor Pro Tem Allen to adjourn the October 14, 2025, Regular Council Meeting, seconded by Councilor Tucker and carried unanimously by the six members present, with Councilors Cogle and Garrett being absent for the vote and Councilors Davis and Hickey being absent from the meeting, and the time being 4:19 p.m.

Lindsey G. McLemore
Clerk of Council
Council of Columbus, Georgia

File Attachments for Item:

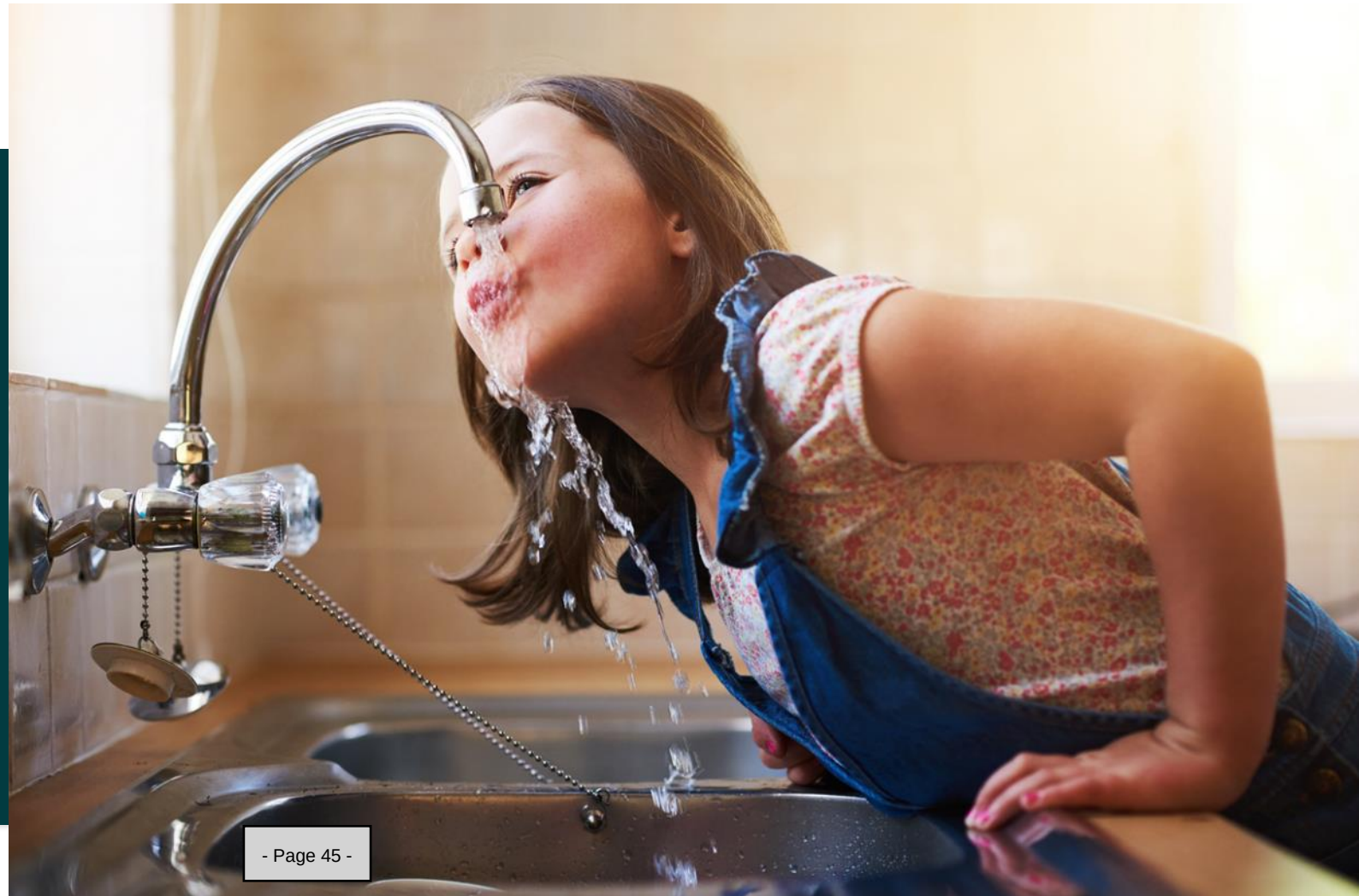
4. Columbus Water Works – Rate Model Study

Presented by: Jeremy Cummings, President of Columbus Water Works

Columbus Water Works

2026 Rate Update

October 28, 2025



Agenda

Review of 2025

Rate Priorities

5-Year Financial Plan

Recommended 2026
Rates



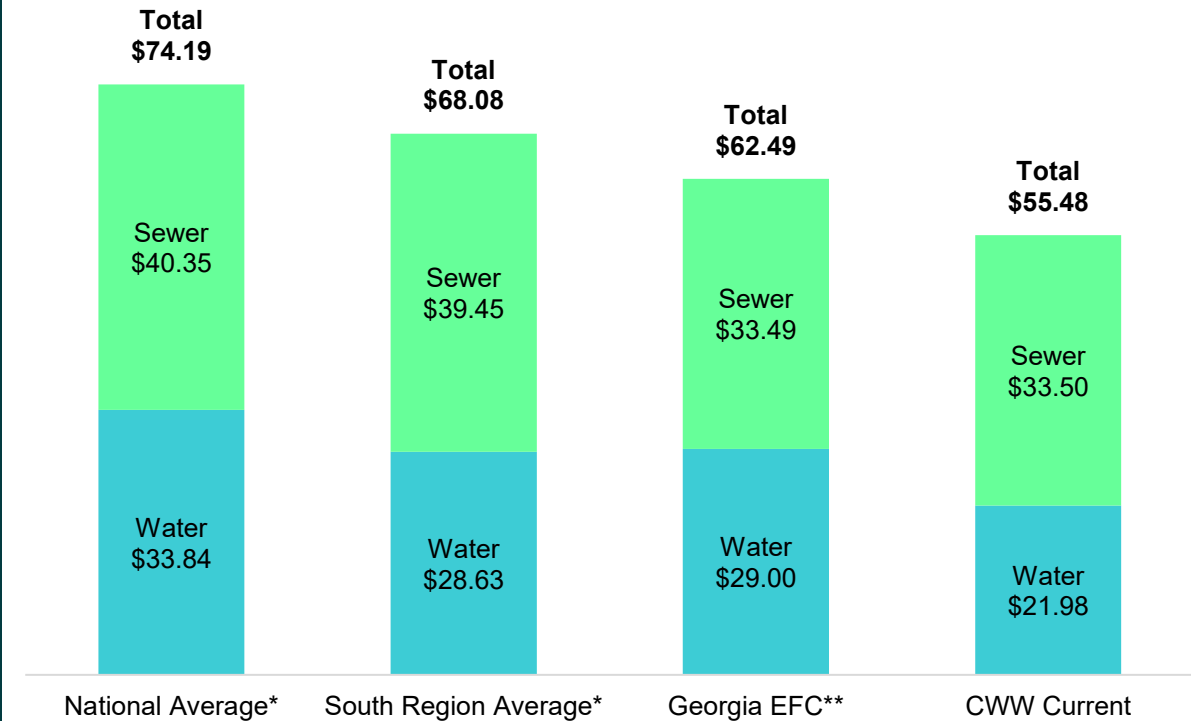
North Columbus Water Resources Facility

Historic Rates & Benchmarks

- Currently, CWW customers pay \$5-20 less per month compared with regional and national averages
- Industry benchmarks for annual rate increases since 2010 is over 5.0%
 - › CWW has historically been below 4%

Customer Bill Benchmarks

5 ccf or 3,750 gallons



CWW service is approximately one penny per gallon of service

* Based on 2024 data from approx. 400 utilities collected by Raftelis.

** Georgia rates based on 2023 data from 376 utilities collected by UNC Environmental Finance Center.

2024-2025 Key Accomplishments

Item #4.

NATIONAL

GWEF Arthur Sidney Bedell Award (Jeremy Cummings)

WEF Volunteer Service Award (John Peebles)

STATE

GAWP Plant of the Year (Fort Benning Water Treatment Plant)

GAWP Plant of the Year (Camp Darby Range)

GAWP Platinum Compliance Award (North Columbus Water Resource Facility)

GAWP Platinum Compliance Award (Fort Benning Water Treatment Plant)

GAWP Platinum Collection System Excellence Award

GAWP Platinum QA/QC Laboratory

GAWP Top Op Water Plant (Dalton Milner)

GAWP President's Volunteer Service Award – Bronze Level

GAWP Lifetime Achievement Award (John Peebles)

LOCAL

Chamber of Commerce PIE Partner at Large

Rate Priorities



Delivering safe/clean water to customers and returning clean water to the river



Infrastructure maintenance and improvements for an aging system (SCWRF)



Regulatory Compliance
- CSOs, Nutrients, PFAS



Cost of operating the systems affected by recent inflation



5-Year Financial Plan



Financial Plan Assumptions

- Forecasted revenues based on conservative water consumption
- Operating costs based on FY2026 budget
- Master capital plan includes projects currently identified
 - › Funded with PAYGO, GEFA, Revenue Bonds and/or Phased Bonds
- Compliance with financial metrics is maintained

Capital spending focused on renewal of aging infrastructure and regulatory compliance

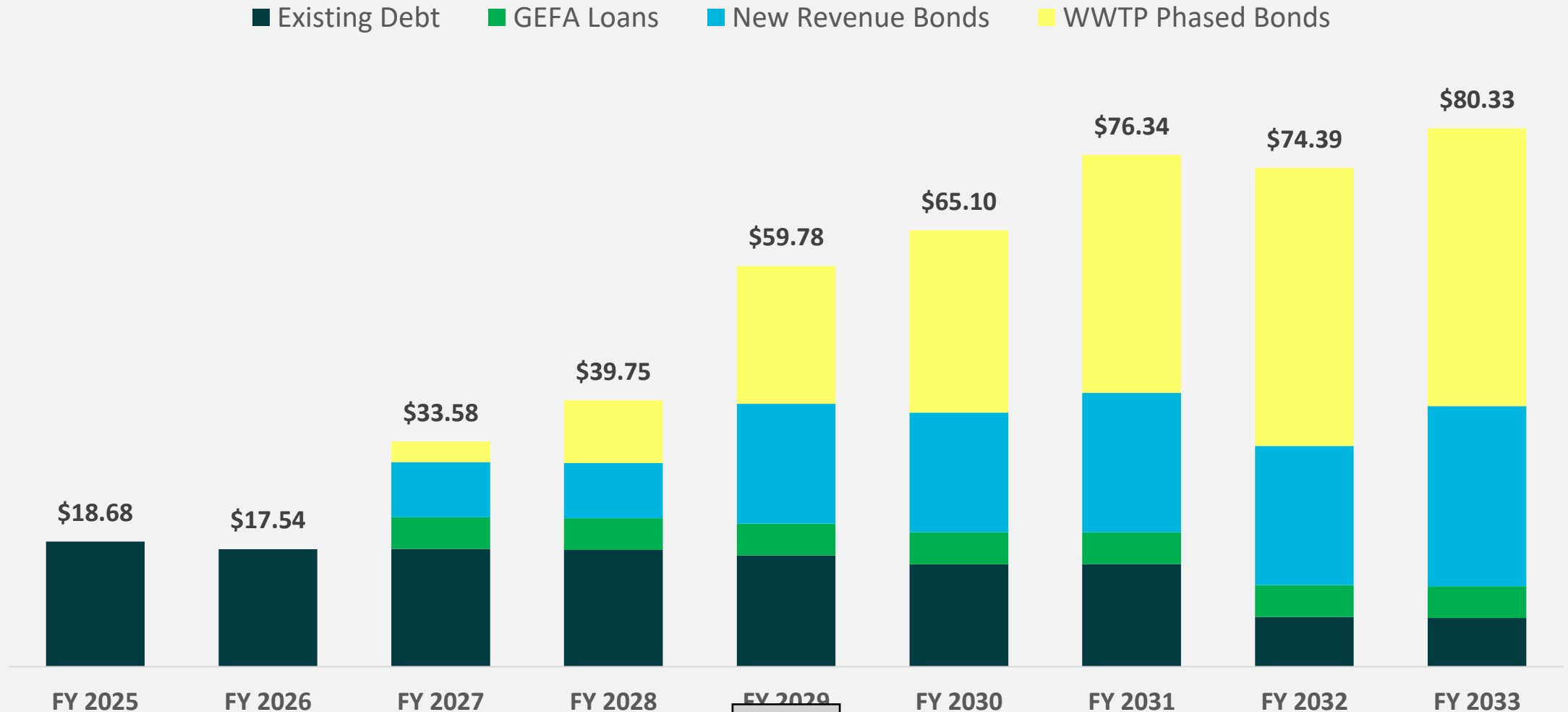
Item #4.

The biggest driver of future rate increases!

- Wastewater Treatment Facility rebuild given its age and condition
- Nutrient permit limits based on State requirements
- Reducing and mitigating PFAS in Columbus and at Ft. Benning
- Continuing to control and limit CSOs

Capital Improvements Plan	2026	2027	2028	2029	2030	2031	2032
Master Planning Projects	\$110 M		\$40 M		\$40 M		\$80 M
Admin Building and Campus	\$15 M						
WWTP Rebuild		\$75 M	\$150 M	\$150 M	\$150 M	\$80 M	\$45 M
FB PFAS Improvements			\$100 M				
Cash Placeholder			\$3 M	\$3 M	\$3 M	\$3 M	\$3 M
Grand Total	\$125 M	\$75 M	\$293 M	\$153 M	\$193 M	\$83 M	\$128 M

Forecast of Existing and Future Debt



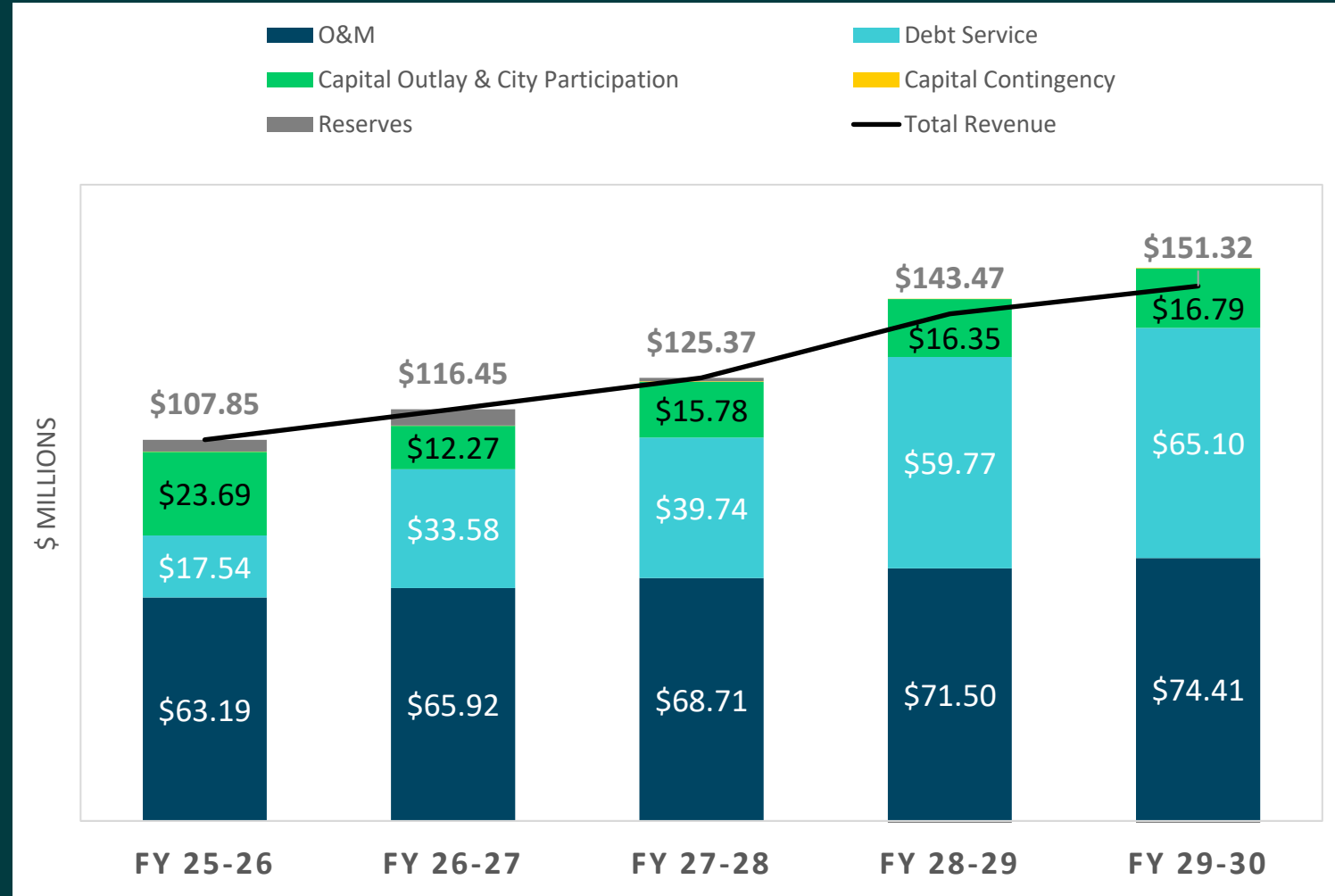
Recommended 2026 Rates



Financial Plan Summary

- Capital plan leads to increasing debt service
- 4.95% annual rate increases
- New Regulatory Compliance Fee
 - › \$5 for residential
 - › \$10 for small non-residential
 - › \$25 for large non-residential
 - › Will gradually increase at same time as debt service

Item #4.



Monthly rates increase at historical levels, supported by Regulatory Compliance Fee

Item #4.

- Rate adjustments in 2027 and beyond are estimated
- CWW will continue to evaluate future rate needs annually

	2026	2027	2028	2029	2030	2031
Water Rates	4.95%	4.95%	4.95%	4.95%	4.95%	4.95%
Wastewater Rates	4.95%	4.95%	4.95%	4.95%	4.95%	4.95%
CSO Charge	4.95%	4.95%	4.95%	4.95%	4.95%	4.95%
<u>Regulatory Compliance Fee</u>						
Residential	\$ 5.00	\$ 10.00	\$ 15.00	\$ 20.00	\$ 20.00	\$ 20.00
5/8" & 1" Non-res ¹	\$ 10.00	\$ 15.00	\$ 20.00	\$ 25.00	\$ 30.00	\$ 30.00
Large Non-res	\$ 25.00	\$ 40.00	\$ 55.00	\$ 70.00	\$ 85.00	\$ 100.00

¹ Schools and City government accounts will be assessed the small non-residential charge

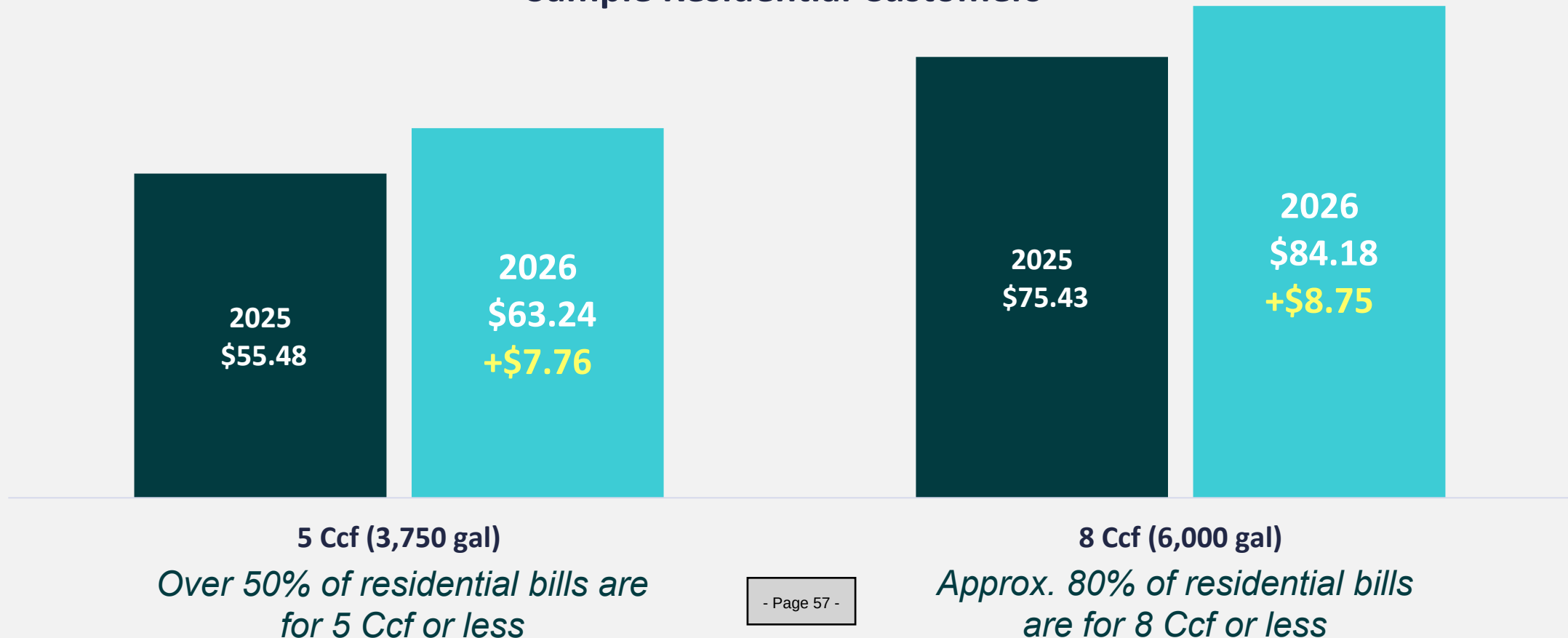
Monthly Residential Customer Bills

Item #4.

Water, Sewer, and CSO

A monthly increase of \$7.00 to \$9.00 is expected for most residential customers, primarily driven by the new Regulatory Compliance Fee of \$5.00.

Sample Residential Customers



Customer Assistance Options

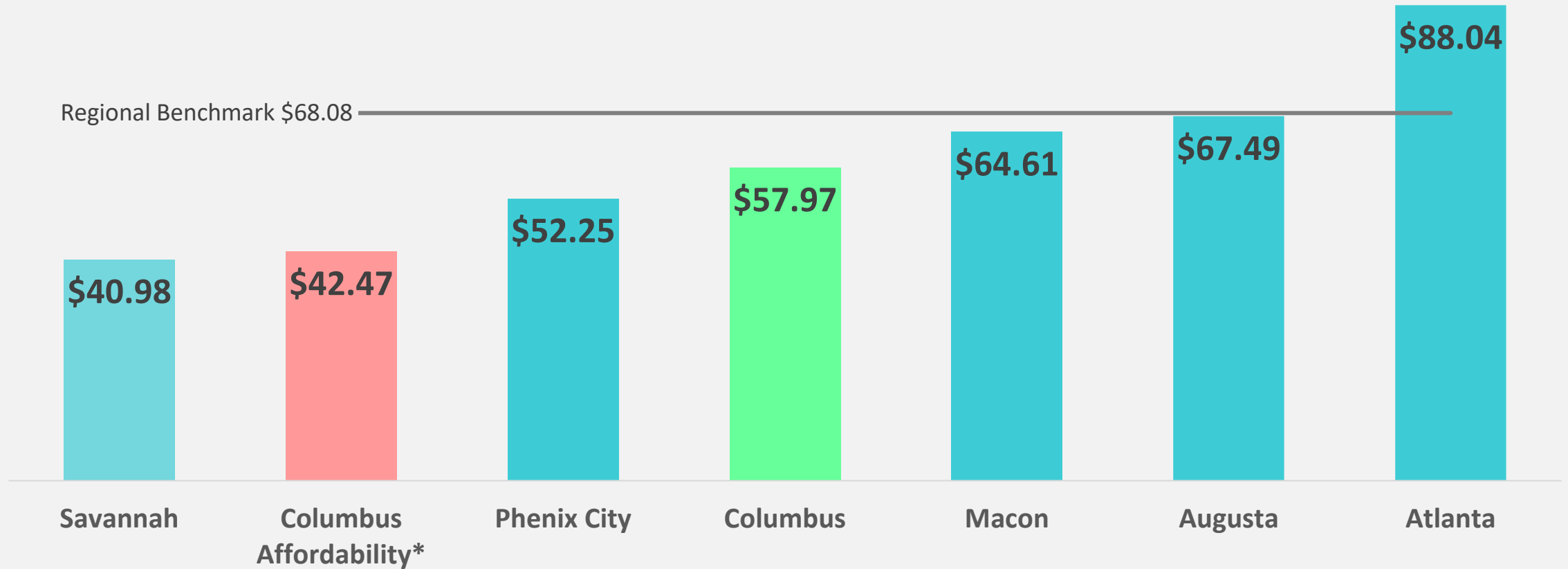
- Existing Low Income Credit Program
 - › Provides a monthly \$10.50 credit for qualifying residential customers (288 participants)
 - › New Regulatory Compliance Fee will not be charged to enrolled customers
 - › Automatically applied for customers enrolled in City's reduced rate trash program
- Payment plans available and other flexible billing arrangements

Key Bill Comparison

Water and Sewer

Item #4.

5 Ccf or 3,750 gallons residential bill – Proposed
CWW Rates



Note: Rates for comparison communities are current as of October 2025, but do not include increases they may implement in 2026.

* The Low-Income Credit Program provides a monthly \$ credit for qualifying residential customers

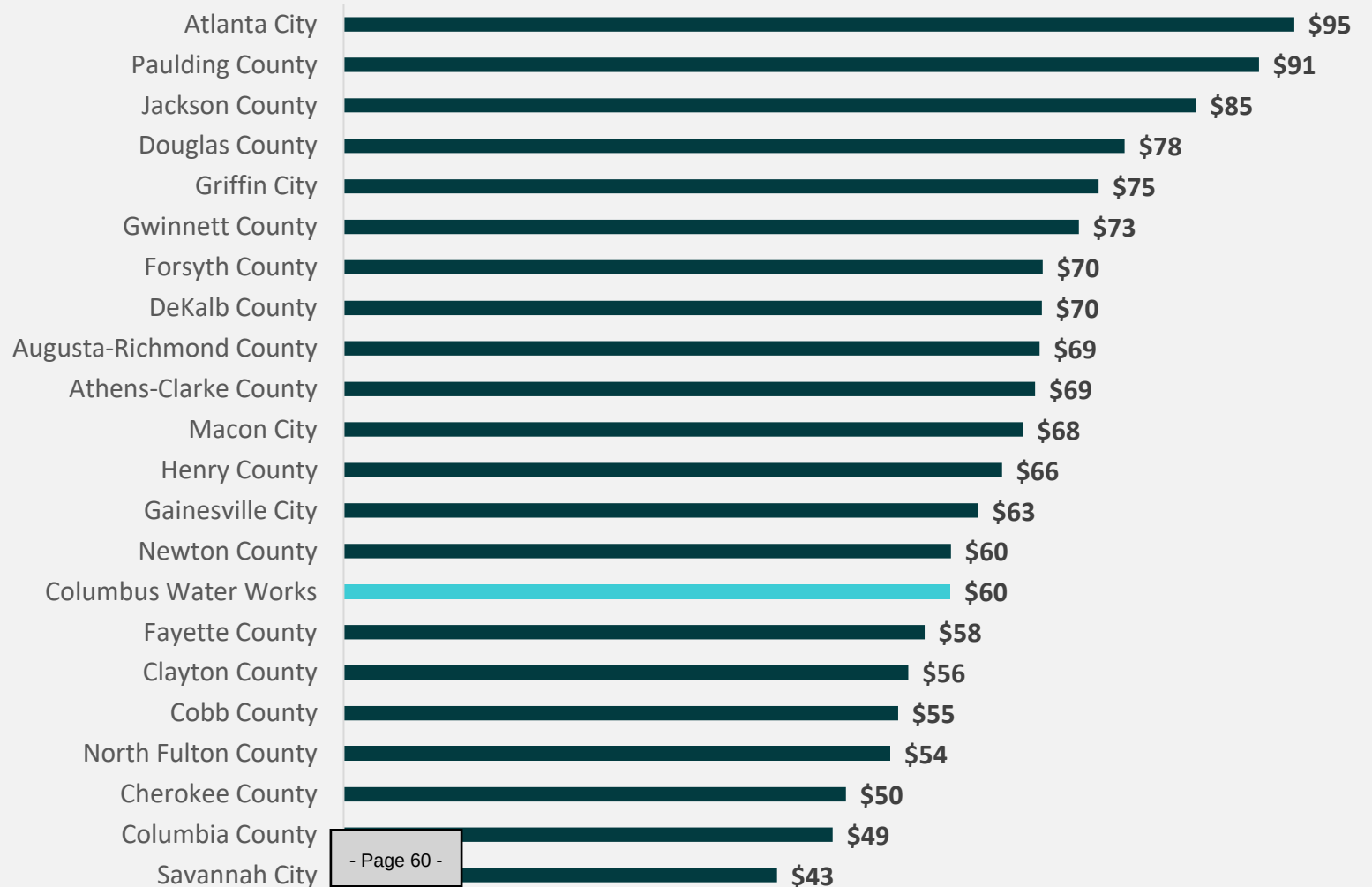
Peer Utility Comparison - Statewide

Item #4.

A 4,000-gallon bill in Columbus is lower than most peers in Georgia

**Data from survey is presented in gallons which is why the total bill is slightly higher than the bill presented on slide 20.*

Water & Sewer Combined Bill (4,000 gallons, 5.3 ccf)



2026 Water Base Charges & Volume Rates

Item #4.

Bills Rendered as of January 1, 2026

Meter Size	Current Charge	Proposed Charge
5/8"	\$ 10.63	\$ 11.16
3/4"	\$ 10.63	\$ 11.16
1"	\$ 18.59	\$ 19.53
1-1/2"	\$ 31.85	\$ 33.48
2"	\$ 47.77	\$ 50.22
3"	\$ 90.20	\$ 94.86
4"	\$ 137.95	\$ 145.08
6"	\$ 270.56	\$ 284.58
8"	\$ 429.68	\$ 451.98
10"	\$ 615.35	\$ 647.28

Block	Current Rate (per CCF)	Proposed Rate (per CCF)
Non-Industrial		
1 (to 15 CCF)	\$2.27	\$2.38
2 (> 15 CCF)	\$2.52	\$2.64
Industrial		
1 (to 15 CCF)	\$2.27	\$2.38
2 (> 15 CCF)	\$2.19	\$2.30

2026 Wastewater & CSO Charges

Item #4.

Bills Rendered as of January 1, 2026

Current Base Charge	Proposed Base Charge	Regulatory Compliance Fee
\$ 6.58	\$ 6.91	Residential: \$5 Small Non-Res ¹ : \$ 10 Large Non-Res : \$25

Block	Current Rate (per ccf)	Proposed Rate (per ccf)
1 (to 15 ccf)	\$ 4.38	\$ 4.60
2 (> 15 ccf)	\$ 3.54	\$ 3.72

CSO Block	Current Charge	Proposed Charge
0 to 4 ccf	\$ 0.00	\$ 0.00
5-15 ccf	\$ 5.02	\$ 5.27
16-204 ccf	\$ 10.05	\$ 10.55
205-1004 ccf	\$ 100.47	\$ 105.44
Over 1004 ccf	\$ 2	\$ 301.30

- Page 62 -

¹ Schools and City government accounts will be assessed the small non-residential charge

Changes Ahead for Your Water Bill

- 4.95% rate increase & implementation of a new regulatory compliance fixed fee
- A monthly increase of \$7.00 to \$9.00 is expected for most residential customers
- Low-Income Credit customers receive a total of \$15.50 towards bill

Q&A

Thank you!

Contact:

Joe Crea
513 818 4145 / jcrea@raftelis.com



File Attachments for Item:

5. Transition Audit Report for Clerk of Council

Presented by: Donna McGinnis, Internal Auditor/Compliance Officer

1

Transitional Audit of the Clerk of Council's Office October 28, 2025

Presented by: Donna L.
McGinnis, CPA, CFE
Internal Auditor/Compliance
Officer, Jonathan Smith,
Benjamin Meadow & Grant
Conaway, Forensic Auditors

2

Audit Authorization

The audit was authorized by
City Council on July 22, 2025.

3

Audit Process

Authorization of Audit

Development of Audit Program

Entrance Conference With
Auditee

Conduct of Fieldwork

4

Audit Process (Continued)



5

Audit Scope

Organizational Structure of
the Clerk of Council's
Office.

Operations.

Assessment of Equipment &
Facilities.

Financial Position.

6

Audit
Recommendations

Recommend the purchase of a contract management system such as Cobble Stone or Contract Safe, which would more effectively manage the large capacity of agreements that are approved by resolution. Product selection should involve collaboration with IT, and if customized, will cost approximately \$6,948 annually.



Recommend that the currently vacant Support Clerk II be filled and accommodated in order to implement and maintain the secured contract management system. This position would also be responsible for maintaining and destroying such records according to the Local Government Records Retention Schedule set by Georgia Archives, University System of Georgia.



Recommend streamlining repetitive workflow through the use of AI technology. Such technology is now in use by Municipal Clerks nationwide with noted success with leading vendors. Once again collaboration with IT will ensure success.

7

Audit Recommendations (continued):



Recommend that the Cemetery plot availability & confirmation process be fully transferred to the Public Works-Cemetery Division. Grieving citizens would benefit from a streamlined one-stop solution.

8

Our hard-working Clerk of Council's Office Team



9 Questions

Are there any questions from City Council or Executive Management regarding this report?



Columbus Consolidated Government

Georgia's First Consolidated Government

Post Office Box 1340
Columbus, Georgia 31902-1340

Item #5.

Donna L. McGinnis, CPA, CFE
Internal Auditor / Compliance Officer

CLERK OF COUNCIL TRANSITIONAL INTERNAL AUDIT

706 225-3119
FAX: 706 225-4447
McGinnis.Donna@columbusga.org

October 28, 2025

AUDIT AUTHORIZATION

This transitional departmental audit was authorized by the City Council on July 22, 2025. Fieldwork began on August 4, 2025, with the audit completed by Internal Auditor Donna McGinnis, accompanied by Forensic Auditors Jonathan Smith, Benjamin Meadow and Grant Conaway.

BACKGROUND

The Clerk of Council's Department is the administrative arm of the City Council. The Clerk prepares and maintains the minutes of Columbus Council meetings. A comprehensive index file of ordinances and resolutions adopted by the City Council is processed and maintained by the Clerk. Additionally, the Clerk is responsible for maintaining and updating the official copy of the Columbus Code and is a supplemental service to departments and paid subscribers. Furthermore, the office is responsible for maintaining and updating the official ownership records for the City's four cemeteries.

THE TEAM

Clerk of Council Lindsey McLemore leads the department, accompanied by Deputy Clerk of Council Tameka Colbert. The team also includes Brittany Jones, Assistant Deputy Clerk of Council and Latreshia Cazeau, Support Clerk.

AUDIT SCOPE

The Audit Scope is intended to address all material aspects of the Clerk of Council's Department. Material aspects included, but were not limited to organizational structure, policies and procedures, compliance reporting, strategic planning, payroll, budgetary control, and training.

AUDIT PROCESS

The Audit Process began with the authorization of the audit. An audit program was developed to address the material aspects of the transitional audit, followed by the entrance conference with the Clerk of Council's team along with the Internal Auditor and our Forensic Auditors. During the conference, those present discussed the preliminary audit program items and were invited to suggest additional areas for inclusion in audit fieldwork.

The audit techniques included reviews of documents and manuals, physical verification of employees and assets, examination of reports prepared by the department and others from independent sources, reviews of strategic planning, interviews, meeting observations, independent verifications, and other appropriate techniques.

During the audit, management was briefed on findings and potential recommendations. Following the audit, a draft report is presented to department management for review and response. A final report including the departmental response is then prepared and distributed to department management, the Mayor and Council, concurrently. A presentation to Council is scheduled to address any questions or concerns that they may have and to avail it to the public. The auditor provides follow-up later to ensure that agreed-to recommendations have been implemented and are properly implemented.

FIELDWORK ACTIVITIES

Fieldwork began with an introductory meeting as well as some after council meeting observation of the Clerk of Council workplace. Workers were observed doing their typical after-meeting jobs which included: approving meeting minutes, writing the summary minutes, and re-watching the city council meeting to write the official minutes. As we observed, we could tell that the days following city council meetings are packed, but so are most days.

During our time with the Clerk of Council, we went through the processes involved in organizing and managing official documents, contracts, etc. Many of these documents won't be used for a year or more but still need to be properly stored and accessible for future references. One of the recurring challenges is that individuals submitting contracts often fail to follow any formal structure or standards. As a result, the Clerk of Council is left to correct errors and finalize documents, adding unnecessary strain to an already demanding workload. Without a clear system in place for submissions, there is a noticeable disconnect between what is expected and what is delivered. We observed some of the tools they use, but it's clear that a more tailored file management system could significantly improve efficiency, especially for frequently mishandled contract types.

On second visit, we learned about the various city boards and noticed that our city has more boards than most, yet many struggle with basic compliance. Several boards are delinquent in submitting required documents and records of meetings, often turning them in late or inconsistently. This reflects poorly on the Clerk of Council, who is responsible for reporting this information using whatever data is available—even when it's outdated. The current lack of accountability allows these boards to operate without structure, which undermines the city's transparency and professionalism. There should be clear expectations and consequences, including the possibility of disbanding non-compliant boards. Overall, it's evident that the Clerk of Council's office wears many hats, and both the contract and board management systems would benefit from improved structure and enforceable guidelines.

We also observed a workday not directly after a city council meeting which was highlighted by Board/Committee compliance dealt with by Clerk of Council Lindsey McLemore. This was a tedious process as most of the Boards that the Clerk of Council deals with are inconsistent with their meeting minutes as well as overall compliance.

A payroll audit was conducted to confirm the physical existence of all paid personnel, and no discrepancies were noted. The timekeeping and documenting procedure is standard, as the role is designated to one individual with exclusive rights within Advantage software to record and submit to the department supervisor for approval and send off.

FINDINGS

1. Since the passing of former Clerk of Council Sandra Davis, there has been a concentrated effort to cross train across the team, though the effort is challenged by calendar deadlines.
2. The Support Clerk II position has been vacant since February of 2025.
3. The current team collaborates well together and effectively addresses a challenging workflow, with numerous requests presented. The team wears many hats-for Council and our citizens.
4. When considering similar activities in sister cities, our Clerk of Council supports 43 advisory councils or boards, with the same roster count as cities with only 10-12 boards.
5. The creation of Standard Operating Procedures for the Clerk of Council's Office has begun. Members of staff are creating SOPs based on their individual duties and forwarding them to the Clerk of Council for review and approval.
6. The Clerk of Council serves as a "librarian" for CCG's operating departments, maintaining copies of operating agreements approved by Council resolution, contracts and memorandums of understanding. Department inquiries are common when copies of documents need retrieval.
7. The Clerk of Council also assists the City Attorney's Office in responding to Open Records Requests.
8. The Clerk of Council also assists citizens with Public Agenda scheduling and requests to appear at City Council meetings.
9. The Clerk of Council maintains ownership records for city-owned cemeteries, and issues interment authorizations, working in collaboration with the Public Works Department-Cemeteries Division to verify and confirm space availability. This collaboration responds to inquiries from grieving families as they complete arrangements for loved ones.
10. The Clerk of Council submits and manages City Council and Clerk of Council budgets.
11. The Clerk of Council books travel arrangements for City Councilors.

12. The Clerk of Council's staff acts as the secretary for the Budget Review Committee, Board of Honor, Audit Committee, Charter Review Commission, and other sub-committees created by Council.

RECOMMENDATIONS

1. A Contract Management System such as Cobble Stone or Contract Safe should be purchased, which would more effectively manage the large capacity of agreements that are approved by resolution. In selecting a system, it would be important to work with an Application Developer within CCG's IT Department in order to ensure that we can customize the selected application to meet our needs by allowing CCG Departments to be held responsible for filing the fully executed agreements with the Clerk of Council's Office and then making those agreements accessible to all departments. The anticipated cost of such a customized system is \$6,948 annually.
2. While a Support Clerk II position has been vacant for several months, the current allocation of office space doesn't support this much needed hire. This position should be filled and accommodated to maintain any contract management system that is secured and put in place, ensuring that all agreements approved by resolution are filed in the Clerk of Council's Office. This position would also be responsible for maintaining and destroying these records according to the Local Government Records Retention Schedule set by Georgia Archives, University System of Georgia.
3. Workflow is challenged with many days and hours dedicated to the preparation of minutes, through the review of videos of Council meetings. Lengthy discussions, referrals, and statements made for the record are reviewed several times to ensure accuracy. Across the country, Municipal Clerks are beginning to streamline such repetitive workflow using AI technology, and there is noted success with leading vendors. Artificial Intelligence still should be carefully vetted, as there are risks, and it would be important to work with an Application Developer within CCG's IT Department in selecting a vendor who can best meet CCG's needs.
4. Currently, there is a multi-department process for confirmation and planned internment of loved ones in CCG's Cemeteries. Citizens are reaching out for confirmation of plot availability when they anticipate the loss of a loved one or upon a sudden death. The current process across both departments can take several days to complete based upon current staffing and scheduled deadlines. It is recommended that the responsibility be fully transferred to the Public Works-Cemetery Division. Grieving citizens would benefit from a streamlined process.

AUDITEE RESPONSE

The Clerk of Council's Office serves as the administrative arm of the Columbus, Georgia City Council, providing essential support through records management, documentation of government proceedings, and a deep foundation of institutional knowledge. The Office fulfills a wide range of responsibilities and is relied upon by both city officials and the community at large.

As expectations for transparency and accessibility in local government continue to grow, the Clerk of Council's Office is committed to meeting these demands by working closely with citizens and CCG departments to better understand their needs. We are dedicated to implementing strategies that strengthen accountability, improve accessibility, and modernize operations. Our mission is to carry out this vital role at the highest standard, moving beyond "the way it has always been done" to embrace technology-driven solutions that expand access to information and build stronger connections between citizens and their local government.

Finding(s):

#1 Cross Training

#5 Standard Operating Procedures (SOPs)

Response:

The Clerk of Council's Office acknowledges that the lack of formal cross-training and fully established Standard Operating Procedures has created operational challenges and increased the burden of redistributing duties. With continuous deadlines and frequent requests, staff capacity to dedicate time to these critical areas has been limited. To address this, a shift in strategy has been implemented, with staff adjusting, to ensure essential functions are met while gradually progressing toward the development of cross-training initiatives and formalized procedures.

Finding(s):

#2 Support Clerk II Position Vacancy

Recommendation(s):

#2 Support Clerk II Duties

Response:

The Clerk of Council's Office acknowledges that the Support Clerk II position, one of five departmental positions, has remained vacant since August 11, 2025. A vacancy has been ongoing in the Clerk of Council's Office since February, stemming from internal promotions and the budgetary reallocation needed to reclassify the part-time Deputy Clerk Pro Tem position into a full-time Assistant Deputy Clerk role.

To effectively manage the recommended contract management system and meet the department's growing record-keeping needs, an additional position is needed; however, the allocated office space in the final office location does not support this. The Clerk of Council is requesting that the vacant Support Clerk II position be reclassified as a Records Coordinator position. This reclassification would accurately reflect the expanded duties and responsibilities associated with records management.

As part of this role, the employee would be required to complete the 15-hour State Mandated Training for clerks pursuant to O.C.G.A. 36-1-24 and 36-45-20, which addresses record-keeping requirements and retention schedules for local governments.

Finding(s):

#4 Board, Commissions and Authorities

Response:

The Clerk of Council's Office manages 43 boards, commissions, and authorities with 347 seats, generating a constant flow of requests and administrative demands. Advisory boards, in particular, have become inefficient—often meeting only for departmental updates with little action—leading to quorum issues, vacancies, and declining participation. This workload strains staff resources and diverts time from core responsibilities. To improve efficiency, ensure compliance, and strengthen engagement, the Clerk of Council recommends reducing the number of advisory boards.

Finding(s):

#6 Agreements

Recommendation(s):

#1 Contract Management System

Response:

As custodian of records, the Clerk of Council's Office is responsible for maintaining all agreements approved by resolution. Each originating department must ensure that a fully executed copy of its agreements is submitted to the Clerk's Office. Given that retention periods vary by agreement type, a contract management system would allow departments to enter the required details to determine appropriate destruction dates, ensuring strict adherence to the Local Government Retention Schedules approved by the State Records Committee of Georgia.

Implementation of a contract management system would also enhance efficiency by enabling the Clerk's Office to track submissions, manage retention schedules, issue Certificates of Destruction, and respond more effectively to departmental inquiries and open records requests. To successfully operate this system and manage the significant volume of agreements.

Finding(s):

#12 Clerk of Council's Office Serving as Board Secretary

Recommendation(s):

#3 Council Minute Preparation – AI Technology Assistance

Response:

The Clerk of Council is responsible for preparing agendas, summary minutes, and official minutes for the City Council, Budget Review Committee, Charter Review Commission, Board of Honor, Audit Committee, and other sub-committees created by Council. These responsibilities are highly time-intensive, with the preparation of official minutes of City Council being the most demanding. City Council meetings are lengthy and include numerous referrals, official statements, and actions, requiring several days to accurately compile into the official record.

This process is further complicated when meetings occur in close succession, sometimes the following week, leaving staff with limited time to complete minutes while also preparing for the next meeting. The compressed timelines force staff to prioritize deadlines at the expense of other duties, creating inefficiencies across the office.

The implementation of AI technology could significantly improve efficiency in preparing minutes, ensuring that the Clerk of Council's Office can remain compliant with the Georgia

Open Meetings Act, maintain transparency with the public, and provide timely support not only to City Council but also to the additional committees it serves.

Finding(s):

#9 Cemetery Ownership Records and Interment Authorizations

Recommendation(s):

#4 Cemetery Processes

Response:

The Clerk of Council's Office serves as custodian of ownership records for city-owned cemeteries, working in collaboration with the Cemetery Division of Public Works to process interment authorizations, assist with future arrangements, and respond to inquiries regarding space availability. Depending on prior usage of a cemetery lot, staff must often conduct detailed research using burial records accessible only through the Public Works website. In many cases, additional resources such as *FindaGrave.com* are consulted to establish lineage, as ownership records were not consistently transferred in past generations.

This outdated process is time-consuming, and places added stress on grieving families and funeral directors who require timely confirmations to complete arrangements. Implementing dedicated cemetery management software is essential to streamline operations, bridge the Clerk of Council's Office and the Cemetery Division, and ensure this sensitive service is delivered with accuracy, compassion, and efficiency.

File Attachments for Item:

1. 2nd Reading- REZN-07-25-1385: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **1420 Wynnnton Road** (parcel # 026-024-001) from Residential Office (RO) Zoning District to Single Family Residential 2 (SFR2) Zoning District. (Planning Department and PAC recommend approval.)(Councilor Cogle)

ORDINANCE
NO. _____

An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **1420 Wynnton Road** (parcel # 026-024-001) from Residential Office (RO) Zoning District to Single Family Residential 2 (SFR2) Zoning District.

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 Residential Office (RO) Zoning District to Single Family Residential 2 (SFR2) Zoning District.

All that lot, tract and parcel of Land situate, lying and being in the City of Columbus, County of Muscogee, State of Georgia, being part of Land Lot 60 of the Coweta Reserve, as shown upon a map or plat entitled "Property of Mrs. Walter A. Richards", said map or plat being recorded in Plat Book 38, Page 37, in the Office of the Clerk of the Superior Court of Muscogee County, Georgia.

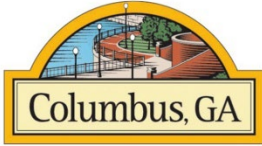
The above-described property is conveyed together with and/or subject to all valid and enforceable restrictive covenants, zoning ordinances and easements of record.

Introduced at a regular meeting of the Council of Columbus, Georgia held on the 14th day of October 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	voting _____
Councilor Huff	voting _____
Councilor Tucker	voting _____

Lindsey G. Mclemore
Clerk of Council

B. H. "Skip" Henderson, III
Mayor



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 PLANNING DEPARTMENT

COUNCIL STAFF REPORT

REZN-07-25-1385

Applicant:	Charly Vazquez
Owner:	Charly Vazquez
Location:	1420 Wynnton Road
Parcel:	026-024-001
Acreage:	1.24 Acres
Current Zoning Classification:	Residential Office
Proposed Zoning Classification:	Single Family Residential - 2
Current Use of Property:	Vacant
Proposed Use of Property:	Single Family Residential
Council District:	District 7 (Cogle)
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 D
Current Land Use Designation:	Single Family 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.
Traffic Impact:	The proposed rezoning from RO to SFR2 for a single-family house at 1420 Wynnton Road will result in a significant reduction in traffic compared to potential office development under the current zoning. The projected trip generation of 9 daily trips and 1 trip per peak hour will have a negligible impact on the existing LOS B of Wynnton Road. The development aligns with the residential character of the surrounding community and is unlikely to exacerbate traffic or congestion issues.
Surrounding Zoning:	North South East West Residential Multifamily – 2 (RMF2) Residential Multifamily – 2 (RMF2) Residential Multifamily – 2 (RMF2) Residential Multifamily – 2 (RMF2)
Reasonableness of Request:	The request is compatible with existing land uses.
School Impact:	N/A
Buffer Requirement:	N/A
Attitude of Property Owners:	Thirty Five (35) property owners within 300 feet of the subject properties were notified of the rezoning request. The Planning Department received no calls and/or emails regarding the rezoning. Approval Opposition 0 Responses 0 Responses

Additional Information:

Existing Single Family residence. Property is within the Wynns Hill Overlook Historic District and subject to regulations.

Attachments:

Aerial Land Use Map
Location Map
Zoning Map
Existing Land Use Map
Future Land Use Map

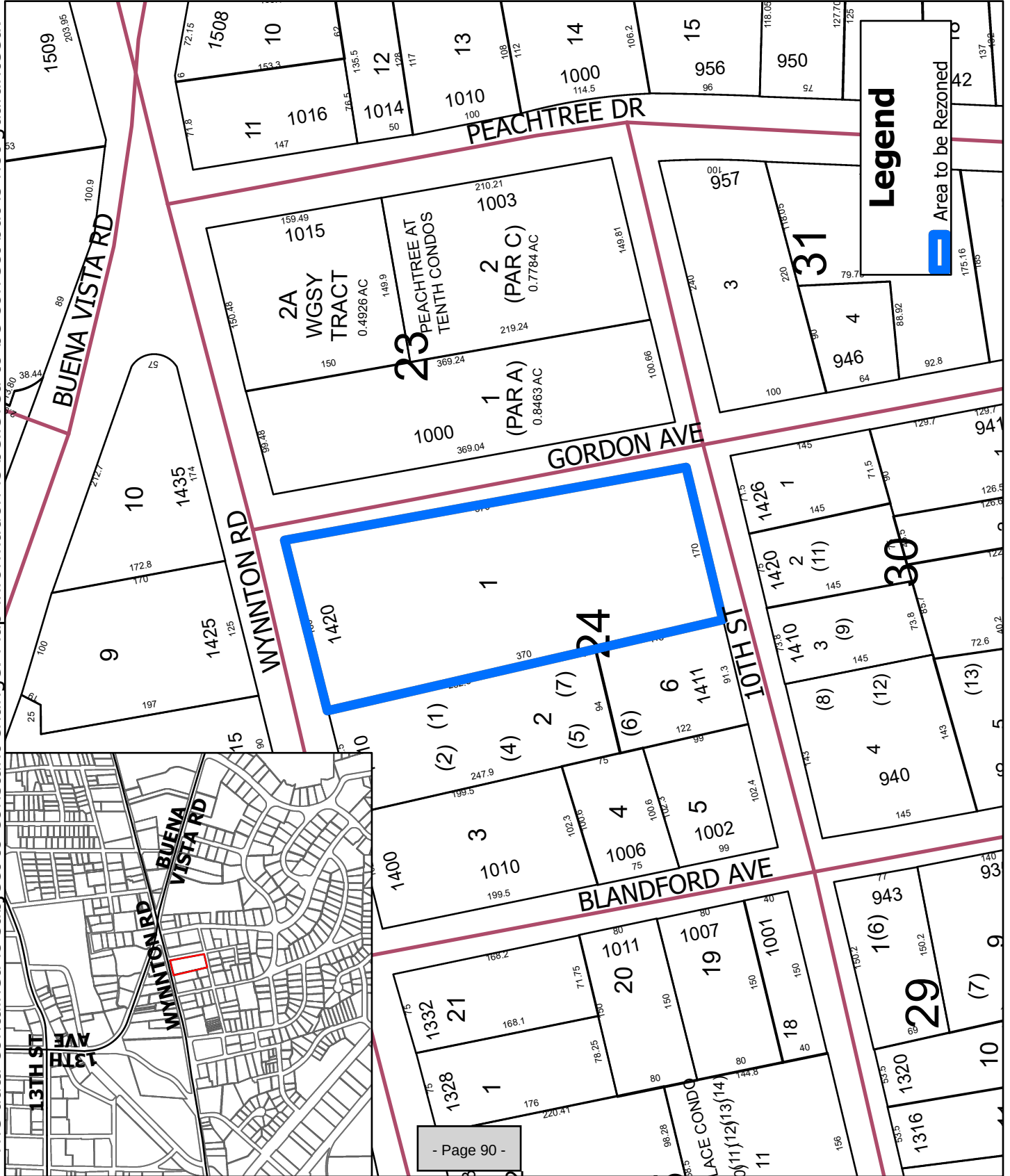
REZN-07-25-1385 | 1420 Wynnton Road | Aerial Map

This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.



REZN-07-25-1385 | 1420 Wynnton Road | Location Map

This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.



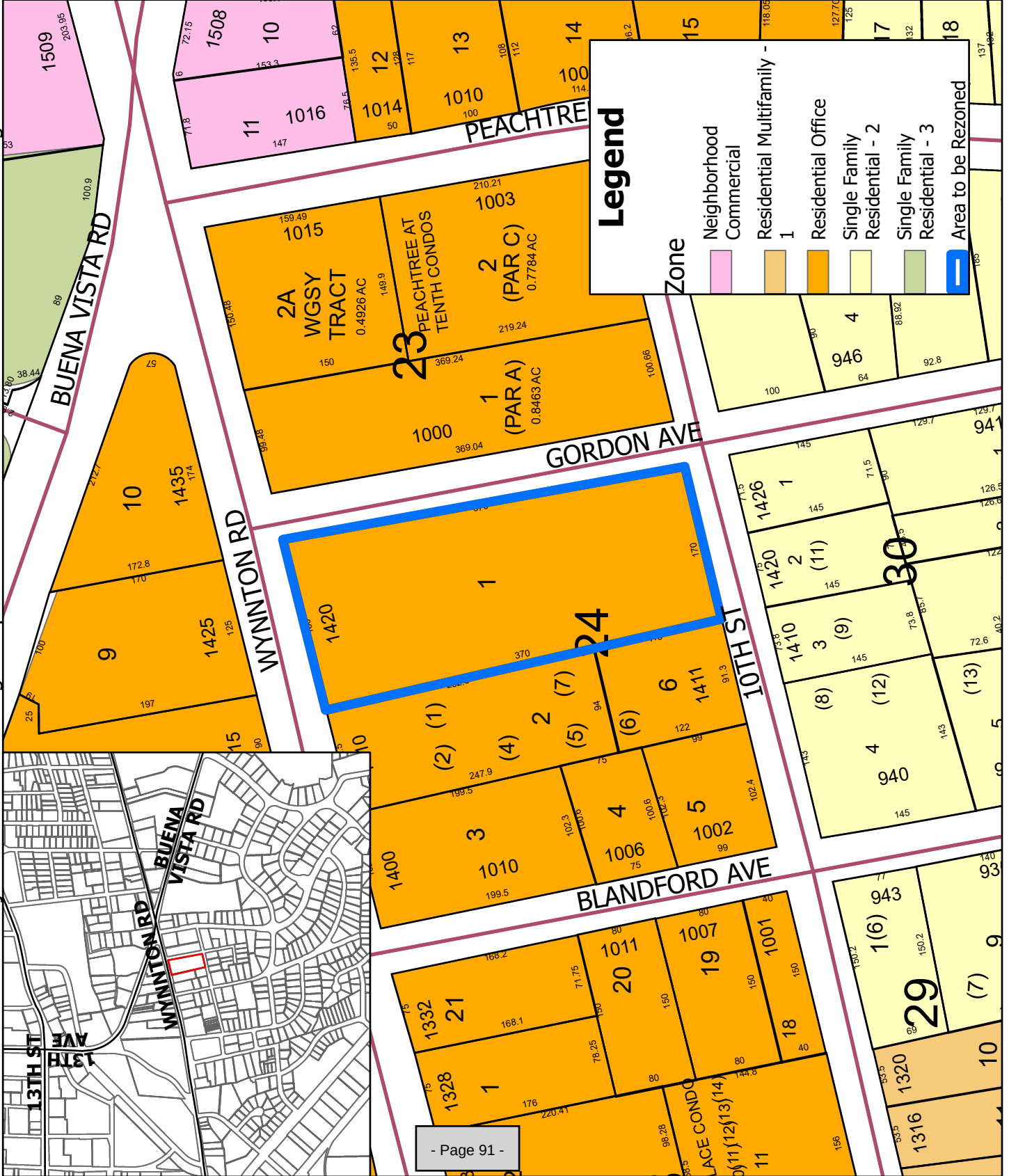
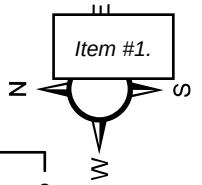
REZN-07-25-1385 | 1420 Wynnton Road | Zoning Map

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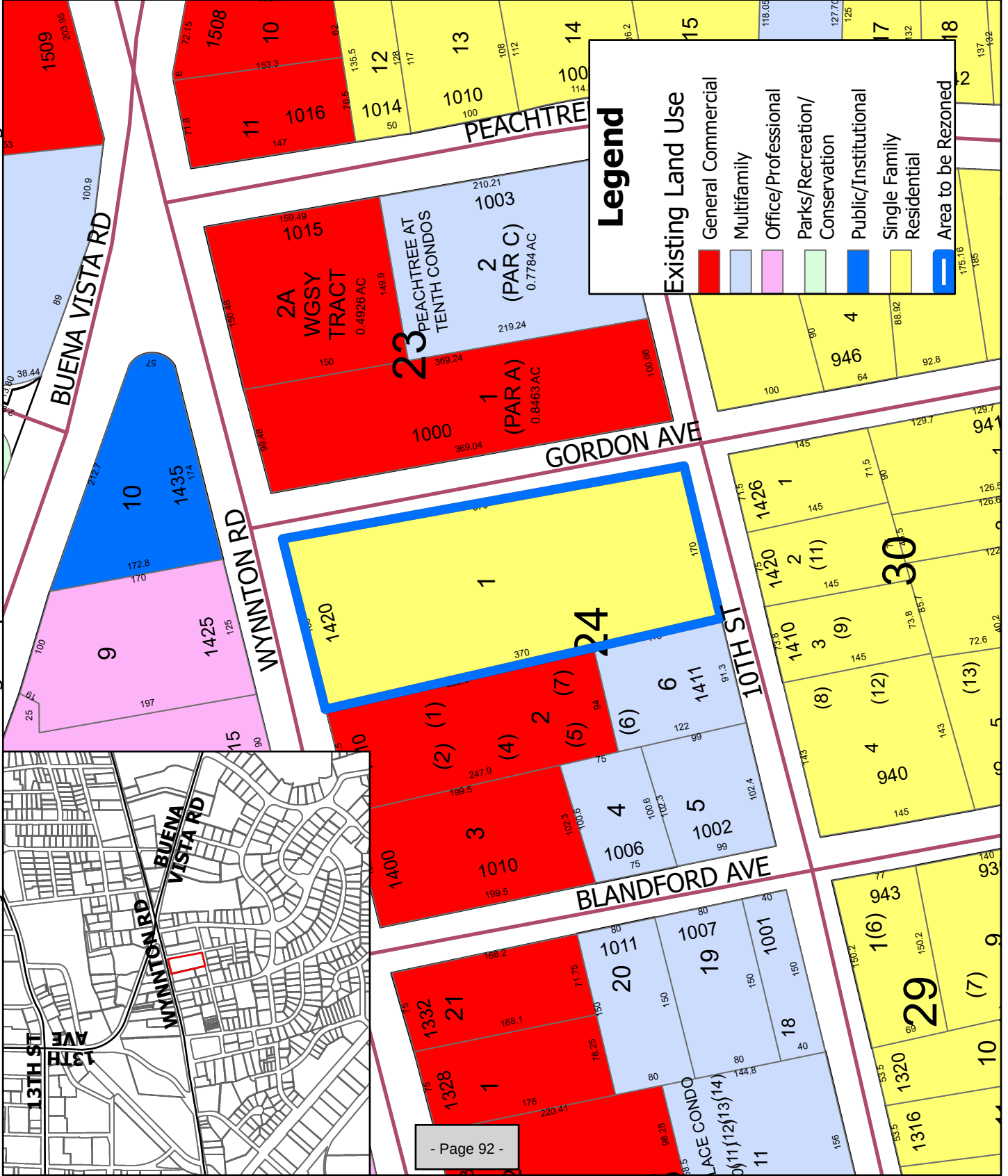
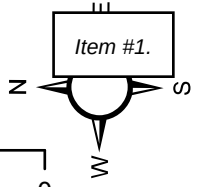
REZN-07-25-1385 | 1420 Wynnton Road | Existing Land Use Map

This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.



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Date Printed: 7/28/2025 11:08



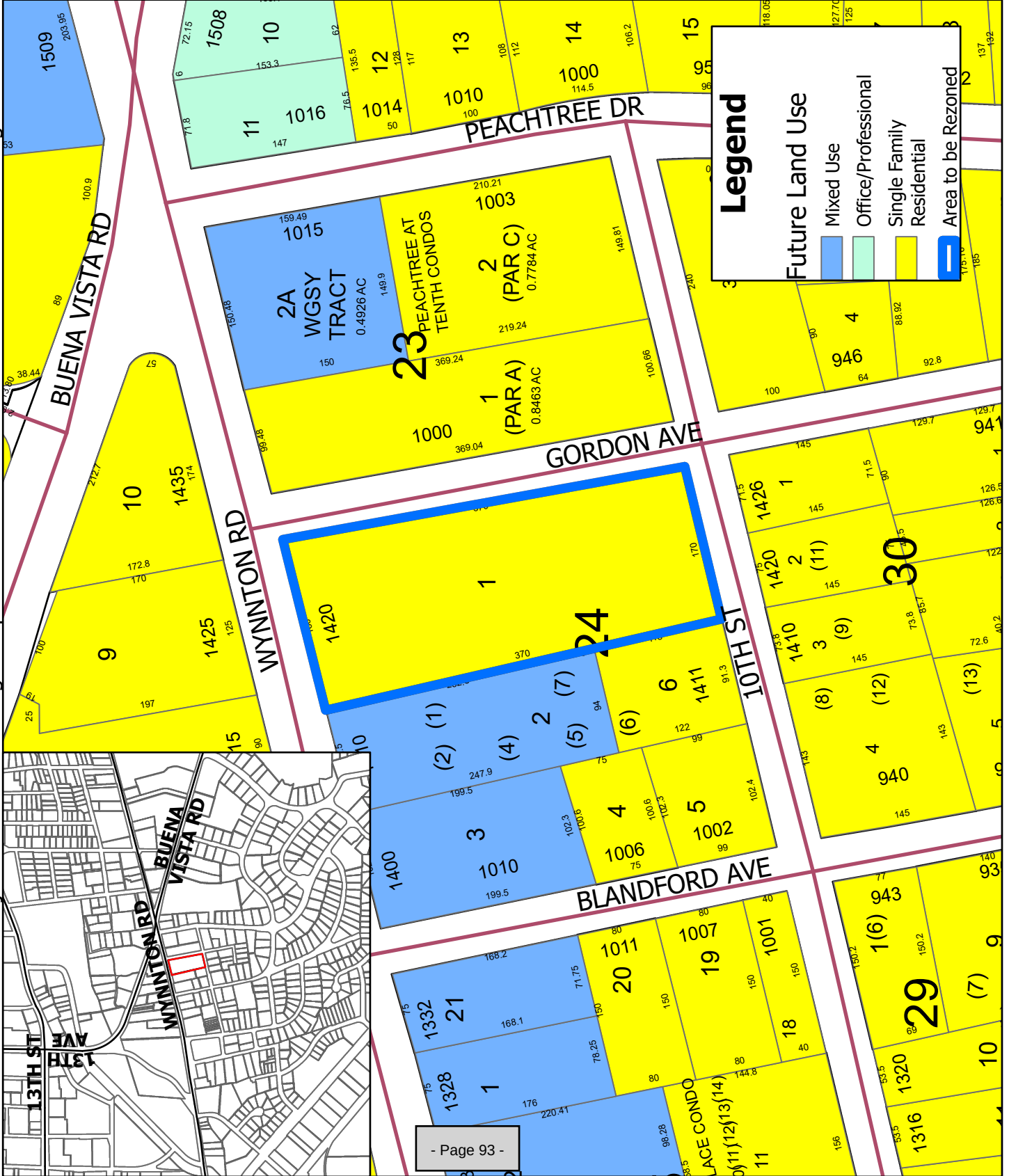
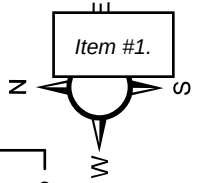
REZN-07-25-1385 | 1420 Wynnnton Road | Future Land Use Map

This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.



Columbus Consolidated Government | Planning Department
Created By: Rex Wilkinson

Date Printed: 7/28/2025 11:10



ITE Traffic Report for Rezoning of 1420 Wynnton Road, Columbus, Georgia

Project Overview

- **Address:** 1420 Wynnton Road, Columbus, Georgia 31906
- **Current Zoning:** RO (Residential Office)
- **Current Use:** Vacant
- **Proposed Zoning:** SFR2 (Single Family Residential 2)
- **Proposed Use:** Single Family House
- **Acreage:** 1.24 acres

This report evaluates the traffic impacts associated with the proposed rezoning of a 1.24-acre parcel at 1420 Wynnton Road from RO to SFR2 for the development of a single-family house. The analysis follows guidelines from the Institute of Transportation Engineers (ITE) Trip Generation Manual, 11th Edition, and considers local road characteristics, trip generation, traffic impacts, and community context.

Road Characteristics

- **Street Classification:** Wynnton Road is classified as a **minor arterial** street by the Columbus Consolidated Government, designed to carry moderate traffic volumes and provide connectivity between local roads and major highways.
- **Number of Lanes:** Wynnton Road is a **two-lane road** (one lane in each direction) with a posted speed limit of approximately 35 mph in the vicinity of the project site.
- **Existing Traffic Count:** Based on typical traffic data for minor arterials in Columbus, Georgia, Wynnton Road is estimated to have an Average Daily Traffic (ADT) count of approximately **8,000–12,000 vehicles per day** near the project site. Exact counts are unavailable, but this estimate aligns with similar roads in the region.
- **Existing Level of Service (LOS):** The existing LOS on Wynnton Road is estimated to be **LOS B** during peak hours (AM and PM), indicating stable traffic flow with minimal delays based on the Highway Capacity Manual (HCM) criteria for minor arterials.

Trip Generation

Trip generation estimates are derived from the ITE Trip Generation Manual, 11th Edition, for the current and proposed zoning scenarios.

Current Zoning (RO - Residential Office)

- **Land Use:** The RO zoning allows for low-intensity office uses or residential uses. For trip generation, ITE Land Use Code 710 (General Office Building) is used as a conservative estimate for potential office development.
- **Size:** Assuming a small office building of 5,000 square feet (feasible on 1.24 acres).
- **Trip Generation:**
 - **Daily Trips:** 9.74 trips per 1,000 sq. ft. x 5,000 sq. ft. = **49 trips/day**.
 - **AM Peak Hour:** 1.16 trips per 1,000 sq. ft. x 5,000 sq. ft. = **6 trips** (88% entering, 12% exiting).
 - **PM Peak Hour:** 1.15 trips per 1,000 sq. ft. x 5,000 sq. ft. = **6 trips** (17% entering, 83% exiting).

Proposed Zoning (SFR2 - Single Family Residential 2)

- **Land Use:** SFR2 zoning permits single-family homes. ITE Land Use Code 210 (Single-Family Detached Housing) is used.
- **Size:** 1 single-family house.
- **Trip Generation:**
 - **Daily Trips:** 9.43 trips per dwelling unit x 1 unit = **9 trips/day**.
 - **AM Peak Hour:** 0.74 trips per dwelling unit x 1 unit = **1 trip** (25% entering, 75% exiting).
 - **PM Peak Hour:** 0.94 trips per dwelling unit x 1 unit = **1 trip** (63% entering, 37% exiting).

Comparison

Scenario	Daily Trips	AM Peak Hour Trips	PM Peak Hour Trips
Current Zoning (RO, Office)	49	6	6
Proposed Zoning (SFR2, Single-Family)	9	1	1
Difference	-40	-5	-5

The proposed SFR2 zoning significantly reduces the number of trips compared to the potential office use under RO zoning, primarily due to the low-intensity nature of a single-family home.

Traffic Impact Analysis

Total Projected Traffic

- **Daily Trips:** The proposed single-family house is expected to generate **9 daily trips**, a net decrease of 40 trips compared to the potential office use under RO zoning.
- **Peak Hour Trips:** The development will add approximately **1 trip** during both AM and PM peak hours, a negligible increase compared to the existing traffic volume on Wynnton Road (estimated at 800–1,200 vehicles per peak hour).

Projected Level of Service

- **Impact on LOS:** The addition of 1 trip per peak hour is unlikely to alter the existing LOS B on Wynnton Road. The projected LOS remains **LOS B**, indicating that the road will continue to operate with stable flow and minimal delays.

Road Network

- Wynnton Road connects to major corridors such as Macon Road and Buena Vista Road, providing access to I-185 and other regional highways. The road network is well-suited to handle the minimal traffic generated by a single-family home.
- No significant capacity constraints or bottlenecks are noted in the immediate vicinity based on available data.

Access

- **Site Access:** The proposed single-family house will likely have a single driveway accessing Wynnton Road. The driveway should be designed to meet Columbus Consolidated Government standards, including adequate sight distance and turning radii.
- **Pedestrian/Bicycle Access:** Wynnton Road has limited pedestrian infrastructure (e.g., sidewalks may not be present on both sides). If required by local regulations, the developer should consider adding a sidewalk segment or contributing to pedestrian improvements.

Community Context

- **Surrounding Area:** The project site is located in a mixed-use area with residential, commercial, and institutional uses along Wynnton Road. Nearby neighborhoods include single-family homes, which align with the proposed SFR2 zoning.
- **Community Concerns:** Recent rezoning proposals in Columbus, such as the Macon Road development, have raised concerns about traffic and neighborhood character. However, the minimal traffic impact of a single-family home is unlikely to generate significant opposition compared to larger developments.
- **Compatibility:** The proposed single-family house is consistent with the residential character of nearby areas, minimizing impacts on community aesthetics and traffic patterns.

Conclusions and Recommendations

Conclusions

- The proposed rezoning from RO to SFR2 for a single-family house at 1420 Wynnton Road will result in a **significant reduction in traffic** compared to potential office development under the current zoning.
- The projected trip generation of **9 daily trips** and **1 trip per peak hour** will have a negligible impact on the existing LOS B of Wynnton Road.
- The development aligns with the residential character of the surrounding community and is unlikely to exacerbate traffic or congestion issues.

Recommendations

1. **Driveway Design:** Ensure the driveway meets Columbus Consolidated Government standards for sight distance and safety to minimize conflicts with Wynnton Road traffic.
2. **Pedestrian Improvements:** Consider adding a sidewalk segment along the property frontage if required by the Unified Development Ordinance (UDO) to enhance pedestrian connectivity.
3. **Traffic Monitoring:** Although not necessary given the low impact, the city may monitor traffic conditions post-development to confirm that LOS remains stable.
4. **Community Engagement:** Engage nearby residents early in the rezoning process to address any concerns, given the history of community opposition to rezoning in Columbus.

This report concludes that the proposed rezoning and development will have minimal traffic impacts and is suitable for the site, provided that standard design and permitting requirements are met.

File Attachments for Item:

2. 2nd Reading- REZN-08-25-0015: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **9055 & 9067 Veterans Parkway** (parcel # 079-001-004/034) from Residential Estate - 1 (RE1) Zoning District to Residential Office (RO) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Davis)

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 **9055 & 9067 Veterans Parkway** (parcel # 079-001-004/034) from Residential Estate - 1 (RE1) Zoning District to Residential Office (RO) Zoning District.

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 Residential Estate - 1 (RE1) Zoning District to Residential Office (RO) Zoning District.

“9055 Veterans Parkway

All that lot, tract or parcel of land situate, lying and being in Land Lot 266 of the 19th Land District of Columbus, Muscogee County, Georgia, and being known and designated as ALL OF TRACT NO. 1, 2.4337 AC., as said lot is shown upon a map or plat entitled "Survey for the Lawand Company, Land Lot 266, 19th Land District, Muscogee County, Georgia," made by Stothard Engineering, Inc., dated April 2, 1994, and recorded in Plat Book 125, at Folio 26, in the Office of the Clerk of the Superior Court of Muscogee County, Georgia, to which map or plat reference is hereby made for the more particular location and dimensions of said lot.

Located thereon is structure numbered 9055 Veterans Parkway, according to the present system of numbering structures in Columbus, Georgia.

9067 Veterans Parkway

All that lot, tract or parcel of land situate, lying and being in Land Lot 266 of the 19th Land District of Columbus, Muscogee County, Georgia, and being known and designated as ALL OF TRACT NO. 2, 7.2216 AC., as said lot is shown upon a map or plat entitled, "Survey for the Lawand Company, Land Lot 266, 19th Land District, Muscogee County, Georgia," made by Stothard Engineering, Inc., dated April 2, 1994, and recorded in Plat Book 125, at Folio 26, in the Office of the Clerk of the Superior Court of Muscogee County, Georgia, to which map or plat reference is hereby made for the more particular location and dimensions of said lot.

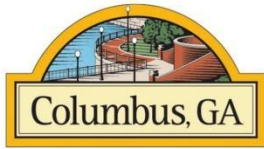
Located thereon is structure numbered 9067 Veterans Parkway, according to the present system of numbering structures in Columbus, Georgia.”

Introduced at a regular meeting of the Council of Columbus, Georgia held on the 14th day of October 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	voting _____
Councilor Huff	voting _____
Councilor Tucker	voting _____

Lindsey G. Mclemore
Clerk of Council

B. H. "Skip" Henderson, III
Mayor



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PLANNING DEPARTMENT

COUNCIL STAFF REPORT

REZN-08-25-0015

Applicant:	Nakia Miller
Owner:	Janet Lawand
Location:	9055 & 9067 Veterans Parkway
Parcel:	079-001-004/034
Acreage:	9.65 Acres
Current Zoning Classification:	Residential Estate - 1
Proposed Zoning Classification:	Residential Office
Current Use of Property:	Vacant
Proposed Use of Property:	Adult Day Care and Personal Care Home
Council District:	District 2 (Davis)
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:	Inconsistent 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 commercial usage.								
Surrounding Zoning:	<table> <tr> <td>North</td><td>Residential Estate - 1</td></tr> <tr> <td>South</td><td>Residential Estate - 1</td></tr> <tr> <td>East</td><td>Residential Office</td></tr> <tr> <td>West</td><td>Light Manufacturing / Industrial</td></tr> </table>	North	Residential Estate - 1	South	Residential Estate - 1	East	Residential Office	West	Light Manufacturing / Industrial
North	Residential Estate - 1								
South	Residential Estate - 1								
East	Residential Office								
West	Light Manufacturing / Industrial								
Reasonableness of Request:	The request is compatible with existing land uses.								
School Impact:	N/A								
Buffer Requirement:	The site shall include a Category C buffer along all property lines bordered by the RE1 zoning district. The 3 options under Category C are: 1) 20 feet with a certain amount of canopy trees, under story trees, and shrubs / ornamental grasses per 100 linear feet. 2) 10 feet with a certain amount of shrubs / ornamental grasses per 100 linear feet and a wood fence or masonry wall. 3) 30 feet undisturbed natural buffer.								
Attitude of Property Owners:	Nine (9) property owners within 300 feet of the subject properties were notified of the rezoning request. The Planning Department received no calls and/or emails regarding the rezoning.								
Approval	0 Responses								
Opposition	0 Responses								
Additional Information:	Existing buildings on property previously used for								

similar use.

Attachments:

Aerial Land Use Map
Location Map
Zoning Map
Existing Land Use Map
Future Land Use Map

REZN-09-25-0015 | 9055 + 9067 Veterans Parkway | Aerial Map

This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.



Columbus Consolidated Government | Planning Department
Created By: Rex Wilkinson

Item #2.

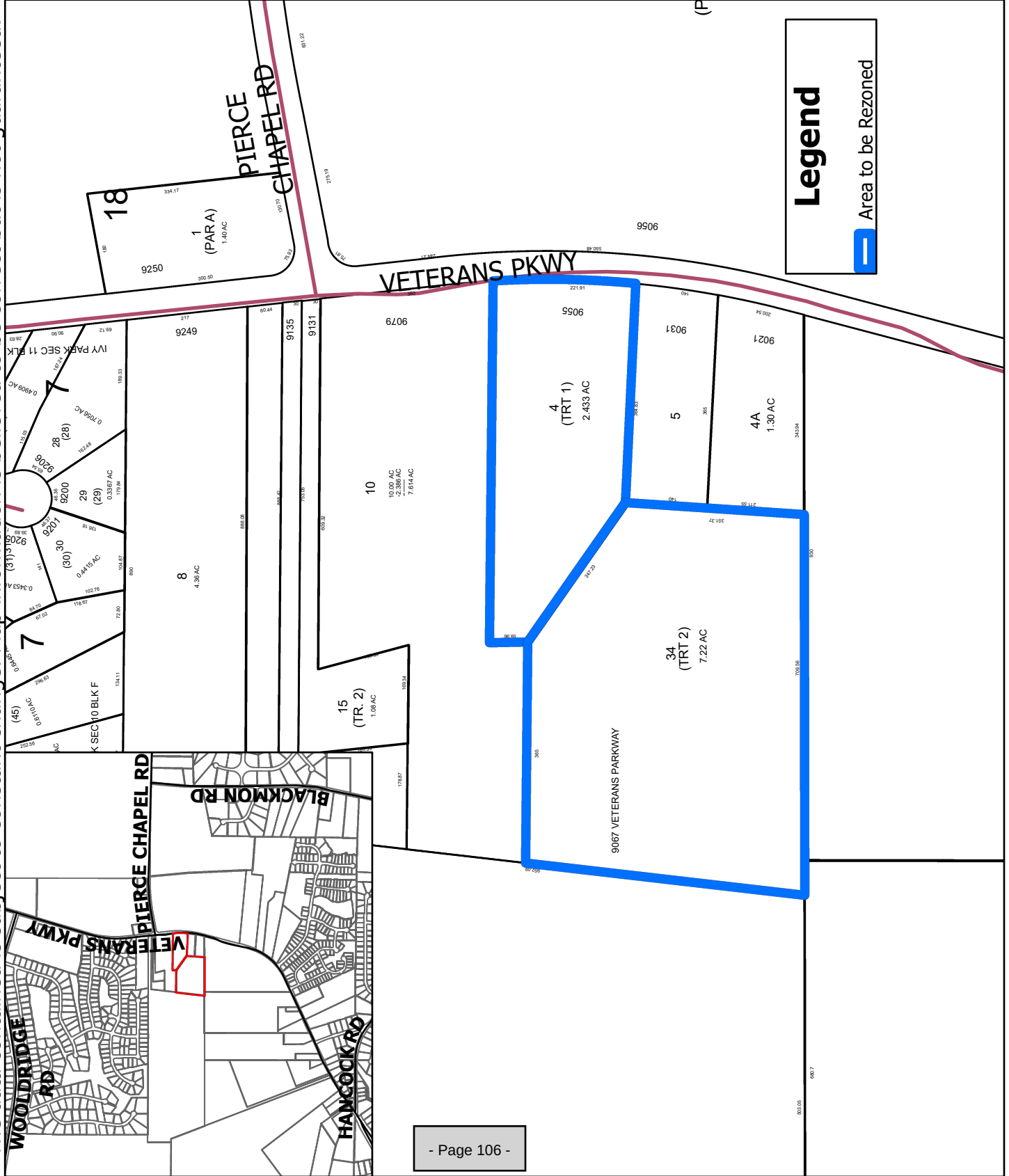
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N S W E

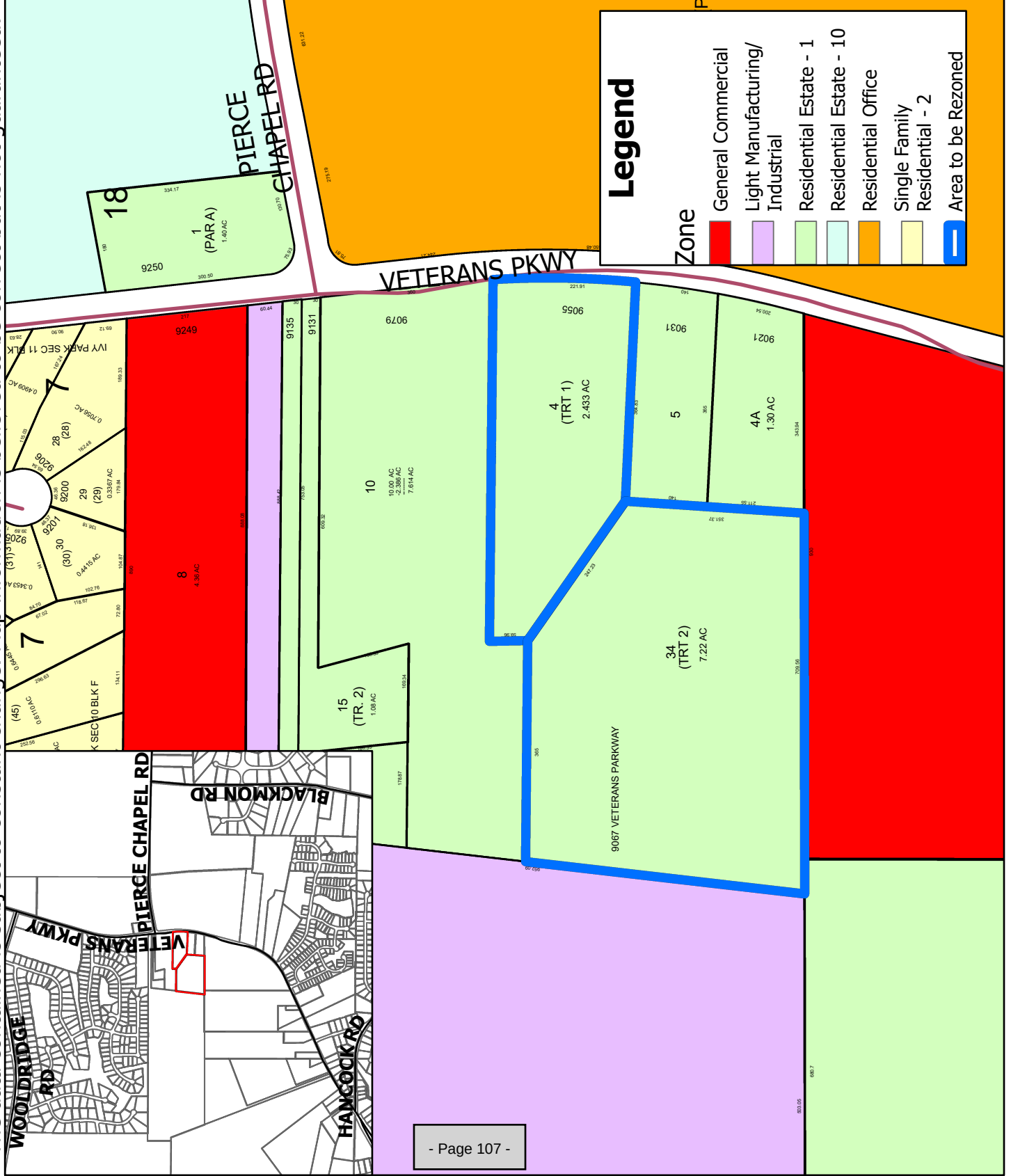
REZN-09-25-0015 | 9055 + 9067 Veterans Parkway | Location Map

This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.



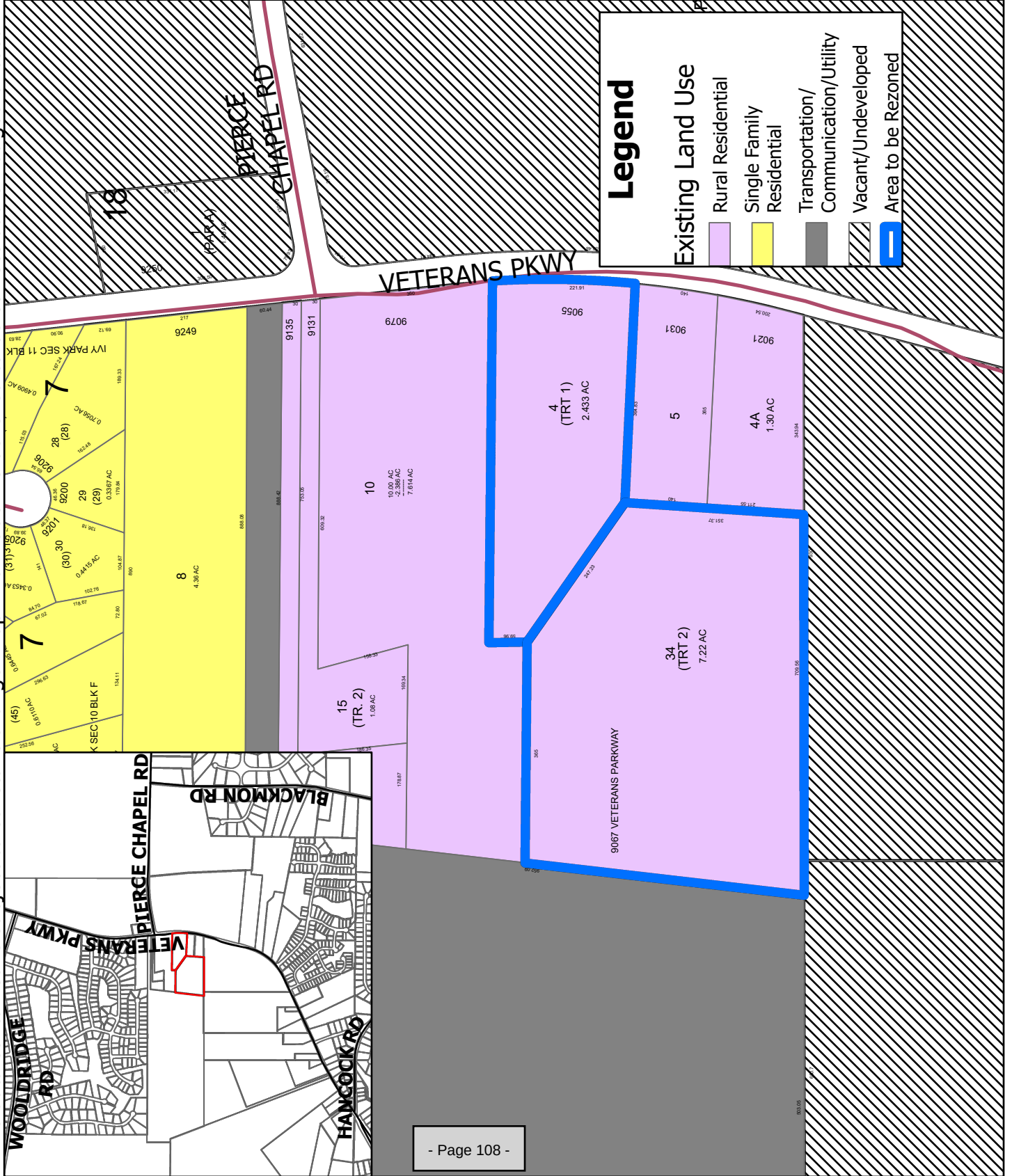
REZN-09-25-0015 | 9055 + 9067 Veterans Parkway | Zoning Map

This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.



REZN-09-25-0015 | 9055 + 9067 Veterans Parkway | Existing Land Use Map

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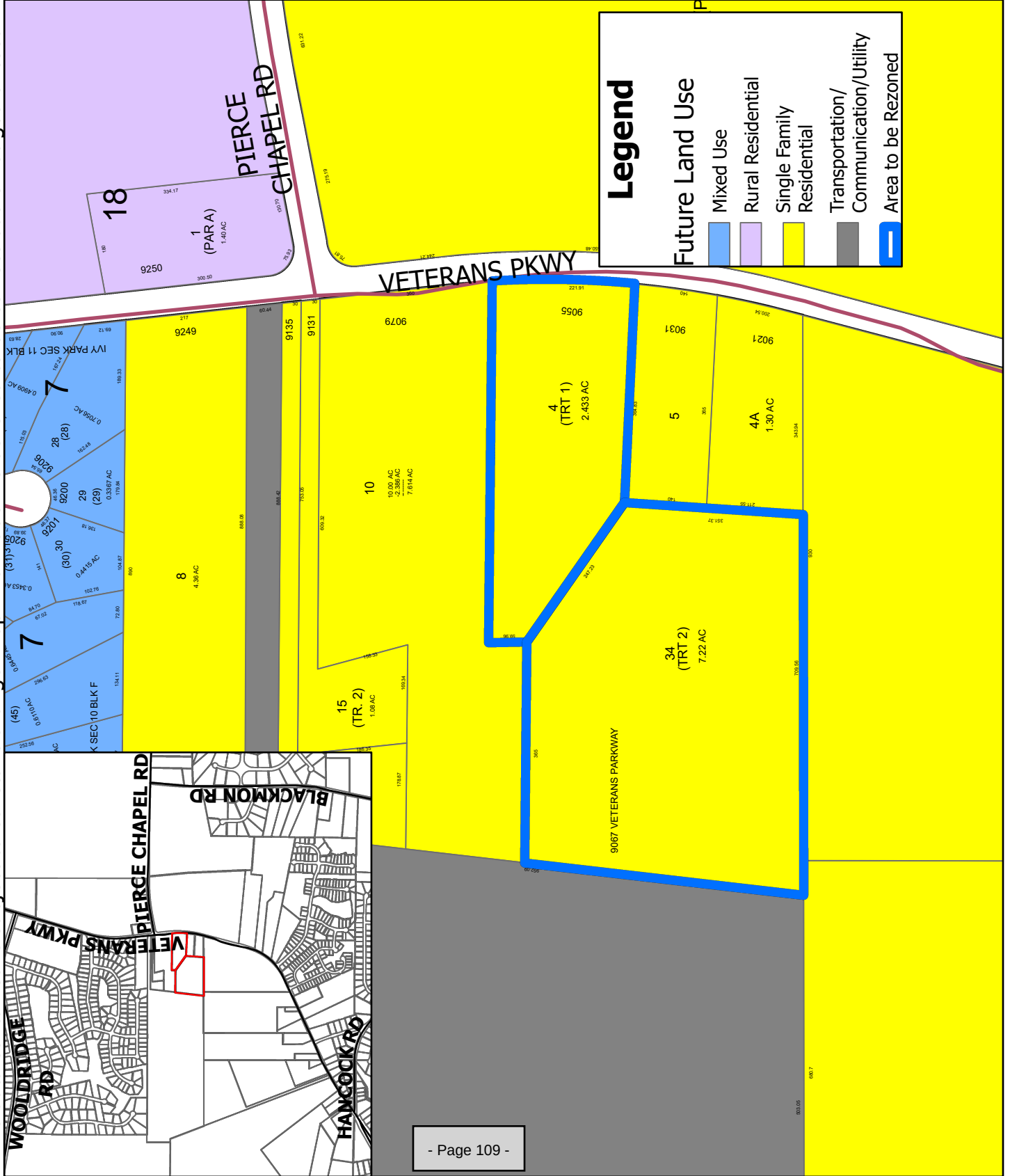
Legend

Existing Land Use

- Rural Residential
- Single Family Residential
- Transportation/Communication/Utility
- Vacant/Undeveloped
- Area to be Rezoned

REZN-09-25-0015 | 9055 + 9067 Veterans Parkway | Future Land Use Map

This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.



File Attachments for Item:

3. 2nd Reading- REZN-08-25-1511: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **6839 Mitchell Drive** (parcel # 013-014-009A) from Single Family Residential - 2 (SFR2) Zoning District to Single Family Residential – 4 (SFR4) Zoning District. (Planning Department and PAC recommend approval.)(Councilor Tucker)

**ORDINANCE
NO. _____**

An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **6839 Mitchell Drive** (parcel # 013-014-009A) from Single Family Residential - 2 (SFR2) Zoning District to Single Family Residential – 4 (SFR4) Zoning District.

**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 Single Family Residential - 2 (SFR2) Zoning District to Single Family Residential – 4 (SFR4) Zoning District.

“All that tract or parcel of land situate, lying and being in Columbus, Muscogee County, Georgia, and being known as Part of Lot 3 of the Robert Mitchell Survey, lying in Land Lot 55 of the 9th District of Said State and County, and being more particularly described as follows:

To located the commencing point of the property hereby conveyed begin at the corner of the west line of Forest Road with the North line of Schatulga Road, and run thence West along the South line of Said Forest Road, a distance of 437.54 feet to a point marked by an iron stake, thence run South 00 degrees 20 minutes 40 seconds West a distance of 300 feet to a point marked by an iron stake, which is the BEGINNING POINT OF THE PROPERTY HEREBY CONVEYED; and from said Beginning Point running thence South 00 degrees 20 minutes 40 seconds West, a distance of 428.56 feet to a point marked by an iron stake located on the North line of Mitchell Road; thence running North 88 degrees 58 minutes 23 seconds West along the North Line of Mitchell Road, a distance of 208.56 feet to a point marked by and iron stake; thence running North 00 degrees 20 minutes 40 seconds East, a distance of 318.05 feet to a point marked by an iron stake; thence running North 00 degrees 20 minutes 40 seconds East, a distance go 108.71 feet to a point marked by an iron stake; thence running South 89 degrees 28 minutes 00 seconds East, a distance of 104.28 feet to the Point of Beginning.”

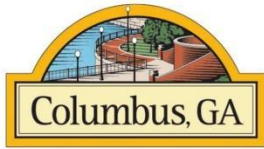
Introduced at a regular meeting of the Council of Columbus, Georgia held on the 14th day of October 2025; introduced a second time at a regular meeting of said Council

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	voting _____
Councilor Huff	voting _____
Councilor Tucker	voting _____

Lindsey G. McLemore
Clerk of Council

B. H. "Skip" Henderson, III
Mayor



CONSOLIDATED GOVERNMENT
What progress has preserved.
 PLANNING DEPARTMENT

COUNCIL STAFF REPORT

REZN-08-25-1511

Applicant:	Danny Arencibia
Owner:	Danny Arencibia
Location:	6839 Mitchell Drive
Parcel:	113-014-009A
Acreage:	1.78 Acres
Current Zoning Classification:	Single Family Residential - 2
Proposed Zoning Classification:	Single Family Residential – 4
Current Use of Property:	Single Family Residential
Proposed Use of Property:	Single Family Residential
Council District:	District 4 (Tucker)
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 E
Current Land Use Designation:	Single Family 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:	<table> <tr> <td>North</td><td>Single Family Residential - 2</td></tr> <tr> <td>South</td><td>Single Family Residential – 4</td></tr> <tr> <td>East</td><td>Single Family Residential – 2</td></tr> <tr> <td>West</td><td>Single Family Residential - 2</td></tr> </table>	North	Single Family Residential - 2	South	Single Family Residential – 4	East	Single Family Residential – 2	West	Single Family Residential - 2
North	Single Family Residential - 2								
South	Single Family Residential – 4								
East	Single Family Residential – 2								
West	Single Family Residential - 2								
Reasonableness of Request:	The request is compatible with existing land uses.								
School Impact:	N/A								
Buffer Requirement:	N/A								
Attitude of Property Owners:	Thirty-six (36) property owners within 300 feet of the subject properties were notified of the rezoning request. The Planning Department received no calls and/or emails regarding the rezoning.								
	<table> <tr> <td>Approval</td><td>0 Responses</td></tr> <tr> <td>Opposition</td><td>0 Responses</td></tr> </table>	Approval	0 Responses	Opposition	0 Responses				
Approval	0 Responses								
Opposition	0 Responses								
Additional Information:	Subdivide parcel into single family lots								
Attachments:	Aerial Land Use Map Location Map Zoning Map Existing Land Use Map Future Land Use Map								

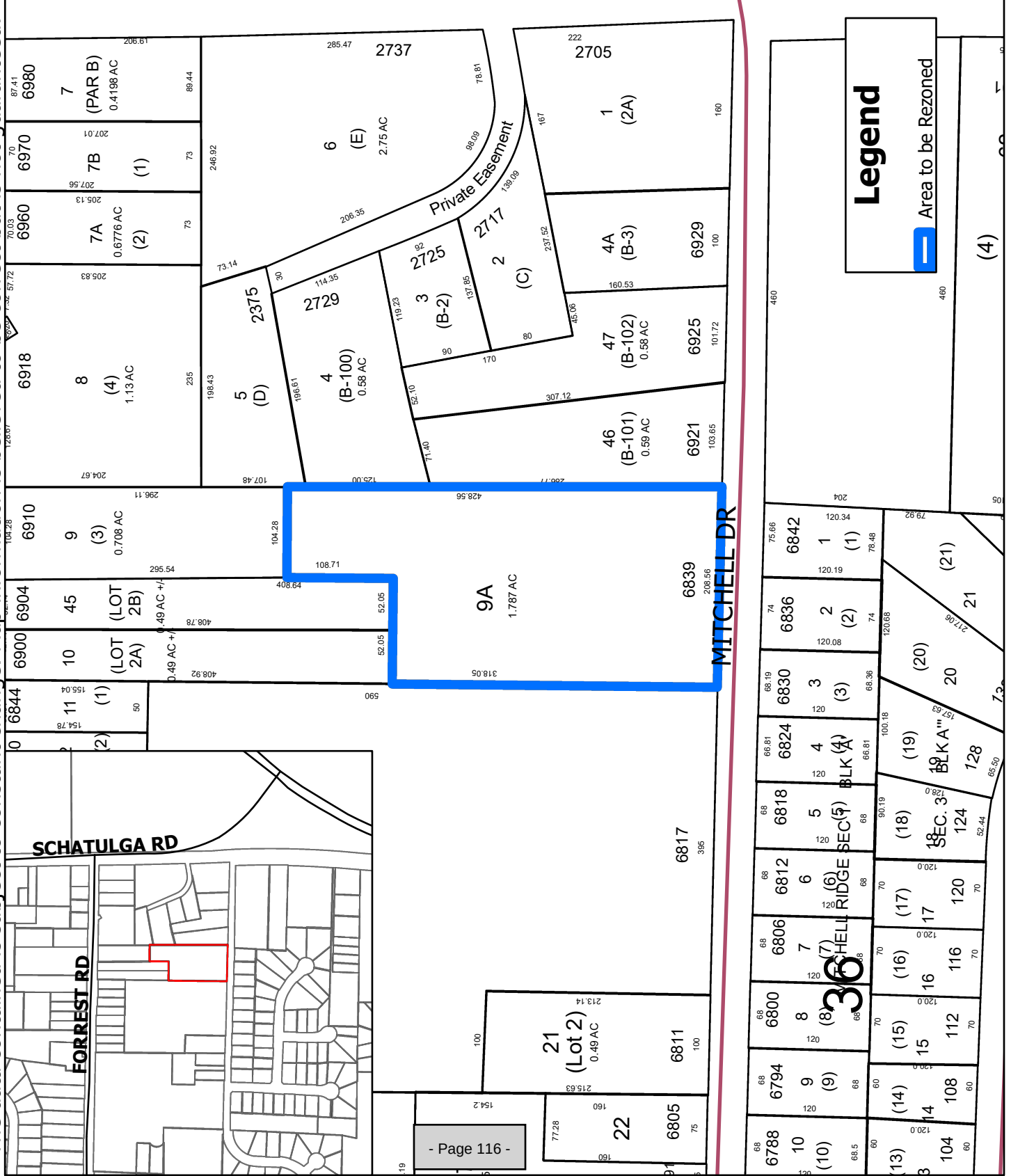
REZN-08-25-1511 | 6839 Mitchell Drive | Aerial Map

This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.



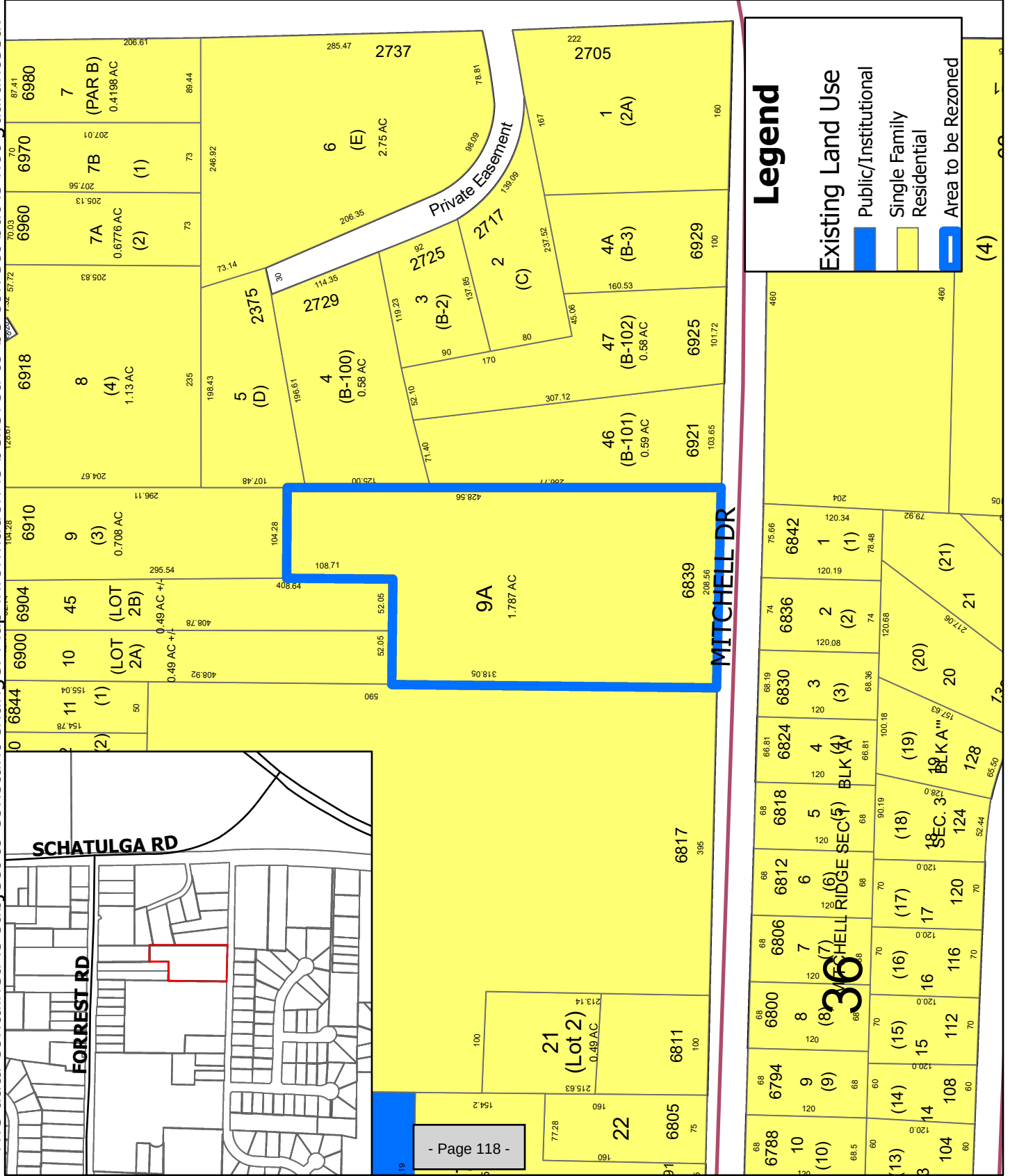
REZN-08-25-1511 | 6839 Mitchell Drive | Location Map

This material is made available as a public service. Maps and data are to be used for reference purposes only.
The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.



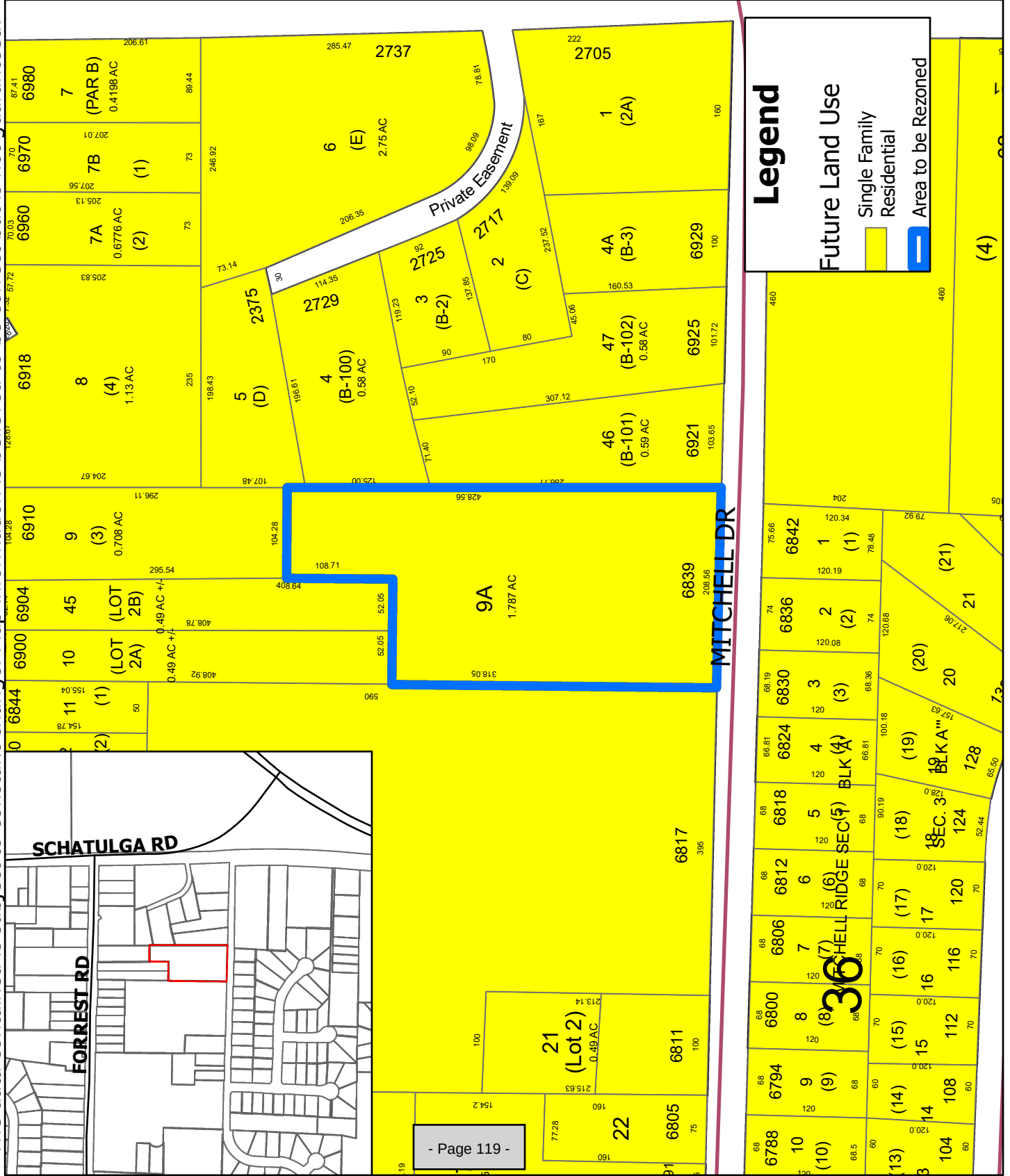
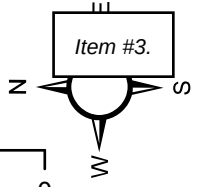
REZN-08-25-1511 | 6839 Mitchell Drive | Existing Land Use Map

This material is made available as a public service. Maps and data are to be used for reference purposes only.
The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.



This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.

300 Feet



File Attachments for Item:

4. 2nd Reading- REZN-08-25-1513: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **4627 Milgen Road** (parcel # 083-044-001B) from Light Manufacturing/ Industrial (LMI) Zoning District to General Commercial (GC) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Crabb)

ORDINANCE
NO. _____

An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **4627 Milgen Road** (parcel # 083-044-001B) from Light Manufacturing/ Industrial (LMI) Zoning District to General Commercial (GC) Zoning District.

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 General Commercial (GC) Zoning District.

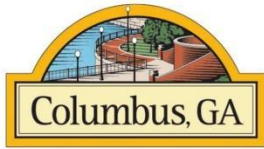
All that lot, tract or parcel of land situate, lying and being COLUMBUS, MUSCOGEE County, Georgia, being known and designated as PARCEL A-2, as said lot appears upon a map or plat entitled "REPLAT OF PART OF LAND LOTS 6 & 7, 8TH LAND DISTRICT, COLUMBUS, MUSCOGEE COUNTY, GEORGIA", dated JUNE 9, 2000, prepared by F. WAYNE ALLEN, recorded in Plat Book 141, page 67, in the Office of the Clerk of the Superior Court of MUSCOGEE County, Georgia, to which reference is made for the specific location and dimensions of said lot.

Introduced at a regular meeting of the Council of Columbus, Georgia held on the 14th day of October 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	voting _____
Councilor Huff	voting _____
Councilor Tucker	voting _____

Lindsey Mclemore
Clerk of Council

B. H. "Skip" Henderson, III
Mayor



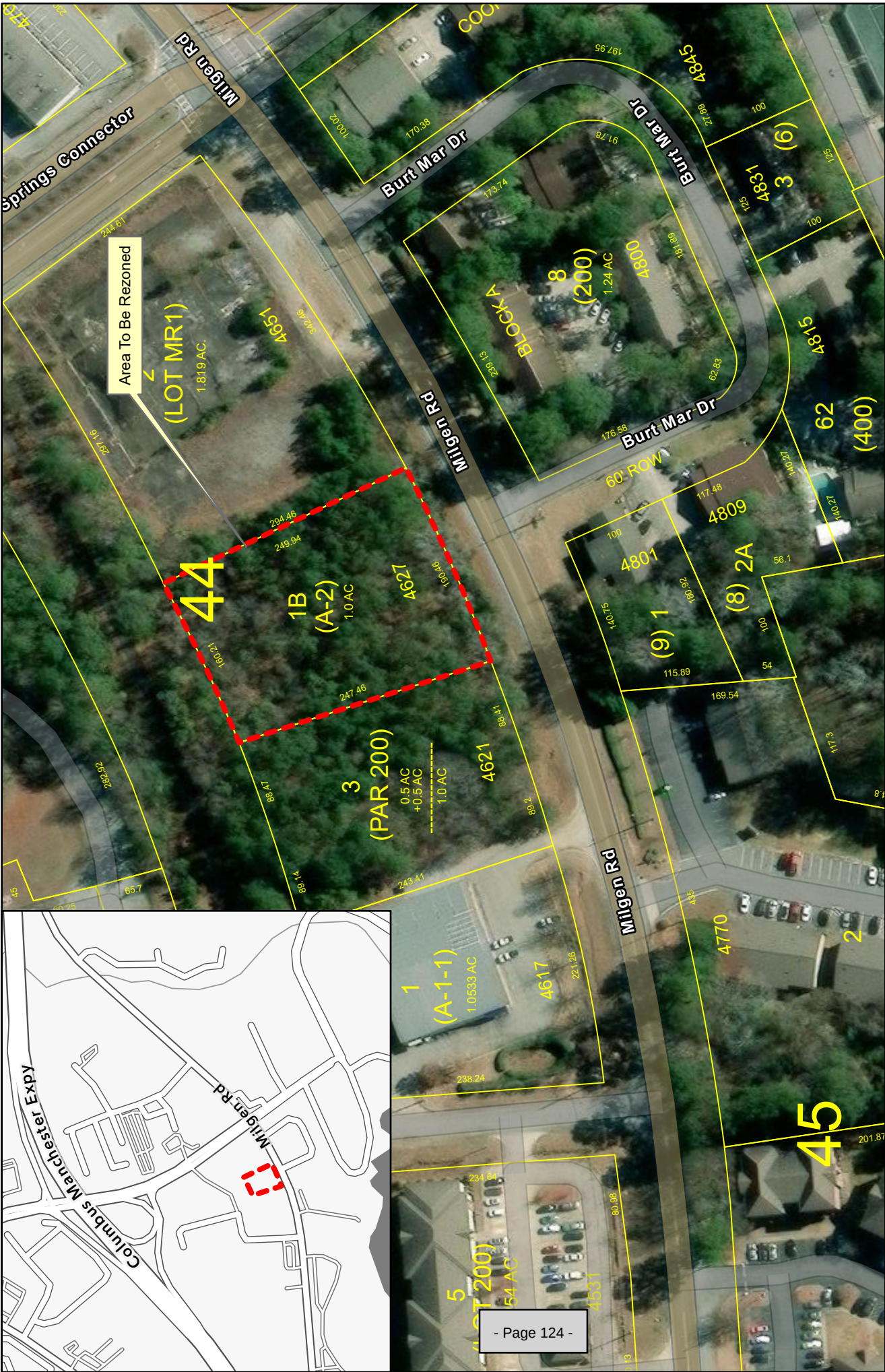
CONSOLIDATED GOVERNMENT
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 PLANNING DEPARTMENT

COUNCIL STAFF REPORT

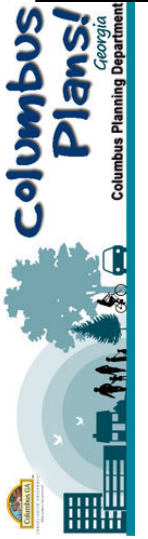
REZN-08-25-1513

Applicant:	Sun Molina
Owner:	Sun Molina
Location:	4627 Milgen Road
Parcel:	083-044-001B
Acreage:	1.0 Acres
Current Zoning Classification:	Light Manufacturing/ Industrial
Proposed Zoning Classification:	General Commercial
Current Use of Property:	Vacant/Undeveloped
Proposed Use of Property:	General Commercial
Council District:	District 5 (Crabb)
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:	Inconsistent Planning Area E
Current Land Use Designation:	Vacant/Undeveloped

Future Land Use Designation:	Mixed Use								
Compatible with Existing Land-Uses:	Yes								
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 commercial usage.								
Surrounding Zoning:	<table> <tr> <td>North</td><td>Light Manufacturing/ Industrial (LMI)</td></tr> <tr> <td>South</td><td>Residential Multifamily 2 (RMF2)</td></tr> <tr> <td>East</td><td>General Commercial (GC)</td></tr> <tr> <td>West</td><td>Light Manufacturing/ Industrial (LMI)</td></tr> </table>	North	Light Manufacturing/ Industrial (LMI)	South	Residential Multifamily 2 (RMF2)	East	General Commercial (GC)	West	Light Manufacturing/ Industrial (LMI)
North	Light Manufacturing/ Industrial (LMI)								
South	Residential Multifamily 2 (RMF2)								
East	General Commercial (GC)								
West	Light Manufacturing/ Industrial (LMI)								
Reasonableness of Request:	The request is compatible with existing land uses.								
School Impact:	N/A								
Buffer Requirement:	N/A								
Attitude of Property Owners:	Ten (10) property owners within 300 feet of the subject properties were notified of the rezoning request. The Planning Department received no calls and/or emails regarding the rezoning. <table> <tr> <td>Approval</td><td>0 Responses</td></tr> <tr> <td>Opposition</td><td>0 Responses</td></tr> </table>	Approval	0 Responses	Opposition	0 Responses				
Approval	0 Responses								
Opposition	0 Responses								
Additional Information:	Retail Development								
Attachments:	Aerial Land Use Map Location Map Zoning Map Existing Land Use Map Future Land Use Map								



Item #4.



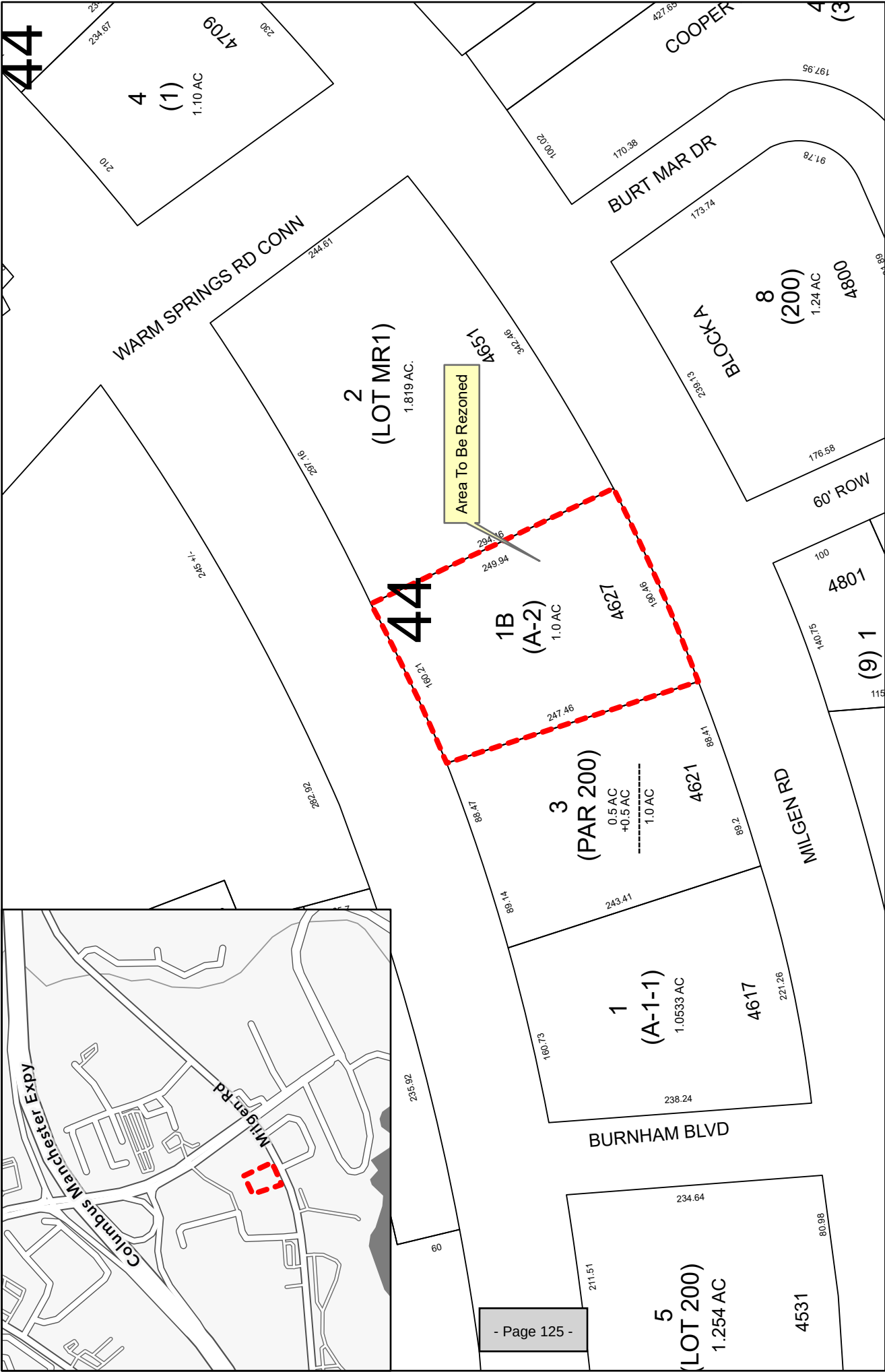
Aerial Map for REZN 08-25-1513
Map 083 Block 44 Lot 001B

Planning Department-Planning Division
Prepared By Planning GIS Tech

This material is made available as a public service.
Maps and data are to be used for reference purposes only.
The data contained is subject to constant change.
Map information is believed to be correct but is not guaranteed.



Date: 8/18/2025

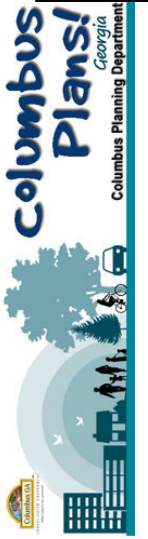


Date: 8/18/2025

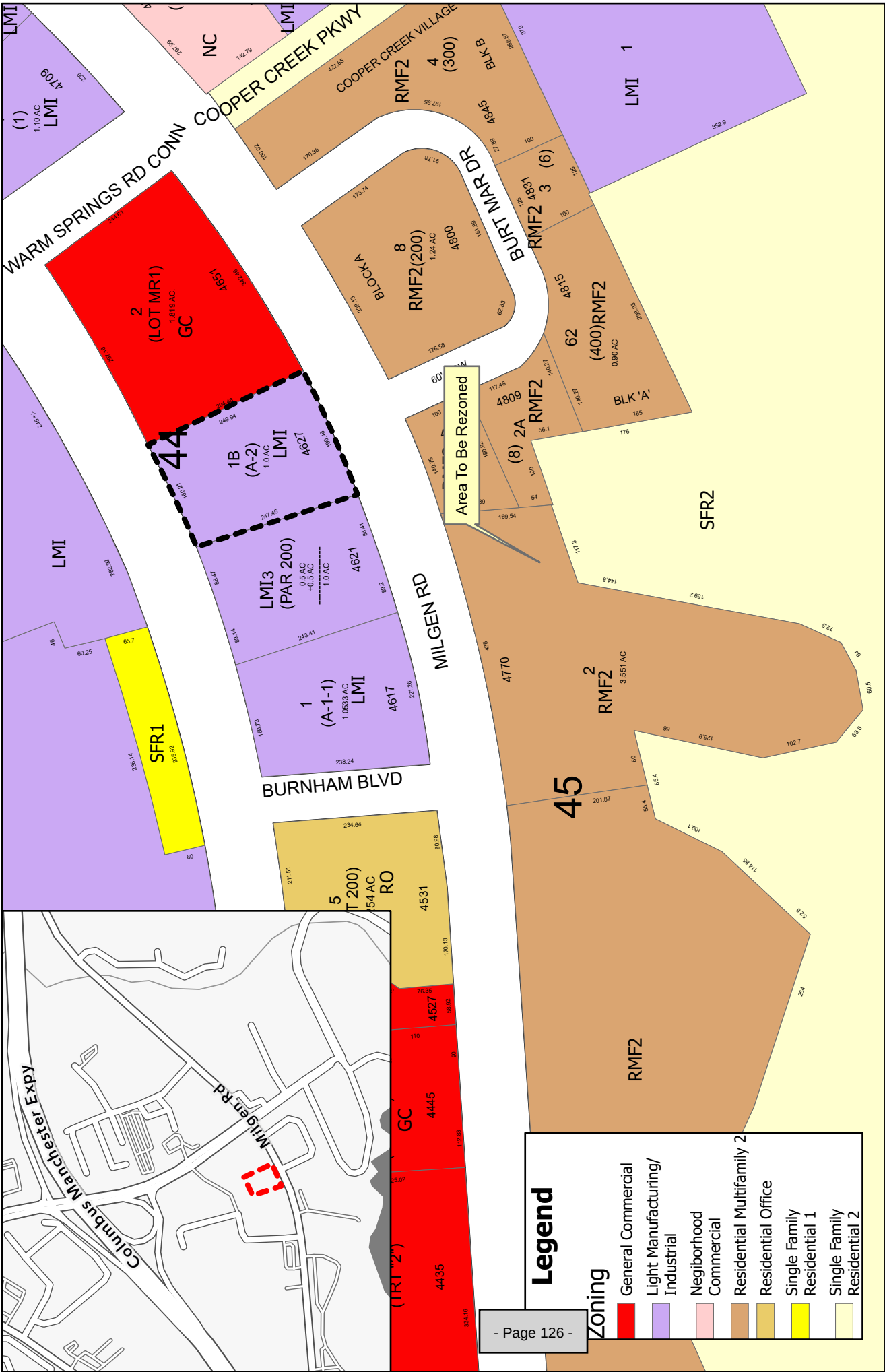
This material is made available as a public service.
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Map information is believed to be correct but is not guaranteed.

Location Map Map for REZN 08-25-1513
Map 083 Block 44 Lot 001B

Planning Department-Planning Division
Prepared By Planning GIS Tech



Item #4.



Date: 8/18/2025

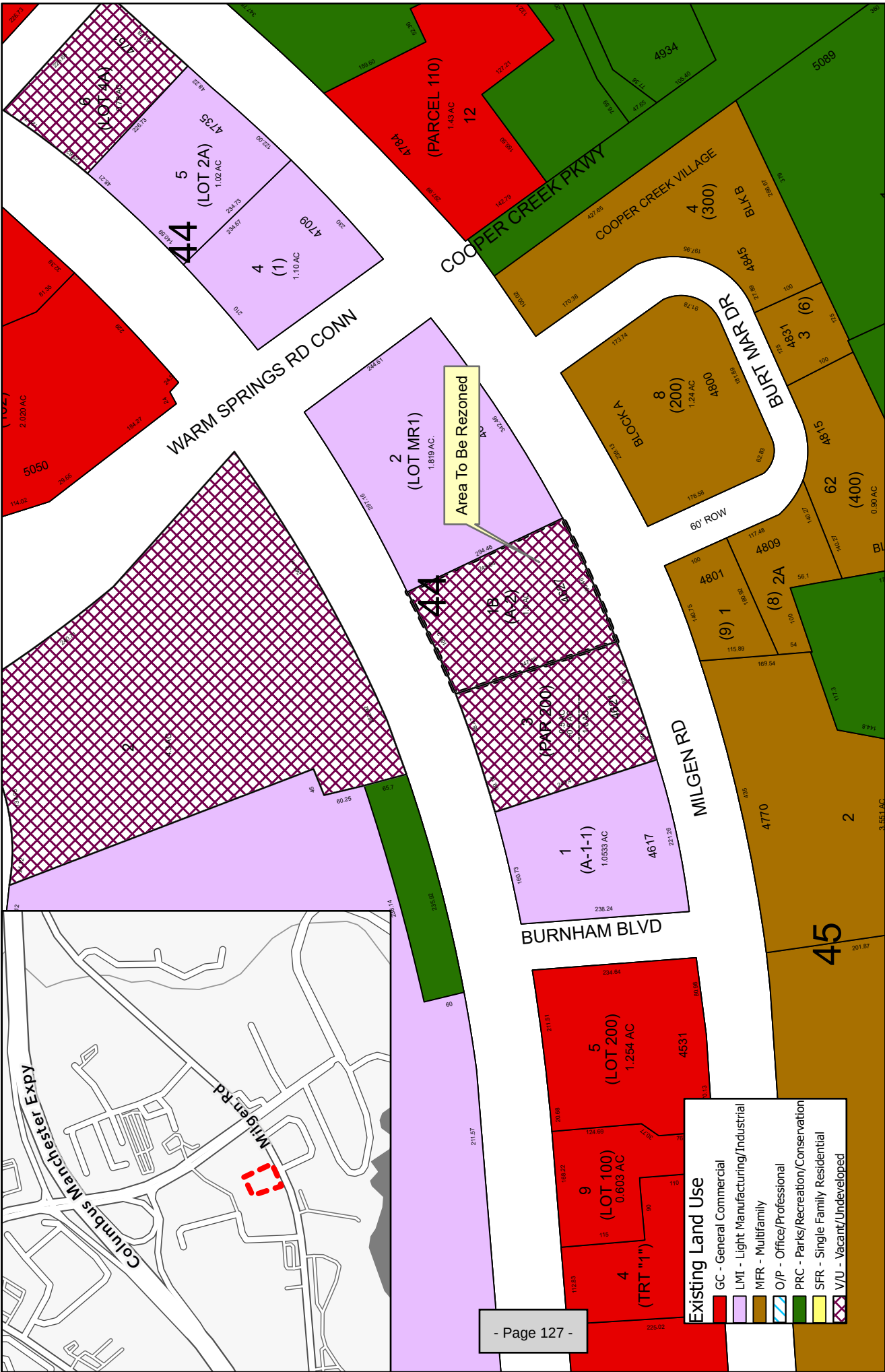
This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.

Zoning Map for REZN 08-25-1513
Map 083 Block 44 Lot 001B

Planning Department-Planning Division
Prepared By Planning GIS Tech



Item #4.



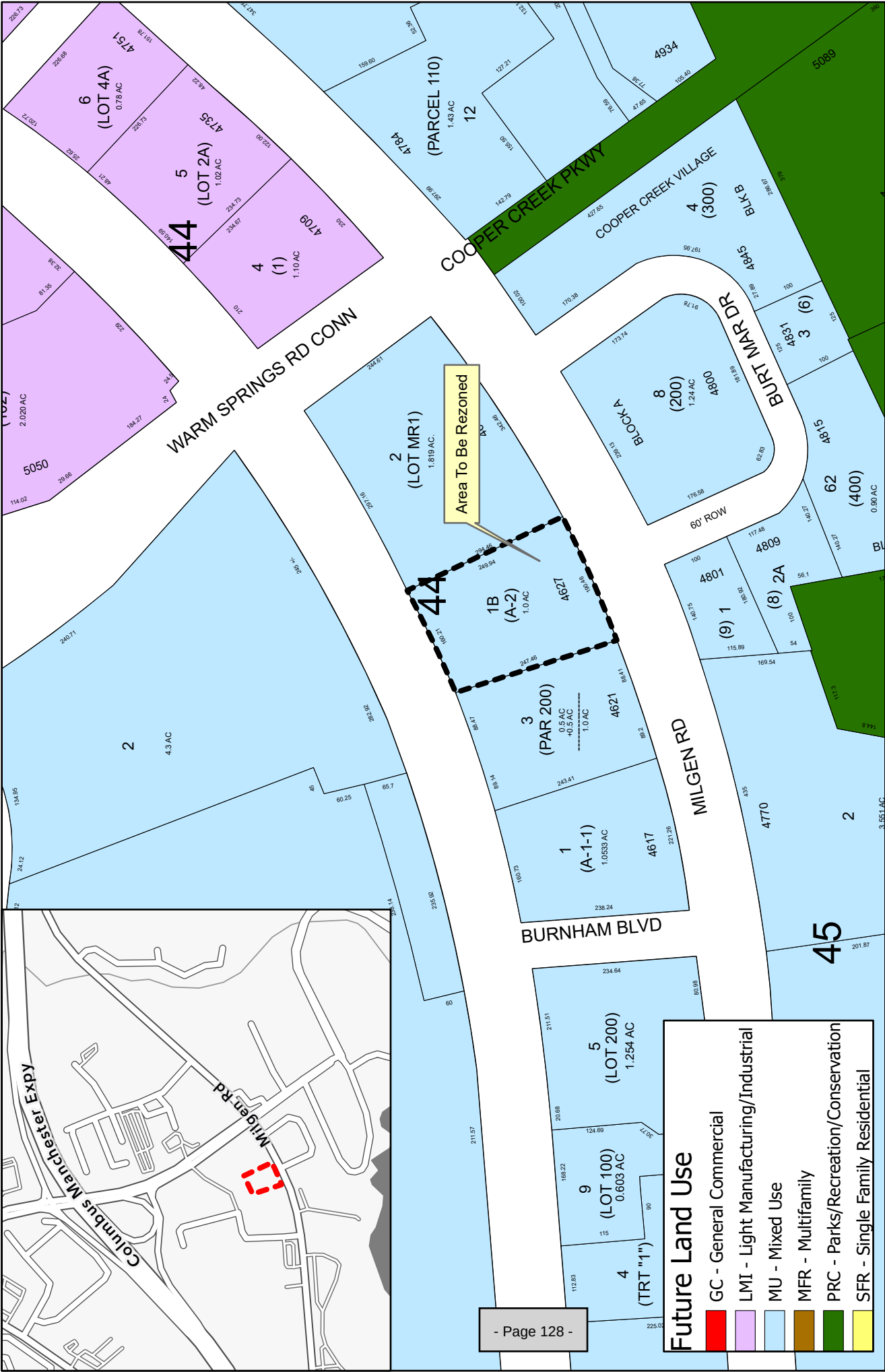
This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.

Existing Land Use Map for REZN 08-25-1513
Map 083 Block 44 Lot 001B
Planning Department-Planning Division
Prepared By Planning GIS Tech

Columbus
Plans!
Georgia
Columbus Planning Department

Item #4.

Date: 8/18/2025



Future Land Use Map for REZN 08-25-1513
Map 083 Block 44 Lot 001B

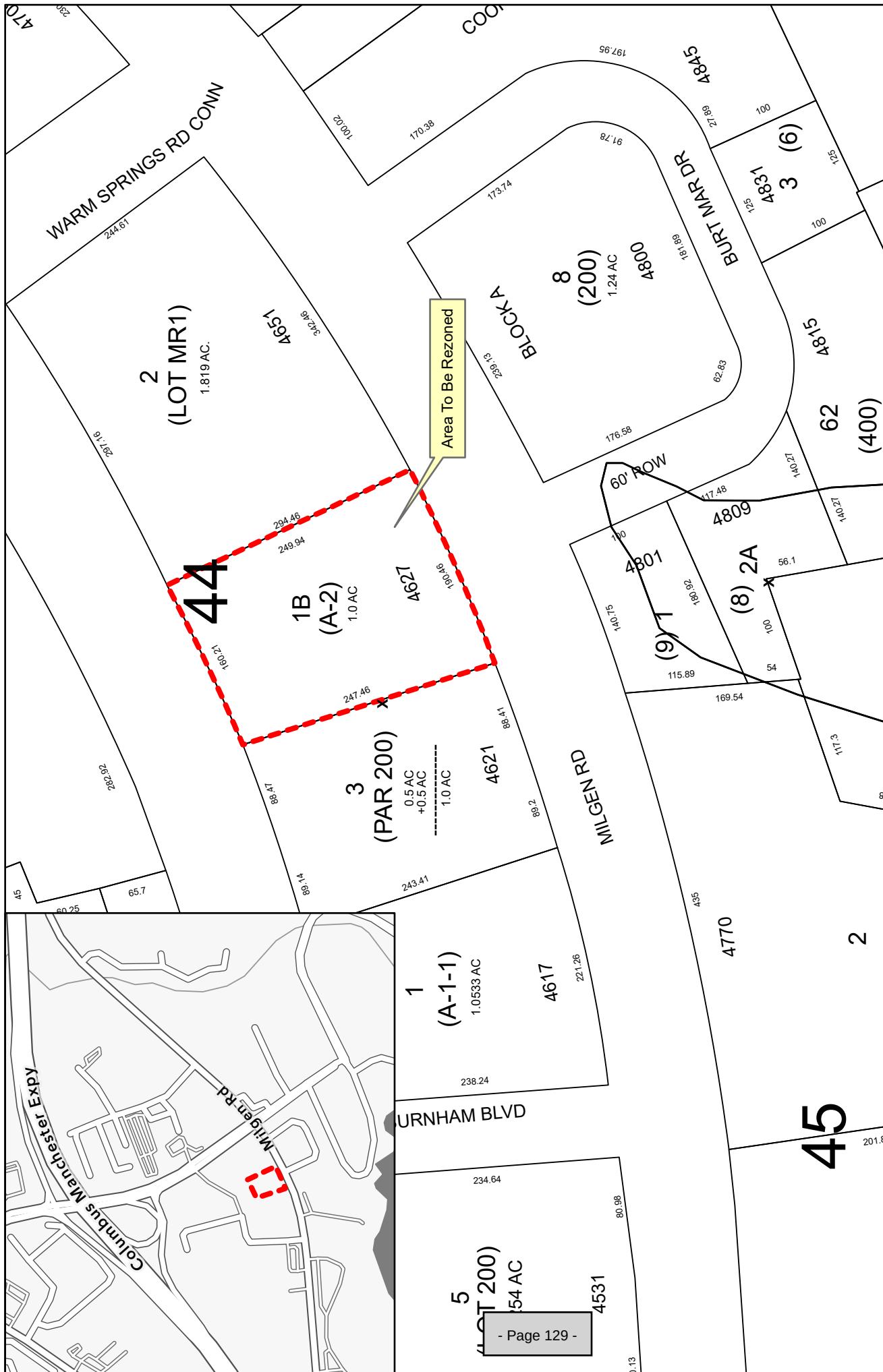
Planning Department-Planning Division
Prepared By Planning GIS Tech

Item #4.

Columbus
Plans!
Georgia
Columbus Planning Department

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The data contained is subject to constant change.
Map information is believed to be correct but is not guaranteed.

Date: 8/18/2025



This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.

Flood Hazard Map Map for REZN 08-25-1513
Map 083 Block 44 Lot 001B

Planning Department-Planning Division
Prepared By Planning GIS Tech



Item #4.

ITE Traffic Report for Rezoning of 4627 Milgen Road, Columbus, Georgia

Project Overview

- **Address:** 4627 Milgen Road, Columbus, Georgia 31907
- **Current Zoning:** LMI (Light Manufacturing Industrial)
- **Current Use:** Industrial Lot
- **Proposed Zoning:** GC (General Commercial)
- **Proposed Use:** Retail Development with 6 tenants
- **Acreage:** 1.00 acre

Road Characteristics

- **Street Classification:** Milgen Road is classified as an arterial road, serving as a primary route for local and regional traffic in Columbus, Georgia.
- **Number of Lanes:** Milgen Road is a four-lane divided arterial with a center median and dedicated turn lanes at major intersections.
- **Existing Traffic Count:** Based on data from the Georgia Department of Transportation (GDOT) and local traffic studies, the Average Annual Daily Traffic (AADT) on Milgen Road near the project site is approximately 15,000 vehicles per day (vpd) as of the latest available counts.
- **Existing Level of Service (LOS):** The current LOS on Milgen Road during peak hours (AM and PM) is estimated at LOS C, indicating stable traffic flow with acceptable delays during rush hours.

Trip Generation

Trip generation estimates are based on the Institute of Transportation Engineers (ITE) Trip Generation Manual, 11th Edition, for the respective land uses.

Current Zoning (LMI - Industrial Lot)

- **Land Use:** ITE Code 110 - General Light Industrial
- **Size:** 1.00 acre (assuming 10,000 sq. ft. of industrial space for estimation)
- **Trip Generation:**
 - **Daily Trips:** 4.96 trips per 1,000 sq. ft. x 10 = 49.6 trips/day

- **AM Peak Hour:** 0.70 trips per 1,000 sq. ft. x 10 = 7 trips (80% inbound, 20% outbound)
- **PM Peak Hour:** 0.67 trips per 1,000 sq. ft. x 10 = 7 trips (20% inbound, 80% outbound)

Proposed Zoning (GC - Retail Development)

- **Land Use:** ITE Code 820 - Shopping Center (assuming a small retail strip with 6 tenants)
- **Size:** 1.00 acre (assuming 12,000 sq. ft. of retail space based on typical GC zoning density)
- **Trip Generation:**
 - **Daily Trips:** 37.75 trips per 1,000 sq. ft. x 12 = 453 trips/day
 - **AM Peak Hour:** 0.94 trips per 1,000 sq. ft. x 12 = 11 trips (60% inbound, 40% outbound)
 - **PM Peak Hour:** 3.81 trips per 1,000 sq. ft. x 12 = 46 trips (50% inbound, 50% outbound)

Comparison

- **Daily Trips:**
 - Current (LMI): 49.6 trips/day
 - Proposed (GC): 453 trips/day
 - **Increase:** 403.4 trips/day (+813%)
- **AM Peak Hour:**
 - Current (LMI): 7 trips
 - Proposed (GC): 11 trips
 - **Increase:** 4 trips (+57%)
- **PM Peak Hour:**
 - Current (LMI): 7 trips
 - Proposed (GC): 46 trips
 - **Increase:** 39 trips (+557%)

The proposed retail development significantly increases trip generation, particularly during the PM peak hour, due to the higher traffic-generating nature of retail compared to light industrial use.

Traffic Impact Analysis

- **Total Projected Traffic:**

- The proposed retail development is expected to generate 453 daily trips, with 11 trips during the AM peak hour and 46 trips during the PM peak hour.
- Assuming a 10% internal capture rate for multi-tenant retail (per ITE methodology), external trips are reduced to approximately 408 daily trips, 10 AM peak hour trips, and 41 PM peak hour trips.

- **Projected Level of Service:**

- With the additional 41 PM peak hour trips, the LOS on Milgen Road may degrade to LOS D during peak hours, indicating increased congestion and longer delays, particularly at nearby intersections.
- Intersections along Milgen Road, such as those with Reese Road or Veterans Parkway, may experience LOS D or lower without mitigation, based on typical arterial road performance under increased traffic loads.

- **Road Network:**

- Milgen Road is part of a well-connected arterial network with access to major routes like Veterans Parkway and I-185.
- The existing four-lane configuration can handle moderate traffic increases, but peak-hour congestion may worsen without improvements.

- **Access:**

- The site will require at least one full-access driveway on Milgen Road, designed to GDOT standards, with potential for a right-in/right-out secondary access to manage traffic flow.
- A dedicated left-turn lane may be necessary to accommodate inbound traffic during peak hours.

- **Community Context:**

- The surrounding area includes a mix of commercial, residential, and institutional uses, with nearby retail centers and schools contributing to existing traffic.
- The proposed retail development aligns with the commercial character of Milgen Road but may increase pressure on local roads, particularly during PM peak hours when retail activity peaks.
- Community concerns may include increased congestion, pedestrian safety, and potential impacts on nearby residential areas.

Conclusions and Recommendations

• Conclusions:

- The rezoning from LMI to GC and development of a 12,000 sq. ft. retail center will significantly increase traffic, particularly during the PM peak hour, with a projected 403.4 additional daily trips.
- The existing LOS C on Milgen Road may degrade to LOS D during peak hours, indicating a need for mitigation to maintain acceptable traffic flow.
- The site's location on an arterial road supports the proposed retail use, but careful access design and traffic management are critical to minimize impacts.

• Recommendations:

1. **Access Design:** Install a full-access driveway with a dedicated left-turn lane on Milgen Road to accommodate inbound traffic. Consider a secondary right-in/right-out access to reduce congestion at the primary entrance.
2. **Traffic Signal Evaluation:** Conduct a signal warrant analysis at the nearest intersection (e.g., Milgen Road and Reese Road) to determine if signal upgrades or timing adjustments are needed.
3. **Pedestrian and Bicycle Facilities:** Include sidewalks and crosswalks along Milgen Road to enhance pedestrian safety, given the retail development's potential to attract foot traffic.
4. **Mitigation Measures:** Implement turn-lane extensions or intersection improvements if LOS degrades below D during peak hours, as determined by a detailed intersection analysis.

5. **Coordination with GDOT:** Consult with the Georgia Department of Transportation for driveway permitting and to ensure compliance with arterial road standards.
6. **Monitoring:** Conduct a post-development traffic study one year after opening to assess actual impacts and identify additional mitigation if necessary.

This report provides a preliminary assessment based on available data and ITE methodologies. A detailed Traffic Impact Study by a licensed traffic engineer is recommended to refine projections and mitigation strategies.

File Attachments for Item:

5. 2nd Reading- REZN-08-25-1514: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **4459 Cusseta Road** (parcel # 090-033-011) from Single Family Residential - 1 (SFR1) Zoning District to Heavy Manufacturing/ Industrial (HMI) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Huff)

ORDINANCE
NO. _____

An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **4459 Cusseta Road** (parcel # **090-033-011**) from Single Family Residential - 1 (SFR1) Zoning District to Heavy Manufacturing/ Industrial (HMI) Zoning District.

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 Single Family Residential - 1 (SFR1) Zoning District to Heavy Manufacturing/ Industrial (HMI) Zoning District.

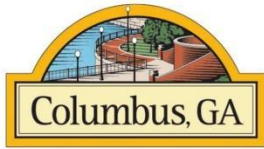
“All that tract of land situate, lying and being in Muscogee County, Georgia, containing approximately 173.285 acres of improved real property, lying and being in Land Lot(s) 16, 26, 27, 40, and 41 of the 7th Land District, Muscogee County, Georgia, shown on a plat of survey entitled "Survey for Board of Regents of the University System of Georgia Lying in Land Lots 16, 26, 27, 40 and 41, 7th District, Columbus, Muscogee County, Georgia", prepared for Board of Regents of the University System of Georgia by Moon, Meeks, Mason, and Vinson, Inc., more particularly by A. B. Moon, Jr., Georgia Registered Land Surveyor No. 782, dated May 28, 2009, recorded in Plat Book 162, Page 180, in the Office of the Clerk of the Superior Court of Muscogee County, Georgia, said plat being incorporated herein and by this reference made a part hereof. The Property being the same Property (i) conveyed by the Board of Regents of the University System of Georgia to Columbus State University Foundation, Inc. by Quitclaim Deed dated December 1, 2009, recorded in Deed Book 9910, Page 188 in the Office of the Clerk of the Superior Court of Muscogee County, Georgia, and (ii) conveyed by Columbus State University Foundation, Inc. to Grantor by Limited Warranty Deed, dated January 29, 2010, recorded in Deed Book 9926, Page 224 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 15th day of October 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	voting _____
Councilor Huff	voting _____
Councilor Tucker	voting _____

Lindsey G. Mclemore
Clerk of Council

B. H. "Skip" Henderson, III



CONSOLIDATED GOVERNMENT
What progress has preserved.
 PLANNING DEPARTMENT

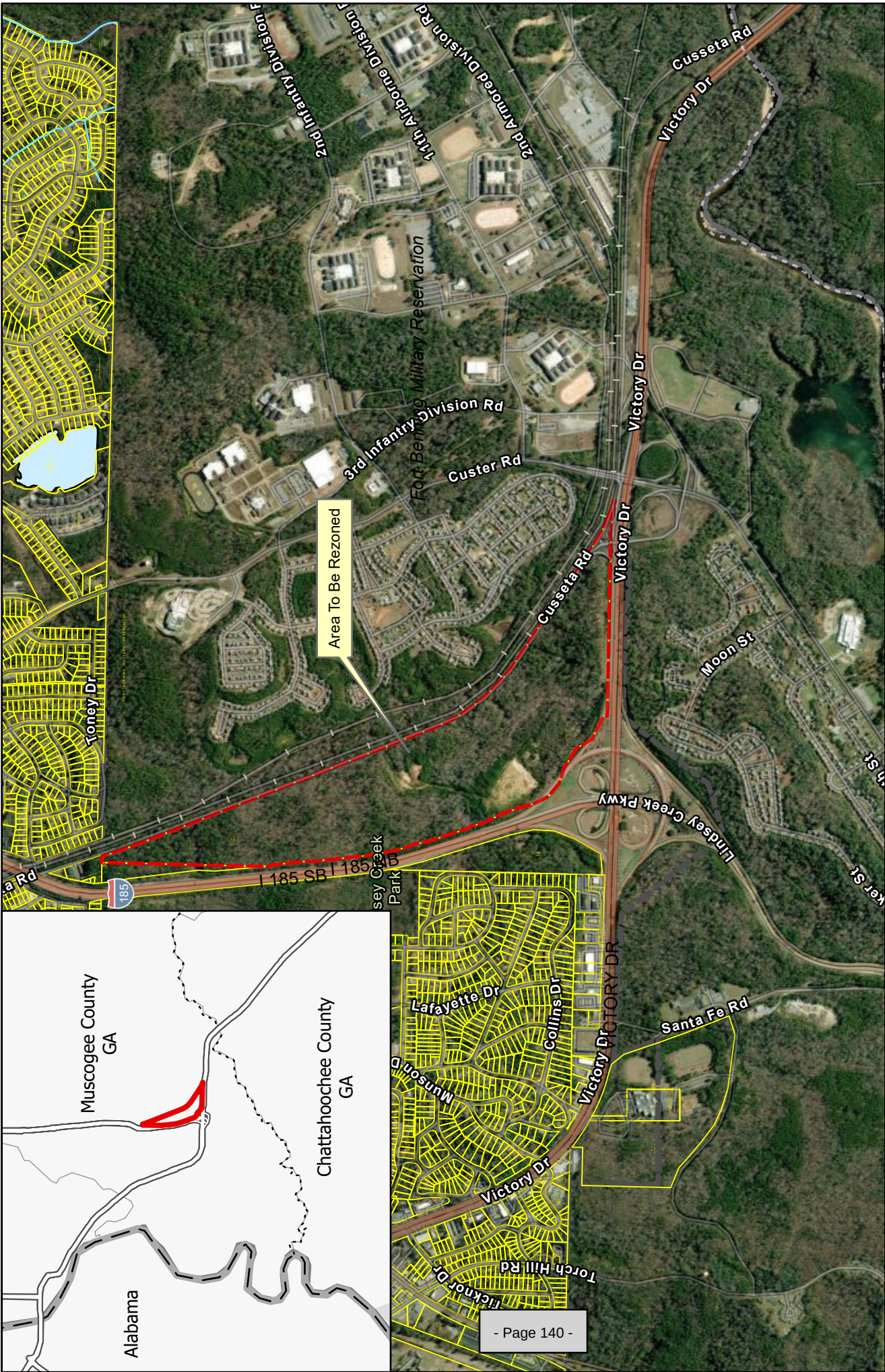
COUNCIL STAFF REPORT

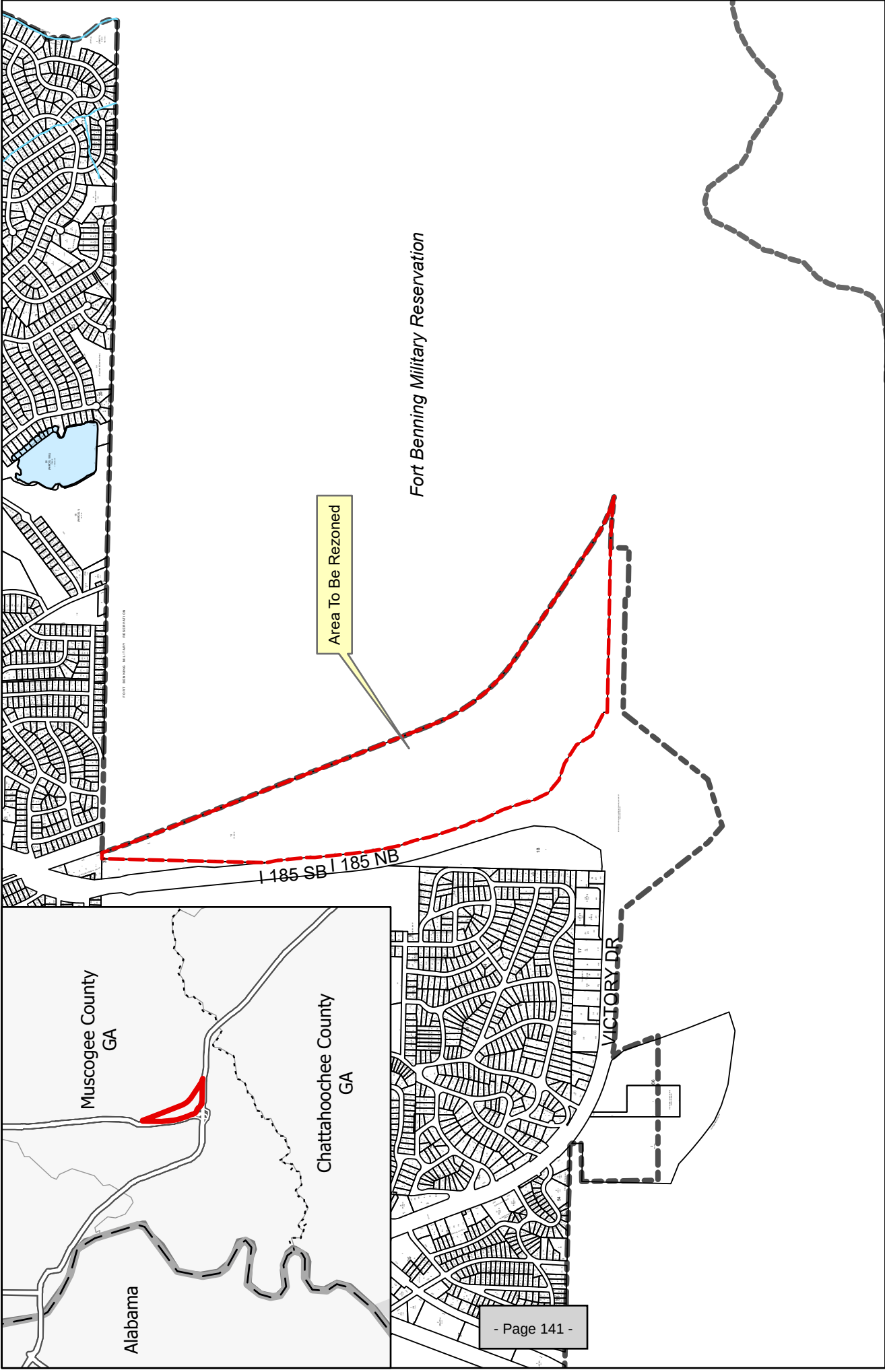
REZN-08-25-1514

Applicant:	Columbus Consolidated Government
Owner:	Columbus Consolidated Government
Location:	4459 Cusseta Rd
Parcel:	090-033-011
Acreage:	169.00 Acres
Current Zoning Classification:	Single Family Residential - 1
Proposed Zoning Classification:	Heavy Manufacturing/ Industrial
Current Use of Property:	Vacant/Undeveloped
Proposed Use of Property:	Heavy Manufacturing
Council District:	District 3 (Huff)
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:	Inconsistent Planning Area C
Current Land Use Designation:	Vacant/Undeveloped
Future Land Use Designation:	Parks/Recreation/Conservation

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 industrial usage.
Surrounding Zoning:	North South East West Residential Multifamily 2 and GC Fort Benning Fort Benning Single Family Residential 2/3 and GC
Reasonableness of Request:	The request is compatible with existing land uses.
School Impact:	N/A
Buffer Requirement:	The site shall include a Category C buffer along all property lines bordered by the RMF2 & GC zoning district. The 3 options under Category C are: 20 feet with a certain amount of canopy trees, under story trees, and shrubs / ornamental grasses per 100 linear feet. 10 feet with a certain amount of shrubs / ornamental grasses per 100 linear feet and a wood fence or masonry wall. 30 feet undisturbed natural buffer.
Attitude of Property Owners:	Nine (9) property owners within 300 feet of the subject properties were notified of the rezoning request. The Planning Department received no calls and/or emails regarding the rezoning.
	Approval Opposition 0 Responses 0 Responses
Additional Information:	N/A
Attachments:	Aerial Land Use Map Location Map

Zoning Map
Existing Land Use Map
Future Land Use Map





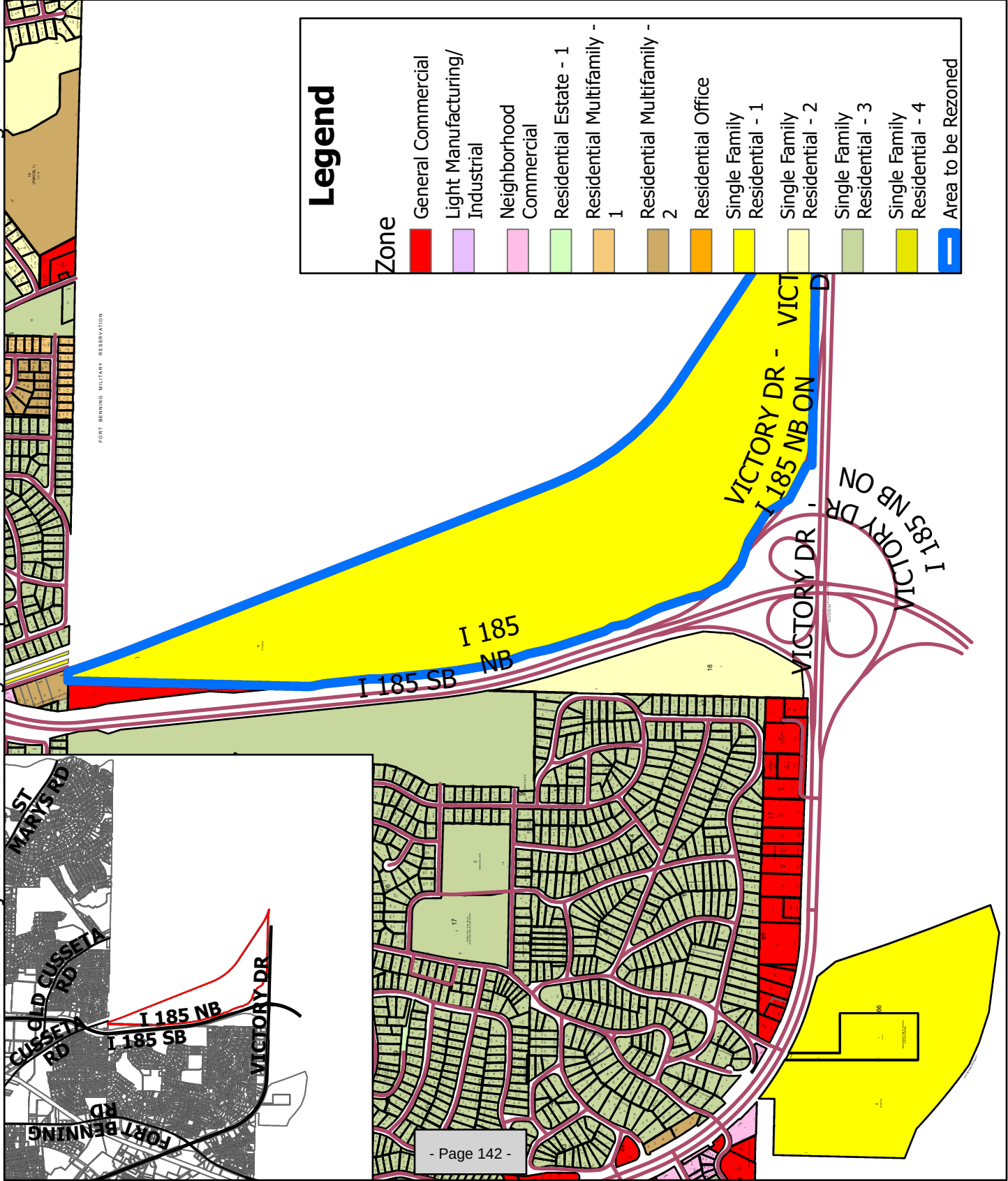
This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.

Location Map Map for REZN 08-25-1514
Map 090 Block 033 Lot 011
Planning Department-Planning Division
Prepared By Planning GIS Tech



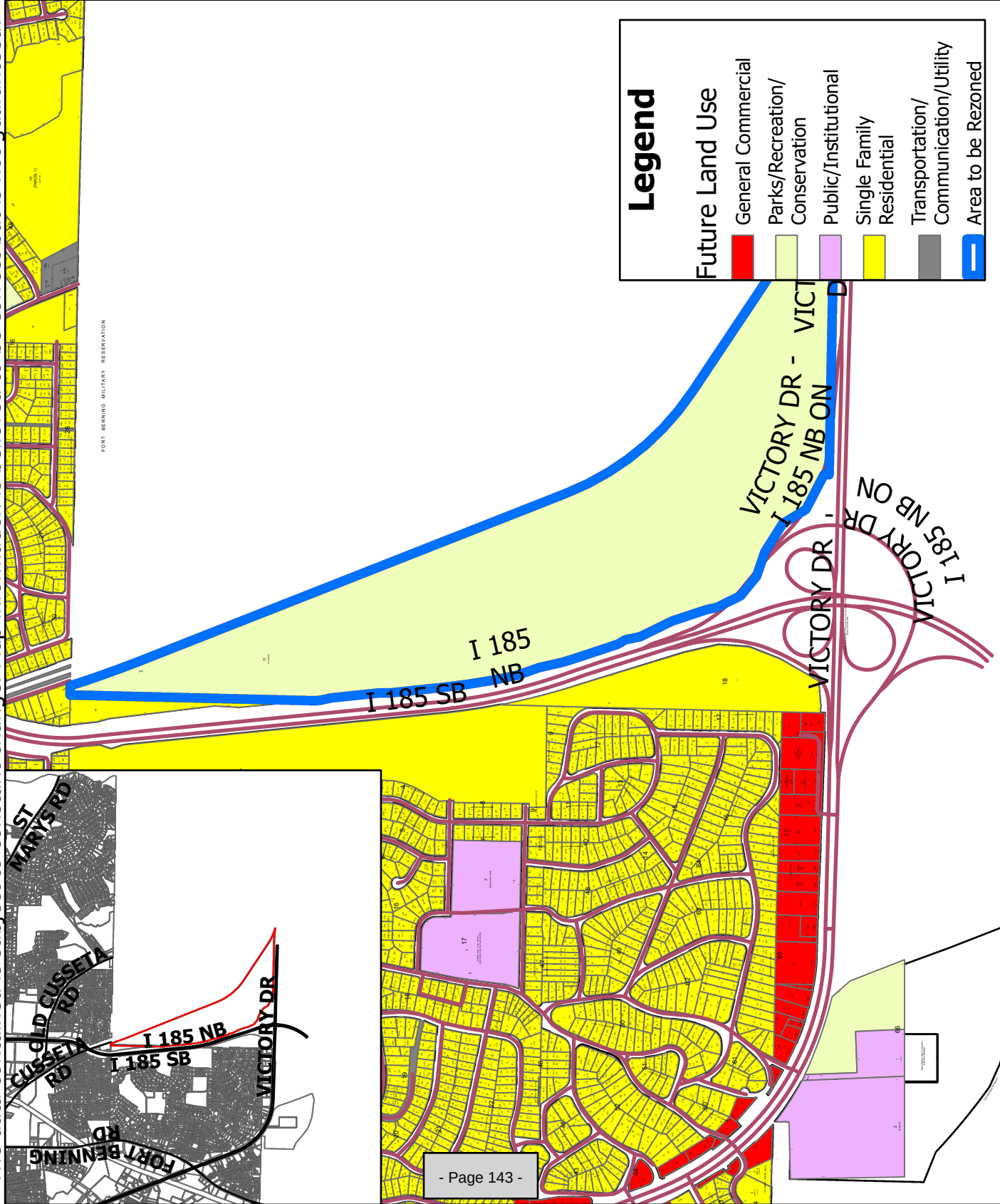
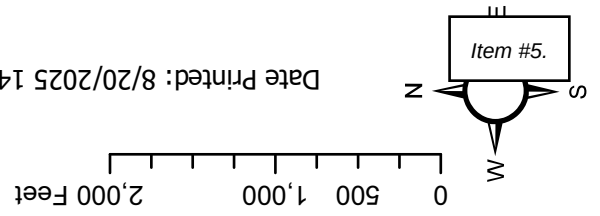
REZN-08-25-1514 | 4459 Cusseta Road | Zoning Map

This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.



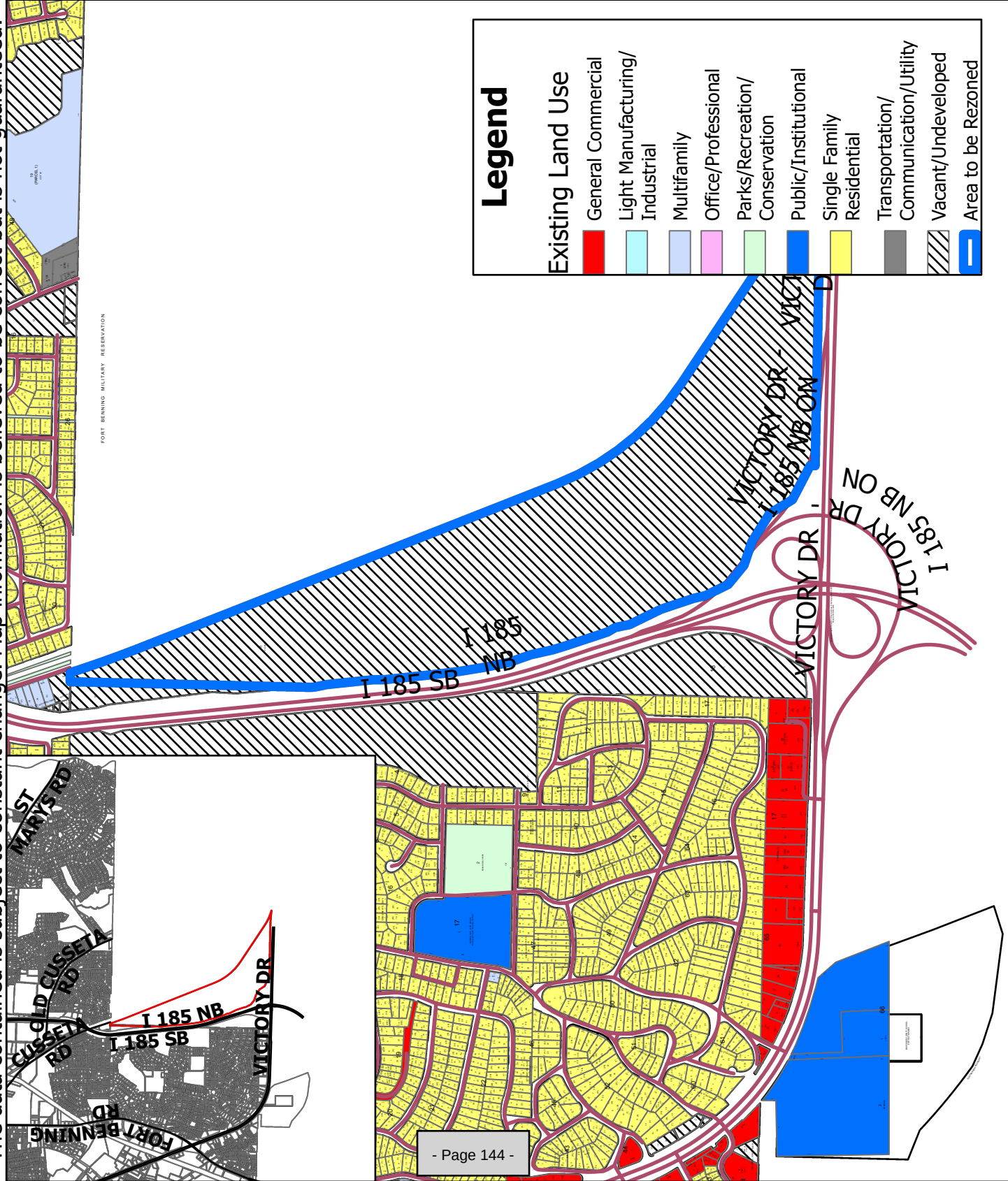
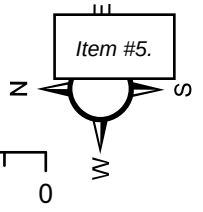
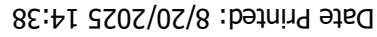
This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.

Date Printed: 8/20/2025 14:40



This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.

Created By: Rex Wilkinson



ITE Traffic Report for Rezoning at 4459 Cusseta Road, Columbus, Georgia

Project Overview

- **Address:** 4459 Cusseta Road, Columbus, Georgia 31901
- **Current Zoning:** SFR1 (Single-Family Residential)
- **Current Use:** Undeveloped
- **Proposed Zoning:** HMI (Heavy Manufacturing Industrial)
- **Proposed Use:** Heavy Manufacturing
- **Acreage:** 169 acres

This report evaluates the traffic impacts of rezoning 169 acres of undeveloped land at 4459 Cusseta Road from SFR1 to HMI for heavy manufacturing use, following guidelines from the Institute of Transportation Engineers (ITE) Trip Generation Manual and local transportation planning standards.

Road Characteristics

Street Classification

Cusseta Road is classified as a **major arterial** by the Georgia Department of Transportation (GDOT) and the Columbus Consolidated Government. It serves as a primary corridor connecting industrial, commercial, and residential areas, with proximity to I-185, a major interstate facilitating regional traffic.

Number of Lanes

Cusseta Road is currently a **two-lane road** (one lane per direction) in the vicinity of the project site. A GDOT project to widen Cusseta Road to include a two-way left-turn lane, curbs, gutters, a sidewalk on the north side, and a multi-use path on the south side is planned, which will impact the road's capacity and functionality.

Existing Traffic Count

Based on available GDOT traffic data, the Annual Average Daily Traffic (AADT) on Cusseta Road near the project site is approximately **8,500 vehicles per day** (2022 data). Peak hour traffic is estimated at 10% of AADT, yielding approximately **850 vehicles per hour** during peak periods (AM and PM).

Existing Level of Service

The existing Level of Service (LOS) on Cusseta Road is estimated at **LOS C** during peak hours, indicating stable flow with acceptable delays, based on typical arterial road performance metrics for similar traffic volumes and road characteristics.

Trip Generation

Current Zoning (SFR1)

Under SFR1 zoning, the site could support single-family residential development. Assuming a maximum density of 2 dwelling units per acre (typical for SFR1 in Columbus), the 169-acre site could accommodate approximately **338 dwelling units**.

Using ITE Trip Generation Manual (11th Edition), Land Use Code 210 (Single-Family Detached Housing):

- **Average Daily Trips:** 9.43 trips per dwelling unit = $338 \times 9.43 = \mathbf{3,187 \text{ trips/day}}$
- **AM Peak Hour:** 0.71 trips per dwelling unit (25% enter, 75% exit) = $338 \times 0.71 = \mathbf{240 \text{ trips/hour}}$ (60 entering, 180 exiting)
- **PM Peak Hour:** 0.94 trips per dwelling unit (63% enter, 37% exit) = $338 \times 0.94 = \mathbf{318 \text{ trips/hour}}$ (200 entering, 118 exiting)

Proposed Zoning (HMI)

The proposed HMI zoning supports heavy manufacturing. Assuming the 169-acre site is developed as a manufacturing facility (ITE Land Use Code 140, Manufacturing), with an estimated 1,500,000 square feet of gross floor area (based on typical industrial development intensity of 20-30% lot coverage, conservatively assuming 25% or 4,225,000 sq ft of developable land).

Using ITE Trip Generation Manual:

- **Average Daily Trips:** 3.80 trips per 1,000 sq ft = $1,500 \times 3.80 = \mathbf{5,700 \text{ trips/day}}$
- **AM Peak Hour:** 0.68 trips per 1,000 sq ft (77% enter, 23% exit) = $1,500 \times 0.68 = \mathbf{1,020 \text{ trips/hour}}$ (785 entering, 235 exiting)
- **PM Peak Hour:** 0.69 trips per 1,000 sq ft (24% enter, 76% exit) = $1,500 \times 0.69 = \mathbf{1,035 \text{ trips/hour}}$ (248 entering, 787 exiting)

Comparison

Scenario	Daily Trips	AM Peak Trips (Enter/Exit)	PM Peak Trips (Enter/Exit)
----------	-------------	----------------------------	----------------------------

Current Zoning (SFR1)	3,187	240 (60/180)	318 (200/118)
Proposed Zoning (HMI)	5,700	1,020 (785/235)	1,035 (248/787)
Difference	+2,513	+780 (+725/+55)	+717 (+48/+669)

The proposed HMI zoning generates significantly higher daily and peak-hour trips compared to SFR1, reflecting the intensive nature of manufacturing activities.

Traffic Impact Analysis

Total Projected Traffic

With the proposed HMI zoning, the site is expected to generate **5,700 daily trips**, with **1,020 trips** during the AM peak hour and **1,035 trips** during the PM peak hour. Adding these to the existing traffic (850 vehicles/hour), the total peak-hour traffic on Cusseta Road would be:

- **AM Peak:** $850 + 1,020 = 1,870$ vehicles/hour
- **PM Peak:** $850 + 1,035 = 1,885$ vehicles/hour

Projected Level of Service

With the planned Cusseta Road widening (adding a two-way left-turn lane), the road's capacity is expected to increase to approximately **2,200–2,500 vehicles/hour** (based on typical arterial capacity with a center turn lane). The projected traffic volumes (1,870–1,885 vehicles/hour) approach or exceed 80% of capacity, suggesting a potential degradation to **LOS D** (approaching unstable flow with increased delays) during peak hours, particularly without additional mitigation.

Road Network

The site is served primarily by Cusseta Road, with access to I-185 via a planned interchange modification. The GDOT Cusseta Road Interchange project includes realigning Farr Road, adding roundabouts at Cusseta Road/Old Cusseta Road and I-185 ramp connections, and widening Cusseta Road. These improvements will enhance capacity but may not fully accommodate the projected traffic increase from the HMI development. Secondary roads (e.g., Old Cusseta Road) are minor collectors with limited capacity, unsuitable for significant industrial traffic.

Access

The site will require **multiple access points** to manage the high volume of entering and exiting traffic, particularly heavy vehicles associated with manufacturing. Recommended access includes:

- A primary entrance on Cusseta Road with a signalized intersection to handle high volumes and heavy truck traffic.
- A secondary entrance for employee access, potentially aligned with the planned roundabout at Cusseta Road/Old Cusseta Road.
- Access design should include dedicated turn lanes and acceleration/deceleration lanes to minimize congestion.

Community Context

The project site is near residential areas to the north and east, with commercial and industrial zones to the south and west. The proposed heavy manufacturing use may increase noise, truck traffic, and congestion, impacting nearby residents. The GDOT interchange project already anticipates affecting 106 parcels, with 40 experiencing major impacts, raising concerns about property values, noise, and traffic disruption. Community feedback should be sought to address concerns about environmental and quality-of-life impacts.

Conclusions and Recommendations

Conclusions

- The rezoning from SFR1 to HMI will significantly increase traffic, with daily trips rising from 3,187 to 5,700 and peak-hour trips increasing by 780 (AM) and 717 (PM).
- Cusseta Road's current LOS C is likely to degrade to LOS D during peak hours without mitigation, despite planned road improvements.
- The proposed manufacturing use aligns with the industrial character of nearby areas but may conflict with adjacent residential zones, necessitating careful planning to mitigate community impacts.

Recommendations

1. Road Improvements:

- Accelerate GDOT's Cusseta Road widening and interchange improvements to ensure completion before the manufacturing facility is operational.
- Install a signalized intersection at the primary site entrance to manage high traffic volumes and truck movements.
- Add dedicated left-turn and right-turn lanes at access points to improve flow and safety.

2. Traffic Management:

- Conduct a detailed traffic signal warrant analysis for the primary entrance to ensure efficient signal timing.
- Implement a Transportation Demand Management (TDM) plan, including staggered shift times for employees to reduce peak-hour congestion.

3. Community Mitigation:

- Install noise barriers along the site's northern and eastern boundaries to protect adjacent residential areas.
- Engage with the community through public hearings to address concerns about traffic, noise, and property impacts.
- Provide clear signage and traffic calming measures on secondary roads to prevent cut-through traffic in residential areas.

4. Monitoring and Follow-Up:

- Conduct a follow-up traffic study one year after the facility's opening to assess actual traffic impacts and LOS.
- Coordinate with GDOT to monitor the performance of the Cusseta Road Interchange and adjust as needed.

This report provides a comprehensive assessment of the traffic impacts of the proposed rezoning and offers actionable recommendations to ensure safe and efficient transportation operations while addressing community concerns.

File Attachments for Item:

6. 2nd Reading- REZN-08-25-1515: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **800,802,804 7th Avenue, 800, 801,804, 805, 808, 809, 812 8th Avenue and 801, 805, 809, 811 9th Avenue** (parcel # 019-020-012/13/14/19/20/21 & 019-021-009/12/29/30/31/32/33/34) from Residential Office (RO), General Commercial (GC), or Light Manufacturing/ Industrial (LMI) Zoning District to Uptown (UPT) Zoning District. (Planning Department and PAC recommend approval.)(Councilor Cogle)

ORDINANCE
NO. _____

An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **800,802,804 7th Avenue, 800, 801,804, 805, 808, 809, 812 8th Avenue and 801, 805, 809, 811 9th Avenue** (parcel # 019-020-012/13/14/19/20/21 & 019-021-009/12/29/30/31/32/33/34) from Residential Office (RO), General Commercial (GC), Light Manufacturing/ Industrial (LMI) Zoning District to Uptown (UPT) Zoning District.

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 Residential Office (RO), General Commercial (GC), Light Manufacturing/ Industrial (LMI) Zoning District to Uptown (UPT) Zoning District.

All those lots, tracts or parcels of land situate, lying and being in the State of Georgia, County of Muscogee, City of Columbus, and being known and designated as REPLAT OF LOTS 15 & 16 AND PART OF LOTS 13 & 14, BLOCK 38, COMMONS, COLUMBUS, MUSCOGEE COUNTY, GEORGIA, by Moon Meeks & Associates, as said lots are shown upon a map or plat of said Subdivision recorded in Plat Book 168, at Page 77, in the Office of the Clerk of the Superior Court of Muscogee County, Georgia.

And

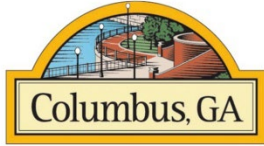
All those lots, tracts or parcels of land situate, lying and being in the State of Georgia, County of Muscogee, City of Columbus, and being known and designated as REPLAT OF PARCEL "B" & "D" AND PART OF PARCEL "C", LOTS 11, 12, 13, & 14 AND PART OF LOTS 9 & 10, BLOCK 39, COMMONS, COLUMBUS, MUSCOGEE COUNTY, GEORGIA, by Moon Meeks & Associates, as said lots are shown upon a map or plat of said Subdivision recorded in Plat Book 168, at Page 97, 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 ____ day of _____ 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	voting _____
Councilor Huff	voting _____
Councilor Tucker	voting _____

Lindsey Mclemore
Clerk of Council

B. H. "Skip" Henderson, III
Mayor



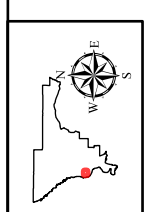
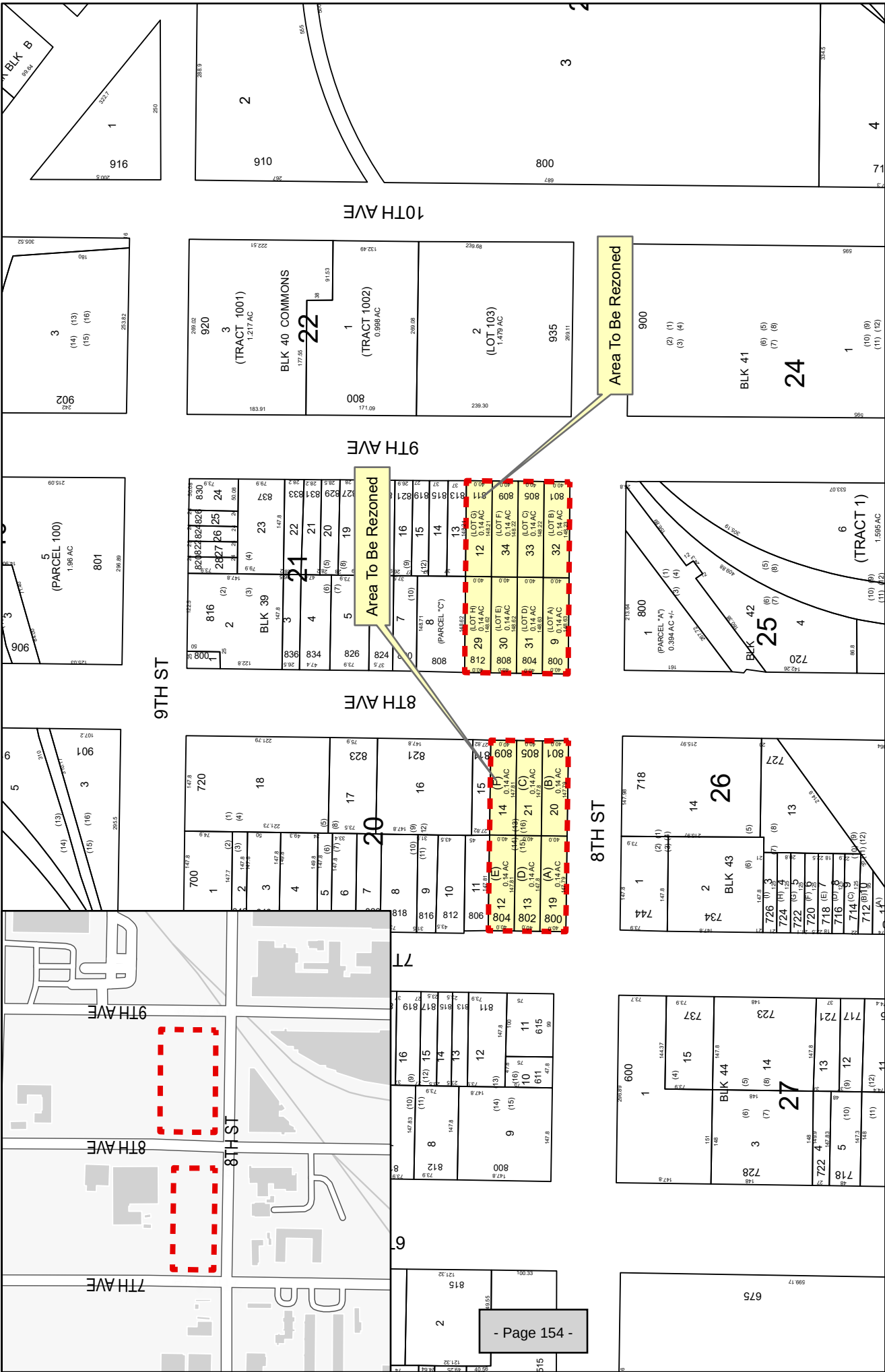
CONSOLIDATED GOVERNMENT
What progress has preserved.
PLANNING DEPARTMENT

COUNCIL STAFF REPORT

REZN-12-24-2485

Applicant:	Columbus Consolidated Government
Owner:	Columbus Consolidated Government
Location:	800/2/4 7th Ave, 801/5/9/0/4/8/12 8th Ave, 801/5/9/11 9th Ave
Parcel:	019-020-012/13/14/19/20/21 & 019-021- 009/12/29/30/31/32/33/34
Acreage:	1.96 Acres
Current Zoning Classification:	Light Manufacturing/ Industrial, Residential Office, General Commercial
Proposed Zoning Classification:	Uptown
Current Use of Property:	Vacant/Undeveloped
Proposed Use of Property:	Single Family Residential
Council District:	District 7 (Cogle)
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 Moore's Recommendation:	N/A
DRI Recommendation:	N/A
General Land Use:	Consistent Planning Area D

Current Land Use Designation:	Vacant/Undeveloped	
Future Land Use Designation:	Mixed Use	
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	Light Manufacturing/ Industrial (LMI)/General Commercial/Residential Office
	South	See above
	East	See above
	West	See above
Reasonableness of Request:	The request is compatible with existing land uses.	
School Impact:	N/A	
Buffer Requirement:	N/A	
Attitude of Property Owners:	Eleven (11) property owners within 300 feet of the subject properties were notified of the rezoning request. The Planning Department received no calls and/or emails regarding the rezoning.	
	Approval	0 Responses
	Opposition	0 Responses
Additional Information:	Replat and rezone for single family residential lots	
Attachments:	Aerial Land Use Map Location Map Zoning Map Existing Land Use Map Future Land Use Map Plat Map	



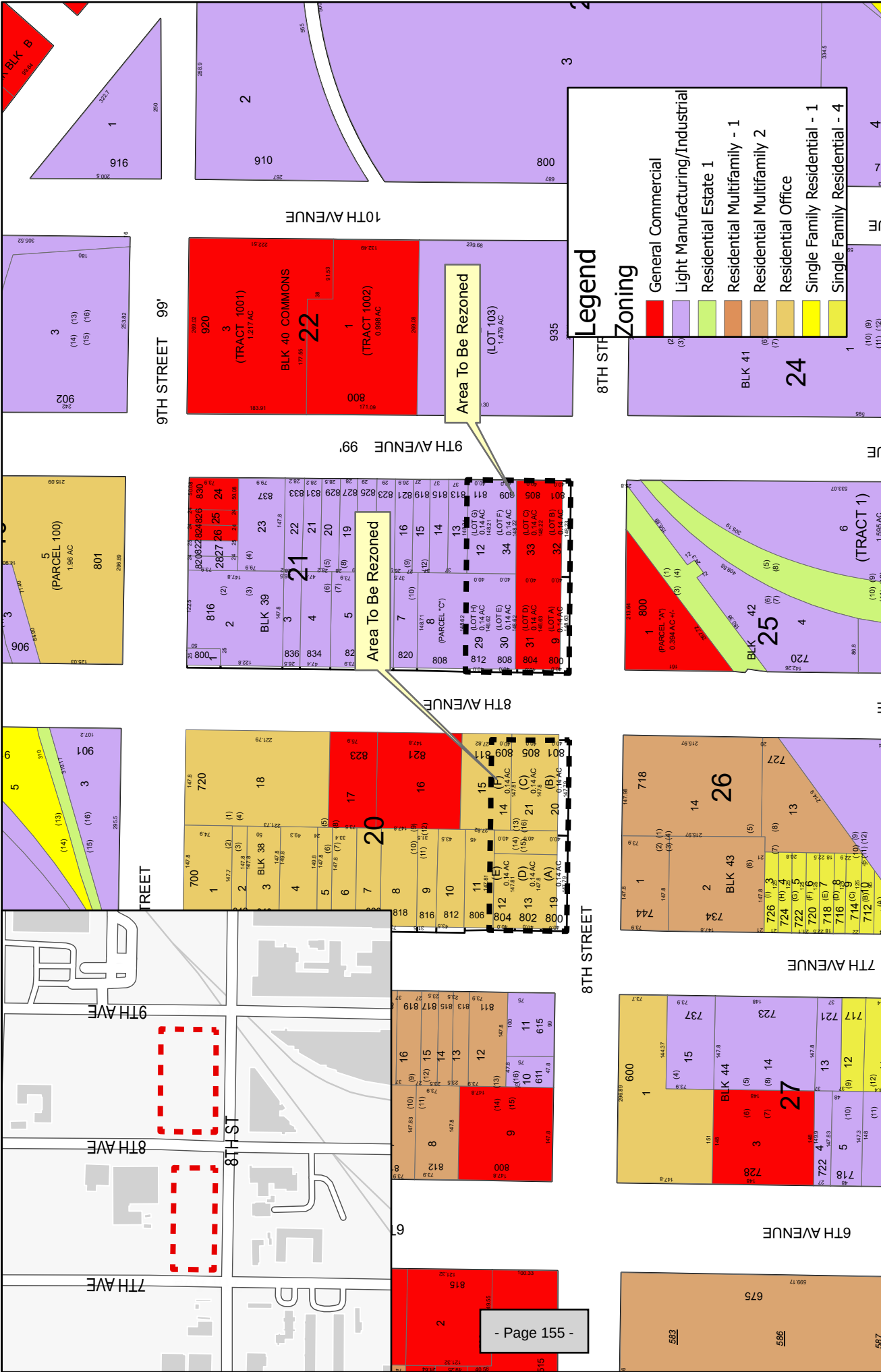
This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.

Location Map for REZN 08-25-1515
Liberty District Single Family Lots
Planning Department-Planning Division
Prepared By Planning GIS Tech

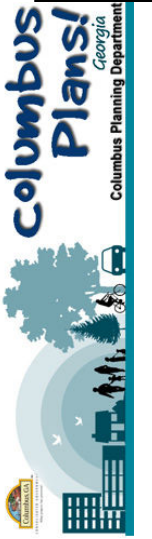


Item #6.

Date: 8/20/2025



Item #6.



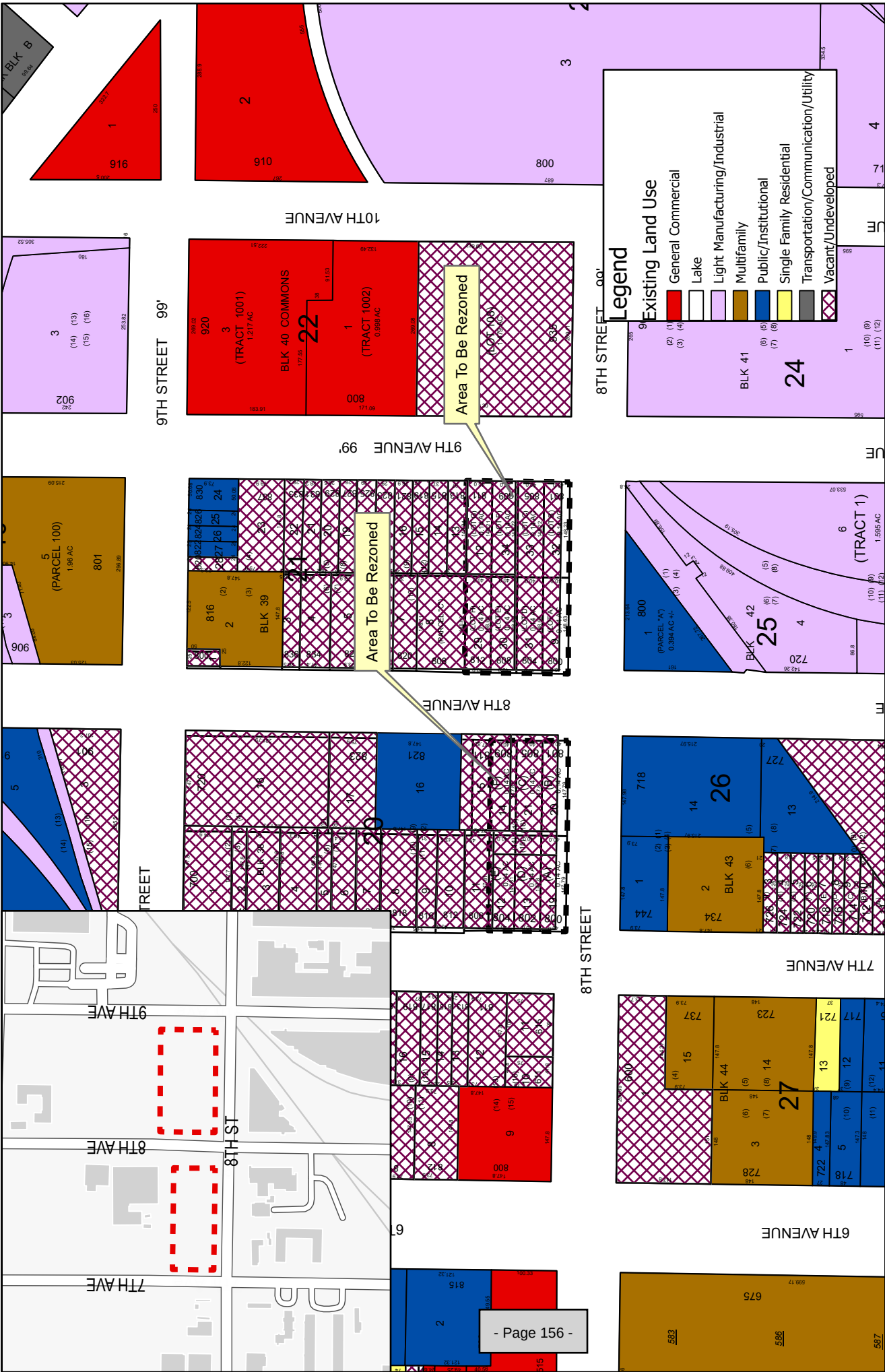
Zoning Map for REZN 08-25-1515
Liberty District Single Family Lots

Planning Department-Planning Division
Prepared By Planning GIS Tech

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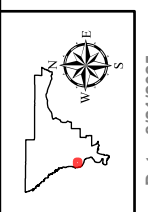
Date: 8/21/2025



Legend

Existing Land Use

- (1) General Commercial
- (2) Lake
- (3) Light Manufacturing/Industrial
- (4) Multifamily
- (5) Public/Institutional
- (6) Single Family Residential
- (7) Transportation/Communication/Utility
- (8) Vacant/Undeveloped



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Existing Land Use Map for REZN
08-25-1515 Liberty District Single
Family Lots



Future Land Use Map for REZN 08-25-1515
Liberty District Single Family Lots

Planning Department-Planning Division
Prepared By Planning GIS Tech

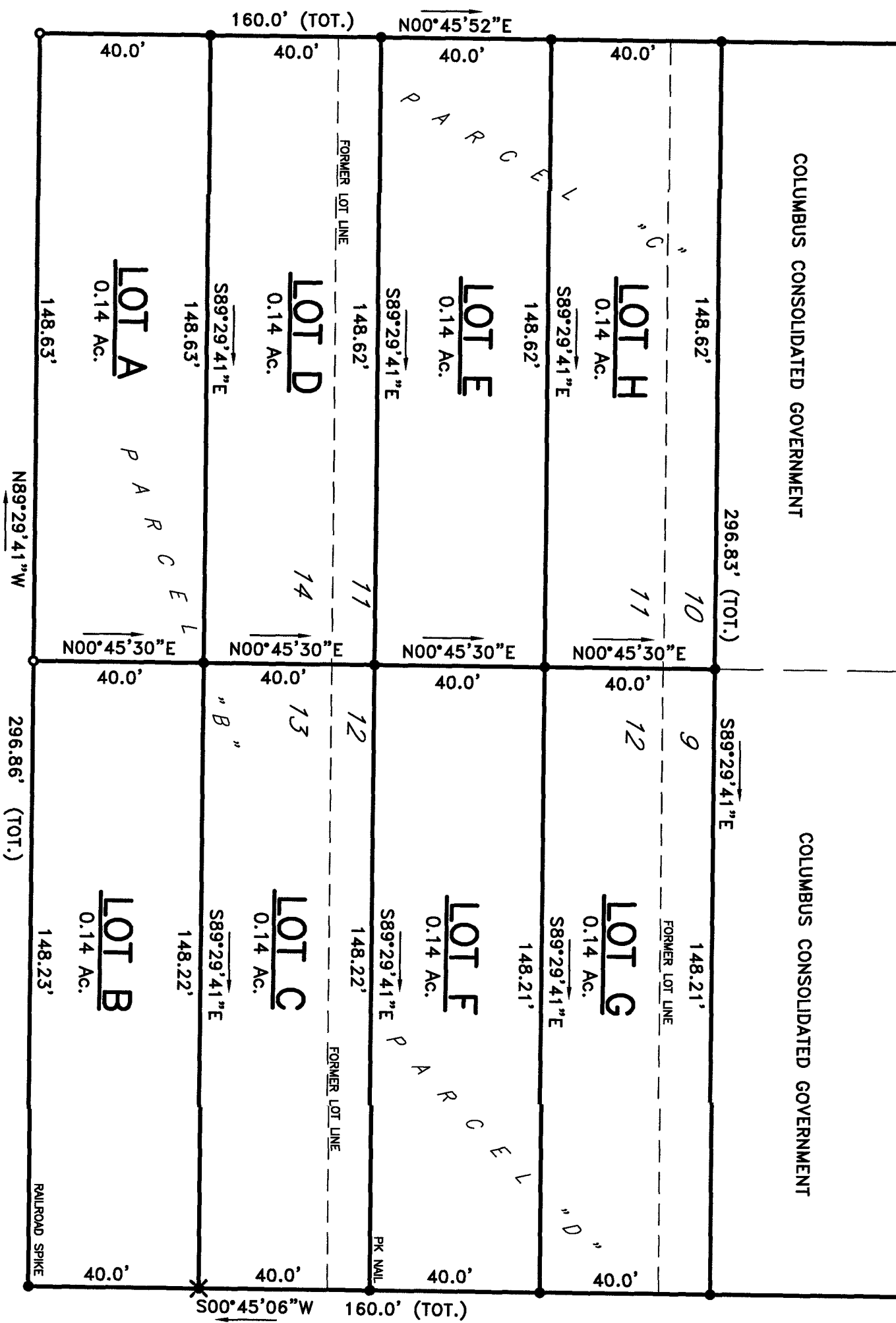
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Date: 8/21/2025

20250011897 B, 168 P, 97 PLAT
07/10/2025 09:09:00 AM Page 1 of 1
Danielle F. Forte County Recorder
Muscogee County County, GA
eFile Participant ID:

8th AVENUE 99'



9th AVENUE 99'

- NOTES:
1. ALL DISTURBANCE PLANS ARE SUBJECT TO NATURAL EROSION. THE CONSOLIDATED GOVERNMENT OF COLUMBUS SHALL NOT BE RESPONSIBLE FOR ANY EROSION TO SAND BANKS OR THE STABILIZATION THEREOF.
 2. PRIOR TO COMMENCING ANY LAND DISTURBING ACTIVITY ON ANY OF THESE LOTS, A TREE PROTECTION/PLANTING PLAN MUST BE APPROVED FOR A MINIMUM OF 10 TREE DENSITY UNITS PER ACRE AND COMPLY WITH THE APPLICABLE SECTIONS OF CITY ORDINANCE NO. 02-43.
 3. REFERENCE PLAT RECORDED IN PLAT BOOK 158, FOLIO 117, MUSCOGEE COUNTY, GEORGIA RECORDS.

NAD 83
(GA WEST)

8th STREET 99'



As required by subsection (d) of O.C.G.A. Section 15-6-67, this plat has been prepared by a land surveyor and approved by all applicable local jurisdictions for recording as evidenced by approval certificates, signatures, stamps, or statements hereon. Such approvals or affirmations should be confirmed with the appropriate governmental bodies by any purchaser or user of this plat as to intended use of any parcel. Furthermore, the undersigned land surveyor certifies that this plat complies with the minimum technical standards for property surveys in Georgia as set forth in the Rules and Regulations of the Georgia Board of Land Surveyors and as set forth in O.C.G.A. Section 15-6-67.

Jefferson W. Keefe, R.L.S. - Georgia Reg. No. 2787

I have, this date, examined the FLOOD INSURANCE RATES MAP, dated September 5, 2007, covering Columbus, Georgia (Community No. 135158). Subject lots are located on Panel 55. F of said map and are not shown in a Flood Hazard Zone.

Jefferson W. Keefe, R.L.S. - Georgia Reg. No. 2787

SURVEYOR'S CERTIFICATE

IT IS HEREBY CERTIFIED THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY SHOWN HEREON. THE SURVEY WAS MADE BY ME OR UNDER MY CLOSE PERSONAL SUPERVISION AND THE LOCATION, SIZE, TYPE AND MATERIAL ARE CORRECTLY SHOWN.

THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE ERROR OF ONE FOOT IN 29,532 FEET, AND AN ANGULAR ERROR OF 02" PER ANGLE POINT AND WAS ADJUSTED USING LEAST SQUARES RULE.

THE FOLLOWING TYPE EQUIPMENT WAS USED TO OBTAIN THE DATA: TOTAL STATION, DISTANCE MEASUREMENT, AND AN ANGLE MEASUREMENT. THE PREPARATION OF THIS PLAT, GEOMAX ZOOM 80 TOTAL STATION AND ORION BKX7 BASE AND ROVER.

THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND WAS FOUND TO BE ACCURATE WITHIN ONE FOOT IN MORE THAN 40,000 FEET.

OWNER'S CERTIFICATE

THE UNDERSIGNED CERTIFIES THAT COLUMBUS CONSOLIDATED GOVERNMENT IS THE FEE SIMPLE OWNER OF THE LAND SHOWN ON THIS PLAT AND THAT THE PLAT AND THE PUBLIC IMPROVEMENTS CONTAINED THEREIN OR ASSOCIATED THEREWITH MEET ALL APPLICABLE REQUIREMENTS AND STANDARDS OF THE COLUMBUS UNITED DEVELOPMENT CODE.

OWNER'S NAME: COLUMBUS CONSOLIDATED GOVERNMENT

OWNER'S ADDRESS: P. O. BOX 1340

COLUMBUS, GA 31902

DATE: 7/9/25

BEARY H. HENDERSON, III (MAYOR)

CERTIFICATE FOR ENGINEERING APPROVAL

STREETS AND STORM DRAINAGE DESIGN, CONSTRUCTION PLANS AND EASEMENTS MEET THE REQUIREMENTS OF THE COUNCIL OF COLUMBUS, GEORGIA AND ARE APPROVED BY THE DEPARTMENT OF ENGINEERING OF COLUMBUS, GEORGIA.

DATE: 7-9-25

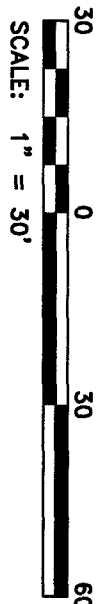
DEPARTMENT OF ENGINEERING

CERTIFICATE FOR FINAL PLAT APPROVAL

ALL REQUIREMENTS OF THE COLUMBUS UNITED DEVELOPMENT CODE HAVING BEEN REPRESENTED AS BEING FULFILLED BY THIS PLAT, THE UNDERSIGNED ACTING UNDER AUTHORITY OF THE CITY COUNCIL OF THE COLUMBUS CONSOLIDATED GOVERNMENT HEREBY APPROVES THIS PLAT FOR RECORDBATION BY THE CLERK OF THE SUPERIOR COURT.

DATE: 7-9-25

DIRECTOR OF PLANNING



REPLAT OF
PARCEL "B" & "D" AND PART OF PARCEL "C"
LOTS 11, 12, 13 & 14 AND PART OF LOTS 9 & 10
BLOCK 39

COLUMBUS, MUSCOGEE COUNTY, GEORGIA

Scale 1" = 30'

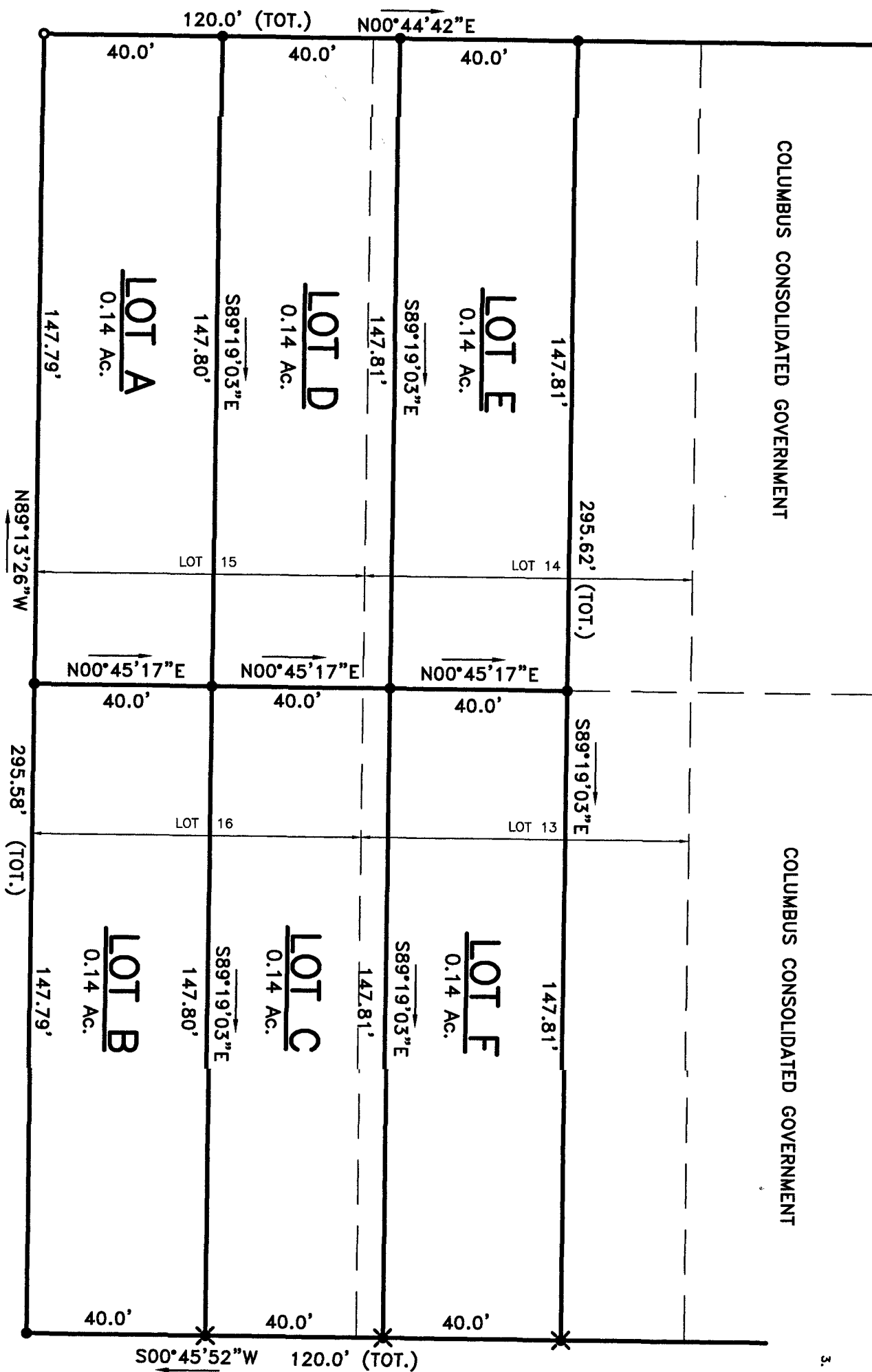
MOON MEERS & ASSOCIATES, INC.

Civil Engineers - Land Surveyors
(GA. REG. NO. H206465)
100 Southern Way, Suite A, Columbus, Georgia 31904
(706) 327-8306

20250006305 B: 168 P: 77 PLAT
04/16/2025 08:25:00 AM Page 1 of 1
Danielle F. Forte County Recorder
Muscookee County County, GA
eFile Participant ID:

NAD 83
(GA WEST)

7th AVENUE 99'



- NOTES:
1. ALL DRAINAGE BANKS ARE SUBJECT TO NATURAL EROSION. THE CONSOLIDATED GOVERNMENT OF COLUMBUS SHALL NOT BE RESPONSIBLE FOR ANY EROSION TO SAID BANKS OR THE STABILIZATION THEREOF.
 2. PRIOR TO COMMENCING ANY LAND DISTURBING ACTIVITY ON ANY OF THESE LOTS, A TREE PROTECTION/PLANTING PLAN MUST BE APPROVED FOR A MINIMUM OF 10 TREE DENSITY UNITS PER ACRE AND COMPLY WITH THE APPLICABLE SECTIONS OF CITY ORDINANCE NO. 02-45.
 3. REFERENCE PLAT RECORDED IN PLAT BOOK 35, FOLIO 22, MUSCOGEE COUNTY, GEORGIA RECORDS.

COLUMBUS CONSOLIDATED GOVERNMENT

COLUMBUS CONSOLIDATED GOVERNMENT

8th STREET 99'



As required by subsection (d) of O.C.G.A. Section 15-6-67, this plat has been prepared by a land surveyor and approved by all applicable local jurisdictions for recording as evidenced by approval certificates, signatures, stamps, or statements hereon. Such approvals or affirmations should be confirmed with the appropriate governmental bodies by any purchaser or user of this plat as to intended use of any parcel. Furthermore, the undersigned land surveyor certifies that this plat complies with the minimum technical standards for property surveys in Georgia as set forth in the rules and regulations of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in O.C.G.A. Section 15-6-67.

Jefferson W. Keefe, R.L.S. - Georgia Reg. No. 2787

SURVEYOR'S CERTIFICATE

IT IS HEREBY CERTIFIED THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY BY ME OR UNDER MY SUPERVISION. THAT ALL MONUMENTS SHOWN HEREON ARE CORRECTLY LOCATED, SIZE, TYPE AND MATERIAL ARE CORRECTLY SHOWN.

THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSEST APPROXIMATION OF ONE FOOT IN 29,562 FEET, AND AN ANGULAR ERROR OF 02" PER ANGLE POINT AND WAS ADJUSTED USING LEAST SQUARES RULE.

THE FOLLOWING TYPE EQUIPMENT WAS USED TO OBTAIN THE LINEAR AND ANGULAR MEASUREMENTS USED IN THE PREPARATION OF THIS PLAT: GEOMAX ZOOM 90 TOTAL STATION AND CARLSON BRK7 BASE AND ROVER.

THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND WAS FOUND TO BE ACCURATE WITHIN ONE FOOT IN MORE THAN 40,000 FEET.

REGISTERED GEORGIA LAND SURVEYOR NO. 2787
100 SOUTHERN WAY, SUITE A, COLUMBUS, GEORGIA 31904
(706) 327-8306

Jefferson W. Keefe, R.L.S. - Georgia Reg. No. 2787

OWNER'S CERTIFICATE

THE UNDERSIGNED CERTIFIES THAT COLUMBUS CONSOLIDATED GOVERNMENT IS THE TRUE AND LEGAL OWNER OF THE LAND SHOWN ON THIS PLAT AND THAT THE PLAT AND THE IMPROVEMENTS THEREWITH MEET ALL APPLICABLE REQUIREMENTS AND STANDARDS OF THE COLUMBUS UNIFIED DEVELOPMENT CODE.

OWNER'S NAME: COLUMBUS CONSOLIDATED GOVERNMENT

OWNER'S ADDRESS: P. O. BOX 1340

COLUMBUS, GA 31902

DATE: 4/15/25

ISAM HUGLEY

REGISTERED GEORGIA LAND SURVEYOR NO. 2787
100 SOUTHERN WAY, SUITE A, COLUMBUS, GEORGIA 31904
(706) 327-8306

LEGEND

- 1" PINCHED TOP IRON FOUND
- REBAR & CAP SET (MMW LSF 87)
- DRILL HOLE SET



REPLAT OF
LOTS 15 & 16 AND PART OF LOTS 13 & 14
BLOCK 38

COLUMBUS, MUSCOGEE COUNTY, GEORGIA

Scale 1" = 30'

MOON MECKES & ASSOCIATES, INC.

(GA. REG. NO. H206465)

Civil Engineers - Land Surveyors

100 Southern Way, Suite A, Columbus, Georgia 31904
(706) 327-8306

File Attachments for Item:

7. 2nd Reading- An ordinance amending the “Official Street Map, City of Columbus, Georgia”, by changing the official street name of the public roadway designated as “Masterbuilt Court” to Master Wall court, to be one street name consistent with the length of roadway; authorizing the street name change; repealing any conflicting ordinances; and for other purposes. (Mayor Pro-Tem and Councilor Crabb)

ORDINANCE

NO. _____

AN ORDINANCE AMENDING THE “OFFICIAL STREET MAP, CITY OF COLUMBUS, GEORGIA”, BY CHANGING THE OFFICIAL STREET NAME OF THE PUBLIC ROADWAY DESIGNATED AS “MASTERBUILT COURT” TO MASTER WALL COURT, TO BE ONE STREET NAME CONSISTENT WITH THE LENGTH OF ROADWAY; AUTHORIZING THE STREET NAME CHANGE; REPEALING ANY CONFLICTING ORDINANCES; AND FOR OTHER PURPOSES.

THE COUNCIL OF COLUMBUS, GEORGIA HEREBY ORDAINS:

SECTION I.

That the “Official Street Map, City of Columbus, Georgia” is hereby amended as follows:

The name of Masterbuilt Court is hereby changed to Master Wall Court running from Milgen Court Easterly the entire length of roadway approximately 507 feet formerly known as Masterbuilt Court as shown on the map attached as Exhibit A.

SECTION II.

That official street name signs shall be erected designating the public roadway described herewith Section I as “Master Wall Court” at its intersection with Milgen Court.

SECTION III.

All ordinances or parts of ordinances in conflict with this ordinance are hereby repealed.

Introduced at a regular meeting of the Council of Columbus, Georgia held on the ____ day of _____ 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 Council.

Councilor Allen	voting _____
Councilor Anker	voting _____
Councilor Chambers	voting _____
Councilor Cogle	voting _____
Councilor Crabb	voting _____
Councilor Davis	voting _____
Councilor Garrett	voting _____
Councilor Hickey	voting _____
Councilor Huff	voting _____
Councilor Tucker	voting _____

Lindsey G. McLemore
Clerk of Council

B.H. “Skip” Henderson, III
Mayor

Exhibit B

- Page 162 -

File Attachments for Item:

1. Annual HUD Entitlement, Capital Fund Program, and Moving to Work Funding – Environmental Reviews and Request for Release of Funds Approval

Approval is requested to execute approvals of environmental review records and requests for release of funds for the building and site improvements annually performed through HUD Entitlement, Capital Fund Program (CFP), and Moving to Work (MTW) funds. HUD entitlement funds, as the HOME Program requires a 25% match, which is required from HOME-awarded subrecipients. There are no direct fiscal considerations for the City regarding CFP and MTW funds, which are administered by the Housing Authority. As the Federal grantee of U.S. Department of Housing and Urban Development (HUD) funds, the City of Columbus serves as the Responsible Entity for approving these actions.

**Columbus Consolidated Government
Council Meeting Agenda Item**

Item #1.

TO:	Mayor and Councilors
AGENDA SUBJECT:	Annual HUD Entitlement, Capital Fund Program, and Moving to Work Funding – Environmental Reviews and Request for Release of Funds Approval
AGENDA SUMMARY:	Approval is requested to execute approvals of environmental review records and requests for release of funds for the building and site improvements annually performed through HUD Entitlement, Capital Fund Program (CFP), and Moving to Work (MTW) funds. HUD entitlement funds, as the HOME Program requires a 25% match, which is required from HOME-awarded subrecipients. There are no direct fiscal considerations for the City regarding CFP and MTW funds, which are administered by the Housing Authority. As the Federal grantee of U.S. Department of Housing and Urban Development (HUD) funds, the City of Columbus serves as the Responsible Entity for approving these actions.
INITIATED BY:	Community Reinvestment

Recommendation: Approval is requested to execute approvals of environmental review records and requests for release of funds for the building and site improvements annually performed through HUD Entitlement, Capital Fund Program (CFP), and Moving to Work (MTW) funds. HUD entitlement funds, as the HOME Program requires a 25% match, which is required from HOME-awarded subrecipients. There are no direct fiscal considerations for the City regarding CFP and MTW funds, which are administered by the Housing Authority. As the Federal grantee of U.S. Department of Housing and Urban Development (HUD) funds, the City of Columbus serves as the Responsible Entity for approving these actions.

Background: The City of Columbus annually receives HUD entitlement funds to support community development activities that build stronger and more resilient communities. In addition, the Housing Authority of Columbus, Georgia (HACG) conducts necessary critical repairs and renovations for its public housing stock utilizing HUD Capital Fund Program (CFP) and Moving to Work (MTW) funds.

Through this funding, HACG modernizes and/or repairs its public housing stock. Typical improvements include administration, operations, fees and costs for appliances, equipment, security enhancements, information technology improvements, sewer and water line repair, HVAC repair/replacement, landscaping, exterior doors and windows, electrical systems, roofing, and painting.

To access HUD Federal funding, the Responsible Entity (the City of Columbus) must approve environmental reviews and requests for release of funds. Execution of these approvals triggers the release of HUD funds for the projects.

Analysis: A resolution is needed to authorize the Mayor, the Deputy City Manager, and/or his/her designee to execute environmental reviews and requests for release of funds related to HUD funding, which will allow the release and use of funds for the approved projects.

Financial Considerations: HUD Entitlement, Capital Fund Program (CFP), and Moving to Work (MTW) funds will be released upon HUD approval. The City has financial considerations in terms of HUD entitlement funds, as the HOME Program requires a 25% match which is required from HOME awarded subrecipients. There are no direct fiscal considerations for the City regarding CFP and MTW funds, which are administered by the Housing Authority.

Item #1.

Legal Considerations: Any agreement involving the City of Columbus requires Council approval.

Recommendation/Action: Approval is requested to execute approvals of environmental review records and requests for release of funds for the building and site improvements annually performed through HUD Entitlement, Capital Fund Program (CFP), and Moving to Work (MTW) funds. HUD entitlement funds, as the HOME Program requires a 25% match, which is required from HOME-awarded subrecipients. There are no direct fiscal considerations for the City regarding CFP and MTW funds, which are administered by the Housing Authority. As the Federal grantee of U.S. Department of Housing and Urban Development (HUD) funds, the City of Columbus serves as the Responsible Entity for approving these actions.

A RESOLUTION

NO.

A RESOLUTION AUTHORIZING THE CITY MANAGER, MAYOR, THE DEPUTY CITY MANAGER, AND/OR HIS/HER DESIGNEE TO EXECUTE ENVIRONMENTAL REVIEWS AND REQUESTS FOR RELEASE OF FUNDS FOR THE BUILDING AND SITE IMPROVEMENTS ANNUALLY PERFORMED THROUGH HUD ENTITLEMENT, CAPITAL FUND PROGRAM (CFP), AND MOVING TO WORK (MTW) FUNDS.

WHEREAS, the U.S. Department of Housing and Urban Development (HUD) annually provides funding to the City of Columbus to support community development activities; and,

Item #1.

WHEREAS, the U.S. Department of Housing and Urban Development (HUD) provides Capital Fund Program (CFP) and Moving to Work (MTW) funding to the Housing Authority of Columbus, Georgia (HACG) for affordable housing development and improvement; and,

WHEREAS, execution of environmental reviews and requests for release of funds is necessary to access and utilize HUD funding for community-based and housing projects; and,

WHEREAS, the City of Columbus, as the Federal grantee of HUD funding, serves as the Responsible Entity for approving environmental reviews and requests for release of funds under applicable federal regulations.

NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA HERBY RESOLVES:

That the Mayor, the Deputy City Manager, and/or his/her designee are hereby authorized to execute environmental reviews and requests for release of funds for the building and site improvements annually performed through HUD Entitlement, Capital Fund Program (CFP), and Moving to Work (MTW) funds related to U.S. Department of Housing and Urban Development (HUD) funding.

Introduced at a regular meeting of the Council of Columbus, Georgia 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 voting	_____
Councilor Huff voting	_____
Councilor Tucker voting	_____

Item #1.

File Attachments for Item:

2. BJA FY25 Body-Worn Camera Policy and Implementation Program to Support Law Enforcement Agencies – Muscogee County Sheriff's Office

Approval is requested to apply for, accept, and expend any awarded funds as per the grant guidelines and City regulations, if awarded, a grant from the U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance for funds to properly implement BWC programs that can strengthen the evidentiary foundation for criminal prosecutions, provide reliable documentation of officer-citizen encounters, and deter assaults on officers, with the federal amount requested being \$200,000 and with a local in-kind match of 50% required (\$200,00) totaling a project cost of \$400,000 or as otherwise awarded, and amend the Multi-governmental Fund budget by the amount of the award.

**Columbus Consolidated Government
Council Meeting Agenda Item**

Item #2.

TO:	Mayor and Councilors
AGENDA SUBJECT:	BJA FY25 Body-Worn Camera Policy and Implementation Program to Support Law Enforcement Agencies – Muscogee County Sheriff's Office
AGENDA SUMMARY:	Approval is requested to apply for, accept, and expend any awarded funds as per the grant guidelines and City regulations, if awarded, a grant from the U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance for funds to properly implement BWC programs that can strengthen the evidentiary foundation for criminal prosecutions, provide reliable documentation of officer-citizen encounters, and deter assaults on officers, with the federal amount requested being \$200,000 and with a local in-kind match of 50% required (\$200,00) totaling a project cost of \$400,000 or as otherwise awarded, and amend the Multi-governmental Fund budget by the amount of the award.
INITIATED BY:	Muscogee County Sheriff's Office

Recommendation: Approval is requested to apply for, accept, and expend any awarded funds as per the grant guidelines and City regulations, if awarded, a grant from the U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance for funds to properly implement BWC programs that can strengthen the evidentiary foundation for criminal prosecutions, provide reliable documentation of officer-citizen encounters, and deter assaults on officers, with the federal amount requested being \$200,000 and with a local in-kind match of 50% required (\$200,00) totaling a project cost of \$400,000 or as otherwise awarded, and amend the Multi-governmental Fund budget by the amount of the award.

Background: U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance provides federal support to publicly funded law enforcement and correctional agencies for the purchase or lease of BWCs and the development of comprehensive BWC programs.

Analysis: These funds are available through the U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance.

Financial Considerations: Federal funds awarded under these categories require a 50 percent match from non-federal sources. For each federal dollar awarded, the recipient must provide one dollar toward the project costs. Recipients must satisfy this match requirement with cash and/or in-kind contributions. This match will be satisfied with in-kind contributions.

Legal Considerations: The Muscogee County Sheriff's Office is eligible to apply for, receive, and expend these funds as per the grant guidelines and City regulations, if awarded, and will be obligated to the conditions of the grant award.

Recommendation/Action: Approval is requested to apply for, accept, and expend any awarded funds as per the grant guidelines and City regulations, if awarded, a grant from the U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance for funds to properly implement BWC programs that can strengthen the evidentiary foundation for criminal prosecutions, provide reliable documentation of officer-citizen encounters, and deter assaults on officers, with the federal amount requested being \$200,000 and with a local in-kind match of 50% required (\$200,00) totaling a project cost of \$400,000 or as otherwise awarded, and amend the Multi-governmental Fund budget by the amount of the award.

Item #2.

A RESOLUTION

Item #2.

NO.

A RESOLUTION AUTHORIZING THE MAYOR TO APPLY FOR, ACCEPT, AND EXPEND ANY AWARDED FUNDS AS PER THE GRANT GUIDELINES AND CITY REGULATIONS, IF AWARDED, A GRANT FROM THE U.S. DEPARTMENT OF JUSTICE, OFFICE OF JUSTICE PROGRAMS, BUREAU OF ASSISTANCE, BJA FY25 BODY-WORN CAMERA POLICY AND IMPLEMENTATION PROGRAM TO SUPPORT LAW ENFORCEMENT AGENCIES, WITH THE FEDERAL AMOUNT REQUESTED BEING \$200,000 AND WITH A LOCAL IN-KIND MATCH OF 50% REQUIRED (\$200,00) TOTALING A PROJECT COST OF \$400,000 OR AS OTHERWISE AWARDED, AND AMEND THE MULTI-GOVERNMENTAL FUND BUDGET BY THE AMOUNT OF THE AWARD. FUNDS WILL BE UTILIZED TO PROPERLY IMPLEMENT BWC PROGRAMS THAT CAN STRENGTHEN THE EVIDENTIARY FOUNDATION FOR CRIMINAL PROSECUTIONS, PROVIDE RELIABLE DOCUMENTATION OF OFFICER-CITIZEN ENCOUNTERS, AND DETER ASSAULTS ON OFFICERS.

WHEREAS, the Muscogee County Sheriff's Office has been authorized by the U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance to apply for \$200,000 of grant monies and with a local in-kind match of 50% required (\$200,00) totaling a project cost of \$400,000; and,

WHEREAS, funding is from The U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance, BJA FY25 Body-Worn Camera Policy and Implementation Program to Support Law Enforcement Agencies; and,

WHEREAS, funds are utilized to strengthen the evidentiary value of BWC footage in criminal investigations and prosecutions; and,

WHEREAS, funds will be utilized to improve the operational effectiveness and safety of law enforcement and correctional personnel; and,

WHEREAS, funds will be utilized to advance agency-level capacity to manage and share digital evidence; and,

WHEREAS, there is a local in-kind match of 50% required for this grant project.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF COLUMBUS, GEORGIA, AS FOLLOWS:

That the Mayor, or their designee is authorized to apply for, accept, and expend any awarded funds as per the grant guidelines and City regulations, if awarded, the U.S. Department Of Justice, Office of Justice Programs, Bureau of Assistance, BJA FY25 Body-Worn Camera Policy and Implementation Program to support law enforcement agencies, with the federal amount requested being \$200,000 and with a local in-kind match of 50% required (\$200,00) totaling a project cost of \$400,000 or as otherwise awarded, and amend the multi-governmental fund budget by the amount of the award.

Introduced at a regular meeting of the Council of Columbus, Georgia held on the _____ day
of _____, 2025, and adopted at said meeting by the affirmative vote of ten members of said
Council.

Item #2.

Councilor Allen voting	_____.
Councilor Anker voting	_____.
Councilor Chambers voting	_____.
Councilor Cogle voting	_____.
Councilor Crabb voting	_____.
Councilor Davis voting	_____.
Councilor Garrett voting	_____.
Councilor Hickey voting	_____.
Councilor Huff voting	_____.
Councilor Tucker voting	_____.

Lindsey G. McLemore, Clerk of Council

B.H. "Skip" Henderson III, Mayor

File Attachments for Item:

3. FY25 Office of Justice Programs Community-Based Violence Intervention and Prevention Initiative (CVIPI) – Muscogee County Sheriff's Office

Approval is requested for the Mayor, or their designee to apply for, accept, and expend any awarded funds as per the grant guidelines and City regulations, if awarded, a grant from the U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance for funds to reduce violent crime and improve police-community relations through a range of cross-sector enforcement, prevention, and intervention strategies, in the amount of \$2,000,000 or as otherwise awarded, with no local match required, and amend the Multi-governmental Fund budget by the amount of the award.

**Columbus Consolidated Government
Council Meeting Agenda Item**

Item #3.

TO:	Mayor and Councilors
AGENDA SUBJECT:	FY25 Office of Justice Programs Community-Based Violence Intervention and Prevention Initiative (CVIPI) – Muscogee County Sheriff’s Office
AGENDA SUMMARY:	Approval is requested for the Mayor, or their designee to apply for, accept, and expend any awarded funds as per the grant guidelines and City regulations, if awarded, a grant from the U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance for funds to reduce violent crime and improve police-community relations through a range of cross-sector enforcement, prevention, and intervention strategies, in the amount of \$2,000,000 or as otherwise awarded, with no local match required, and amend the Multi-governmental Fund budget by the amount of the award.
INITIATED BY:	Muscogee County Sheriff’s Office

Recommendation: Approval is requested for the Mayor, or their designee to apply for, accept, and expend any awarded funds as per the grant guidelines and City regulations, if awarded, a grant from the U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance for funds to reduce violent crime and improve police-community relations through a range of cross-sector enforcement, prevention, and intervention strategies, in the amount of \$2,000,000 or as otherwise awarded, with no local match required, and amend the Multi-governmental Fund budget by the amount of the award.

Background: U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance provides federal leadership, funding, and other critical resources to directly support law enforcement, combat violent crime, protect American children, provide services to American crime victims, and address public safety challenges, including human trafficking and the opioid crisis.

Analysis: These funds are available through the U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance.

Financial Considerations: There is no local match requirement.

Legal Considerations: The Muscogee County Sheriff’s Office is eligible to apply for, receive, and expend these funds as per the grant guidelines and City regulations, if awarded, and will be obligated to the conditions of the grant award.

Recommendation/Action: Approval is requested for the Mayor, or their designee to apply for, accept, and expend any awarded funds as per the grant guidelines and City regulations, if awarded, a grant from the U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance for funds to reduce violent crime and improve police-community relations through a range of cross-sector enforcement, prevention, and intervention strategies, in the amount of \$2,000,000 or as otherwise awarded, with no local match required, and amend the Multi-governmental Fund budget by the amount of the award.

A RESOLUTION

Item #3.

NO.

A RESOLUTION AUTHORIZING THE MAYOR TO APPLY FOR, ACCEPT, AND EXPEND ANY AWARDED FUNDS AS PER THE GRANT GUIDELINES AND CITY REGULATIONS, IF AWARDED, A GRANT OF \$2,000,000, OR AS OTHERWISE AWARDED, FROM THE U.S. DEPARTMENT OF JUSTICE, OFFICE OF JUSTICE PROGRAMS, BUREAU OF ASSISTANCE, FY25 OFFICE OF JUSTICE PROGRAMS COMMUNITY BASED VIOLENCE INTERVENTION AND PREVENTION INITIATIVE (CVIPI), WITH NO LOCAL MATCH REQUIREMENT, AND TO AMEND THE MULTI-GOVERNMENTAL FUND BY THE AMOUNT AWARDED. FUNDS WILL BE UTILIZED TO COMBAT VIOLENT CRIME, PROTECT AMERICAN CHILDREN, PROVIDE SERVICES TO AMERICAN CRIME VICTIMS, AND ADDRESS PUBLIC SAFETY CHALLENGES.

WHEREAS, the Muscogee County Sheriff's Office has been authorized by the U.S. Department of Justice, Office of Justice Programs, Bureau of Assistance to apply for \$2,000,000 of grant monies; and,

WHEREAS, funding is from The U.S. Department Of Justice, Office of Justice Programs, Bureau of Assistance, FY25 Office Of Justice Programs Community Based Violence Intervention And Prevention Initiative (CVIPI); and,

WHEREAS, funds are utilized to reduce violent crime and improve police-community relations through a range of cross-sector enforcement, prevention, and intervention strategies; and,

WHEREAS, funds will be utilized to combat violent crime, protect American children, provide services to American crime victims, and address public safety challenges; and,

WHEREAS, there are no matching funds required for this grant project.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF COLUMBUS, GEORGIA, AS FOLLOWS:

That the Mayor, or their designee is authorized to apply for, accept, and expend any awarded funds as per the grant guidelines and City regulations, if awarded, the U.S. Department Of Justice, Office of Justice Programs, Bureau of Assistance, FY25 Office Of Justice Programs Community Based Violence Intervention And Prevention Initiative (CVIPI) in the amount of \$2,000,000, or as otherwise awarded, with no local match required, and amend the Multi-governmental Fund budget by the amount awarded.

Introduced at a regular meeting of the Council of Columbus, Georgia held on the _____ day
of _____, 2025, and adopted at said meeting by the affirmative vote of _____ members of said
Council.

Item #3.

Councilor Allen voting	_____.
Councilor Anker voting	_____.
Councilor Chambers voting	_____.
Councilor Cogle voting	_____.
Councilor Crabb voting	_____.
Councilor Davis voting	_____.
Councilor Garrett voting	_____.
Councilor Hickey voting	_____.
Councilor Huff voting	_____.
Councilor Tucker voting	_____.

Lindsey G. McLemore, Clerk of Council

B.H. "Skip" Henderson III, Mayor

File Attachments for Item:

4. Bright from the Start – Snack Grant – Parks & Recreation

Approval is requested to apply for and accept a grant in the amount of \$67,989.00, or as otherwise awarded, from the Georgia Department of Early Childcare and Learning, Bright from the Start, to continue the Child and Adult Care Food Program and amend the Multi-Government Grant Funds by the amount awarded. The grant will cross over the 2025 and 2026 Fiscal Years.

**Columbus Consolidated Government
Council Meeting Agenda Item**

Item #4.

TO:	Mayor and Councilors
AGENDA SUBJECT:	Bright from the Start – Snack Grant – Parks & Recreation
AGENDA SUMMARY:	Approval is requested to apply for and accept a grant in the amount of \$67,989.00, or as otherwise awarded, from the Georgia Department of Early Childcare and Learning, Bright from the Start, to continue the Child and Adult Care Food Program and amend the Multi-Government Grant Funds by the amount awarded. The grant will cross over the 2025 and 2026 Fiscal Years.
INITIATED BY:	Parks and Recreation

Recommendation: Approval is requested to apply for and accept a grant in the amount of \$67,989.00, or as otherwise awarded, from the Georgia Department of Early Childcare and Learning, Bright from the Start, to continue the Child and Adult Care Food Program and amend the Multi-Government Grant Funds by the amount awarded. The grant will cross over the 2025 and 2026 Fiscal Years.

Background: This program is designed to offer nutritious snacks daily to the youth of Columbus enrolled in established Before and After School Programs in the city of Columbus operated by the Community Schools Division of Columbus Parks and Recreation.

Analysis: Bright from the Start is funding this grant at no cost to the Department of Parks and Recreation or the City of Columbus. Allow the sole source contract to the Muscogee County Nutrition Department to continue this service to ensure that state and federal nutrition guidelines are followed. The grant is a continuation of grant funding that was originally received during the 2019 fiscal year.

Financial Considerations: The grant amount will be up to \$67,989.00 for the Child and Adult Care Food Program (snack). The City is not required to put up any matching funds to participate in this grant and funding will be handled by reimbursement.

Legal Considerations: Council is the approving authority for all resolutions.

Recommendations/Actions: Approval is requested to apply for and accept a grant in the amount of \$67,989.00, or as otherwise awarded, from the Georgia Department of Early Childcare and Learning, Bright from the Start, to continue the Child and Adult Care Food Program and amend the Multi-Government Grant Funds by the amount awarded. The grant will cross over the 2025 and 2026 Fiscal Years.

**A RESOLUTION
NO. _____**

A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO APPLY FOR AND ACCEPT A GRANT OF \$67,989.00, OR AS OTHERWISE AWARDED, FROM THE GEORGIA DEPARTMENT OF EARLY CHILDCARE AND LEARNING BRIGHT FROM THE START TO CONTINUE THE CHILD AND ADULT CARE FOOD PROGRAM AND AMEND THE MULTI-GOVERNMENT GRANT FUNDS BY THE AMOUNT AWARDED. THE GRANT WILL CROSS OVER 2025 AND 2026.

WHEREAS, the Before and After School Program administered by the Columbus Parks and Recreation Department offers activities to youth; and,

WHEREAS, the Columbus Parks and Recreation Department, Community Schools Division administers the After School Program in 14 locations throughout the city during the school year; and,

WHEREAS, the need for wholesome recreational, educational and enrichment activities are offered to participants with nutritional components included with meals; and,

WHEREAS, we are requesting to continue contracting with the Muscogee County School District Nutrition Department to ensure compliance with state and federal guidelines, policies, and procedures on nutrition and proper portion sizes; and,

WHEREAS, the need for nutritional after school snacks, intercession and camp meals are vital to the health and stability of all youth; and,

WHEREAS, the Division Manager for the Community Schools Division of Columbus Parks and Recreation shall serve as the Principal Contact of the Child and Adult Care Food Program.

NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA HEREBY RESOLVES:

That the Mayor or his designee is hereby authorized to submit an application and, if approved, accept a grant in the amount of \$67,989.00 or the amount awarded for snacks provided for the Child and Adult Care Food Program from the Georgia Department of Early Childcare and Learning Bright from the Start and amend the Multi-Governmental Fund by the amount of the Grant. These grants will cross over the City's fiscal year 2025-2026.

Introduced at a regular meeting of the Council of Columbus, Georgia, held 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 Crabb voting	_____.
Councilor Cogle voting	_____.
Councilor Davis voting	_____.
Councilor Garrett voting	_____.
Councilor Hickey voting	_____.
Councilor Huff voting	_____.
Councilor Tucker voting	_____.

Lindsey G. McLemore, Clerk of Council

B.H. "Skip" Henderson, III, Mayor

File Attachments for Item:

5. Firehouse Subs Grant

Approval is requested for the mayor or his designee to apply for and accept, if awarded, a grant application in the amount of \$16,011.62 to fund the purchase of a simulator manikin for EMS training through the Firehouse Subs Public Safety Foundation and to amend the multi-government fund by the amount of the award. There are no matching funds required

**Columbus Consolidated Government Council
Meeting Agenda Item**

Item #5.

TO:	Mayor and Councilors
AGENDA SUBJECT:	Firehouse Subs Grant - Fire & EMS
AGENDA SUMMARY:	Approval is requested for the mayor or his designee to apply for and accept, if awarded, a grant application in the amount of \$16,011.62 to fund the purchase of a simulator manikin for EMS training through the Firehouse Subs Public Safety Foundation and to amend the multi-government fund by the amount of the award. There are no matching funds required.
INITIATED BY:	Fire/EMS

Recommendation: Approval is requested for the mayor or his designee to apply for and accept, if awarded, a grant application in the amount of \$16,011.62 to fund the purchase of a simulator manikin for EMS training through the Firehouse Subs Public Safety Foundation and to amend the multi-government fund by the amount of the award. There are no matching funds required.

Background: Funds will be requested from the Firehouse Subs Public Safety Foundation to fund the purchase of a simulator manikin for EMS training. This junior simulation manikin is utilized to provide realistic training for emergency medical incidents. The Fire-EMS Department utilizes these manikins for new and in-service training to enhance the realism of providing lifesaving treatments by Fire-EMS personnel. Nearly all Fire-EMS personnel are certified Emergency Medical Technicians with many being Advanced Technicians and some Paramedics. Ongoing training and skills verification is a requirement for all new and existing EMS trained firefighters.

Analysis: Columbus Fire and Emergency Medical Services is requesting funds for the purchase of a medium simulator manikin to support ongoing EMS training for its members.

Financial Considerations: The grant is for equipment amounting to a total of \$16,011.62, with no matching funds required.

Legal Considerations: The Consolidated Government of Columbus is eligible to receive these funds.

Recommendation/Action: Approval is requested for the mayor or his designee to apply for and accept, if awarded, a grant application in the amount of \$16,011.62 to fund the purchase of a simulator manikin for EMS training through the Firehouse Subs Public Safety Foundation and to amend the multi-government fund by the amount of the award. There are no matching funds required.

**A RESOLUTION
NO.**

Item #5.

A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO APPLY FOR AND ACCEPT, IF AWARDED, A GRANT FOR A MEDIUM SIMULATOR MANIKIN FOR COLUMBUS FIRE AND EMERGENCY MEDICAL SERVICES IN THE AMOUNT OF \$16,011.62, OR AS OTHERWISE AWARDED, FROM THE FIREHOUSE SUBS PUBLIC SAFETY FOUNDATION WITH NO MATCHING FUNDS REQUIRED. THE MULTI-GOVERNMENTAL FUND WILL BE AMENDED BY THE AMOUNT OF THE AWARD.

WHEREAS, Columbus Fire and Emergency Medical Services (CFEMS) is requesting funds for a medium simulator manikin for a total of \$16,011.62. No matching funds are required; and,

WHEREAS, the equipment requested in the grant proposal will be used to support new and in-service EMS training for Fire-EMS personnel; and,

WHEREAS, this resource will be of particular value in providing realistic training simulations for medical interventions provided by Fire-EMS personnel for residents of Columbus, GA and Muscogee County; and,

WHEREAS, this grant proposal will require no matching funds.

NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA HERBY RESOLVES:

- 1) That the Mayor or his designee is hereby authorized to apply for and accept the Firehouse Subs Public Safety Foundation Award for a medium simulator manikin for Columbus Fire and Emergency Medical Services for \$16,011.62 or as otherwise awarded with no matching funds required.
- 2) That the Multi-Governmental Fund will be amended by the amount of the award.

Introduced at a regular meeting of the Council of Columbus, Georgia 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 voting	_____.
Councilor Huff voting	_____.
Councilor Tucker voting	_____.

Lindsey G. McLemore, Clerk of Council

B. H. "Skip" Henderson III, Mayor

File Attachments for Item:

6. Peach Little League Hill, Creek, and Wilkinson Field Improvements Donation – Parks & Recreation

Approval is requested to accept the donation of several improvements to Hill, Creek, and Wilkinson Field in Lakebottom Park valued at \$22,147.50 as outlined in Exhibit A.

**Columbus Consolidated Government
Council Meeting Agenda Item**

Item #6.

TO:	Mayor and Councilors
AGENDA SUBJECT:	Peach Little League Hill, Creek, and Wilkinson Field Improvements Donation – Parks & Recreation
AGENDA SUMMARY:	Approval is requested to accept the donation of several improvements to Hill, Creek, and Wilkinson Field in Lakebottom Park valued at \$22,147.50 as outlined in Exhibit A.
INITIATED BY:	Parks and Recreation

Recommendation: Approval is requested to accept the donation of several improvements to Hill, Creek, and Wilkinson Field in Lakebottom Park valued at \$22,147.50 as outlined in Exhibit A.

Background: Peach Little League operates a baseball little league program at Lakebottom Park under a memorandum of understanding with the City and has expressed a need for improvements to both fields for aesthetic and performance reasons, as detailed in Exhibit A, attached.

Analysis: Peach Little League has requested City approval to complete the list of tasks on Exhibit A to Hill, Creek, and Wilkinson Field as a donation to the City.

Financial Considerations: There will be no cost to the City, as Peach Little League has agreed to cover all necessary materials, planning, and labor.

Legal Considerations: City Council is the approving body for all donations of this size.

Recommendation/Action: Approval is requested to accept the donation of several improvements to Hill, Creek, and Wilkinson Field in Lakebottom Park valued at \$22,147.50 as outlined in Exhibit A.

A RESOLUTION

Item #6.

NO.

A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO ACCEPT THE DONATION OF IMPROVEMENTS TO HILL, CREEK, AND WILKINSON FIELD AT LAKEBOTTOM PARK.

WHEREAS, Peach Little League has expressed a desire to donate several field upgrades to the City; and,

WHEREAS, Peach Little League will utilize the improvements to accommodate the growing baseball league's number of players.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF COLUMBUS, GEORGIA, AS FOLLOWS:

The Mayor or his designee is hereby authorized to accept the donation of the list of improvements as listed on Exhibit A to Hill, Creek, and Wilkinson Field in Lakebottom Park.

Introduced at a regular meeting of the Council of Columbus, Georgia 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 voting	_____.
Councilor Huff voting	_____.
Councilor Tucker voting	_____.

Lindsey G. McLemore, Clerk of Council

B.H. "Skip" Henderson, III, Mayor

Exhibit A to:

AREOLUTION AUTHORIZING THE DEPARTMENT OF PARKS AND RECREATION TO
ACCEPT THE DONATION OF IMPROVEMENTS TO HILL, CREEK AND WILKINSON FIELD AT
LAKEBOTTOM PARK

Infield refresh of Wilkinson Field, Creek Field: \$11,393.00

Professional/Surveyed layout of base lines according to field size.

Turf baseline trimming and removal of grass overgrown into infield dirt.

Import and placement of up to 20 tons of infield mix onto infields. (Wilkinson and Creek fields).

Machine leveling of infield mix.

Install necessary sod to correct infield/outfield turf line.

Infield refresh Hill Field: \$10,754.50

Professional/Surveyed layout of base lines according to field size.

Turf baseline trimming and removal of grass overgrown into infield dirt.

Import and placement of up to 60 tons of infield mix onto Hill field.

3D modeling of infield and 3D grading of new infield mix.

Install necessary sod to correct infield/outfield turf line.

File Attachments for Item:

7. Donation of Peace Pole – Parks & Recreation

Approval is requested to accept a donation from the North Columbus Rotary Club for a Peace Pole at the Vietnam Veterans Memorial Park on Lawyers Lane.

**Columbus Consolidated Government
Council Meeting Agenda Item**

Item #7.

TO:	Mayor and Councilors
AGENDA SUBJECT:	Donation of Peace Pole – Parks & Recreation
AGENDA SUMMARY:	Approval is requested to accept a donation from the North Columbus Rotary Club for a Peace Pole at the Vietnam Veterans Memorial Park on Lawyers Lane.
INITIATED BY:	Parks and Recreation

Recommendation: Approval is requested to accept a donation from the North Columbus Rotary Club for a Peace Pole at the Vietnam Veterans Memorial Park on Lawyers Lane.

Background: The North Columbus Rotary Club has requested approval for installing a Rotary Peace Pole at the Vietnam Veterans Memorial Park on Lawyers Lane.

Analysis: The Peace Pole is a universal symbol of Rotary International promoting the message “May Peace Prevail on Earth.” It is displayed in English, Vietnamese, Spanish, and Korean to reflect global unity. This inclusive message serves as an affirmation of peace and is designed to inspire harmony among communities and nations. The Peace Pole serves as a constant reminder that peace can be achieved through collective effort.

Financial Considerations: There are no financial obligations as the Rotary Club will generously donate the Peace Pole. The Rotary Club has also committed to bearing the cost of maintaining the Peace Pole, including the landscaping and repairing any damage due to vandalism.

Legal Considerations: Approval of Council is required for this one-time donation.

Recommendation/Action: Approval is requested to accept a donation from the North Columbus Rotary Club for a Peace Pole at the Vietnam Veterans Memorial Park on Lawyers Lane.

A RESOLUTION

NO.

**A RESOLUTION AUTHORIZING COLUMBUS PARKS AND RECREATION
TO ACCEPT THE DONATION OF A ROTARY PEACE POLE AT THE VIETNAM
VETERANS MEMORIAL PARK FROM THE NORTH COLUMBUS ROTARY CLUB.**

Item #7.

WHEREAS, the North Columbus Rotary Club has requested approval for installing a Rotary Peace Pole at the Vietnam Veterans Memorial Park on Lawyers Lane; and,

WHEREAS, the North Columbus Rotary Club will pay all costs associated with said Peace Pole, to include initial installation as well as any landscaping and repairing any damage due to vandalism; and,

WHEREAS, the Columbus Parks and Recreation Department requests to accept this generous donation.

**NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY
RESOLVES AS FOLLOWS:**

Columbus Parks and Recreation is authorized to accept the donation of a Rotary Peace Pole to be installed at the Vietnam Veterans Memorial Park.

Introduced at a regular meeting of the Council of Columbus, Georgia, held on the _____ day of _____ 2025 and adopted at said meeting by the affirmative vote of ten members of said Council.

Councilor Allen voting	_____.
Councilor Anker voting	_____.
Councilor Chambers voting	_____.
Councilor Crabb voting	_____.
Councilor Cogle voting	_____.
Councilor Davis voting	_____.
Councilor Garrett voting	_____.
Councilor Hickey voting	_____.
Councilor Huff voting	_____.
Councilor Tucker voting	_____.

Lindsey G. McLemore, Clerk of Council

B. H. "Skip" Henderson, III, Mayor

File Attachments for Item:

A. Two (2) 2025 Ford Police Pursuit Explores For The Sherriff's Office – Georgias Statewide Contract Cooperative Purchase

**Columbus Consolidated Government
Council Meeting Agenda Item**

TO:	Mayor and Councilors
AGENDA SUBJECT:	Two (2) 2025 Ford Police Pursuit Explores For The Sherriff's Office – Georgias Statewide Contract Cooperative Purchase
INITIATED BY:	Finance Department

It is requested that Council approve the purchase of two (2) 2025 Ford Police Pursuit Explorers for the Sheriff's Department from Wade Ford. (Smyrna, GA) at a unit price of \$50,470.00 and a total cost of \$100,940.00. The purchase will be accomplished by cooperative purchase via Georgia State Contract #99999-001-SPD0000183-0006.

The vehicles will be used by Sheriff's Office staff performing patrol duties. The vehicles are new.

Georgia Statewide Contract #99999-001-SPD0000183-0006 is a cooperative contract whereby Wade Ford is one of the awarded vendors contracted to provide Police Pursuit and Special Services Vehicles. The term of the contract is good through January 3, 2026. The contract is available for use by any Georgia governmental entity. The City's Procurement Ordinance, Article 9-101, authorizes the use of cooperative purchasing.

Funds are budgeted in the FY26 Budget: 2021 Sales Tax Project Fund – 2021 SPLOST – 2021 SPLOST Public Safety – Light Trucks – Public Safety Vehicles/Equipment-Sheriff; 0567-696-3111-STPS-7722-54153-20250.

A RESOLUTION

NO. _____

A RESOLUTION AUTHORIZING THE PURCHASE OF TWO (2) 2025 FORD POLICE PURSUIT EXPLORERS FOR THE SHERIFF’S OFFICE FROM WADE FORD (SMYRNA, GA) AT A UNIT PRICE OF \$50,470.00 AND A TOTAL COST OF \$100,940.00. THE PURCHASE WILL BE ACCOMPLISHED BY COOPERATIVE PURCHASE VIA GEORGIA STATEWIDE CONTRACT #99999-0001-SPD0000183-006.

WHEREAS, the vehicles will be used by the Sheriff’s Office staff performing patrol duties. The vehicles are new; and,

WHEREAS, Georgia Statewide Contract #99999-001-SPD0000183-0006 is a cooperative contract whereby Wade Ford is one of the awarded vendors contracted to provide Police Pursuit and Special Services Vehicles. The term of the contract is good through January 3, 2026. The contract is available for use by any Georgia governmental entity. The City’s Procurement Ordinance, Article 9-101, authorizes the use of cooperative purchasing.

NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY RESOLVES AS FOLLOWS:

That the Mayor and/or his designee is hereby authorized to purchase two (2) 2025 Ford Police Pursuit Explorers for the Sheriff ‘s Office via Wade Ford (Smyrna, GA) at a unit price of \$50,470.00 and a total cost of \$100,940.00. The purchase will be accomplished by cooperative purchase via Georgia State Contract #99999-001-SPD0000183-0006. Funds are budgeted in the FY26 Budget: 2021 Sales Tax Project Fund – 2021 SPLOST – 2021 SPLOST Public Safety – Light Trucks – Public Safety Vehicles/Equipment-Sheriff; 0567-696-3111-STPS-7722-54153-20250

Introduced at a regular meeting of the Council of Columbus, Georgia, held 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	voting _____
Councilor Huff	voting _____
Councilor Tucker	voting _____

Lindsey G. McLemore, Clerk of Council

B.H. “Skip” Henderson III, Mayor

File Attachments for Item:

B. One (1) Electric Paratransit Bus for METRA – Georgia State Contract Cooperative Purchase

**Columbus Consolidated Government
Council Meeting Agenda Item**

TO:	Mayor and Councilors
AGENDA SUBJECT:	One (1) Electric Paratransit Bus for METRA – Georgia State Contract Cooperative Purchase
INITIATED BY:	Finance Department

It is requested that Council approve the purchase of one (1) electric paratransit bus from ABC Bus, Inc. (Winter Garden, FL) at a cost of \$430,266.21, plus any contingency costs due to manufacturing or FTA changes. The purchase will be accomplished by Cooperative Purchase via Georgia Statewide Contract #99999-SPD-SPD0000212-0010.

The new bus will be used to provide transportation for people who, because of their disabilities, cannot use fixed-route public transit.

The purchase will be accomplished via Georgia Statewide Contract #99999-SPD-SPD0000212-0010 whereby ABC Bus, Inc. is one of the awarded vendors contracted to provide Public Mass Transit Vehicles and Related Options, Equipment, and Accessories. The term of the contract is good through June 30, 2026. The contract is available for use by any Georgia governmental entity. The City's Procurement Ordinance, Article 9-101, authorizes the use of cooperative purchasing.

Funds are available in the FY26 Budget: Transportation Fund – Transportation – FTA – Buses; 0751 – 610 – 2400 – MFTA – 7724 (80% Federal, 20% City).

A RESOLUTION

NO. _____

A RESOLUTION AUTHORIZING THE PURCHASE OF ONE (1) ELECTRIC PARATRANSIT BUS FROM ABC BUS, INC. (WINTER GARDEN, FL) AT A COST OF \$430,266.21, PLUS ANY CONTINGENCY COSTS DUE TO MANUFACTURING OR FTA CHANGES. THE PURCHASE WILL BE ACCOMPLISHED BY COOPERATIVE PURCHASE VIA GEORGIA STATEWIDE CONTRACT #99999-SPD-SPD0000212-0010.

WHEREAS, the new bus will be used to provide transportation for people who, because of their disabilities, cannot use fixed-route public transit; and,

WHEREAS, the purchase will be accomplished via Georgia Statewide Contract #99999-SPD-SPD0000212-0010 whereby ABC Bus, Inc. is one of the awarded vendors contracted to provide Public Mass Transit Vehicles and Related Options, Equipment, and Accessories. The term of the contract is good through June 30, 2026. The contract is available for use by any Georgia governmental entity. The City's Procurement Ordinance, Article 9-101, authorizes the use of cooperative purchasing.

NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY RESOLVES AS FOLLOWS:

That the Mayor and/or his designee is hereby authorized to purchase one (1) electric paratransit bus from ABC Bus, Inc. (Winter Garden, FL) at a cost of \$430,266.21, plus any contingency costs due to manufacturing or FTA changes. The purchase will be accomplished by Cooperative Purchase via Georgia Statewide Contract #99999-SPD-SPD0000212-0010. Funds are available in the FY26 Budget: Transportation Fund – Transportation – FTA – Buses; 0751 – 610 – 2400 – MFTA – 7724 (80% Federal, 20% City).

Introduced at a regular meeting of the Council of Columbus, Georgia, held 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	voting _____
Councilor Huff	voting _____
Councilor Tucker	voting _____

Lindsey G. McLemore, Clerk of Council

B.H. "Skip" Henderson III, Mayor

File Attachments for Item:

C. Waste Management Software System and Equipment for Public Works HGACBUY Cooperative Contract

**Columbus Consolidated Government
Council Meeting Agenda Item**

TO:	Mayor and Councilors
AGENDA SUBJECT:	Waste Management Software System and Equipment for Public Works HGACBUY Cooperative Contract
INITIATED BY:	Finance Department

It is requested that Council approve the purchase of a waste management software system and equipment from Routeware, Inc., (Portland, OR) in the amount of \$383,557.00, for the first year, to include the SmartCity software subscription, implementation, tablets, telematic devices, etc..., as well as, vendor's freight and travel cost for implementation. Council approval is also requested for the annual recurring subscription fees in the approximate amount of \$264,936.00, plus applicable increases, which will be budgeted in subsequent fiscal years. The purchase will be accomplished by Cooperative purchase via HGACBuy Contract #FL10-24A.

The Routeware SmartCity software will assist the Public Works Department/Waste Collection with improving its efficiencies. This management software will provide a 360-degree view of the outside of each truck, along with a view of the driver inside the truck. It will provide turn-by- turn routing efficiencies to all drivers, providing the shortest route and direction on the most efficient route to take to complete the assigned route. Items added to each truck under this new management tool include: GPS Services, Telematics, Cameras, Tablets, Routing Software, Notification of Special Collections, Driver Warnings, Pre-Trip & Post-Trip Confirmation, safety features, and multiple reporting features.

This purchase will be accomplished by Cooperative Purchase via Request for Proposal (RFP) #FL0-24, initiated by HGACBuy, whereby Routeware, was one of the successful vendors contracted to provide Fleet Services Equipment-A. The effective date of the contract began May 1, 2025 – September 30, 2028. HGACBuy is a nationwide government procurement service striving to make the governmental procurement process more efficient. Units of local government, including non-profits providing governmental services, are eligible to become participating members of the HGACBuy Cooperative. All contracts available to participating members of HGACBuy have been awarded by virtue of a public competitive procurement process compliant with State and Federal statutes. The RFP process utilized by HGACBuy meets the requirements of the City's Procurement Ordinance; additionally, the City's Procurement Ordinance, Article 9-101, authorizes the use of cooperative purchasing.

Funds for the first year costs are available in the FY26 Budget: Integrated Waste Management Fund – Public Works – Solid Waste Collection; 0207 – 260 – 3510 – GARB; Integrated Waste Management Fund – Public Works – Recycling; 0207 – 260 – 3520 – RCYL; Integrated Waste Management Fund – Public Works – Yard Waste; 0207 – 260 – 3580 – YARD; 6541 – Software Lease. Funding for the annual recurring subscription fees will be budgeted in the appropriate subsequent fiscal years.

A RESOLUTION

NO. _____

A RESOLUTION AUTHORIZING THE PURCHASE OF A WASTE MANAGEMENT SOFTWARE SYSTEM AND EQUIPMENT FROM ROUTEWARE, INC., (PORTLAND, OR) IN THE AMOUNT OF \$383,557.00, FOR THE FIRST YEAR, TO INCLUDE THE SMARTCITY SOFTWARE SUBSCRIPTION, IMPLEMENTATION, TABLETS, TELEMATIC DEVICES, ETC..., AS WELL AS, VENDOR'S FREIGHT AND TRAVEL COST FOR IMPLEMENTATION. COUNCIL APPROVAL IS ALSO REQUESTED FOR THE ANNUAL RECURRING SUBSCRIPTION FEES IN THE APPROXIMATE AMOUNT OF \$264,936.00, PLUS APPLICABLE INCREASES, WHICH WILL BE BUDGETED IN SUBSEQUENT FISCAL YEARS. THE PURCHASE WILL BE ACCOMPLISHED BY COOPERATIVE PURCHASE VIA HGACBUY CONTRACT #FL10-24A.

WHEREAS, the Routeware SmartCity software will assist the Public Works Department/Waste Collection with improving its efficiencies. This management software will provide a 360-degree view of the outside of each truck, along with a view of the driver inside the truck. It will provide turn-by-turn routing efficiencies to all drivers, providing the shortest route and direction on the most efficient route to take to complete the assigned route. Items added to each truck under this new management tool include: GPS Services, Telematics, Cameras, Tablets, Routing Software, Notification of Special Collections, Driver Warnings, Pre-Trip & Post-Trip Confirmation, safety features, and multiple reporting features; and,

WHEREAS, this purchase will be accomplished by Cooperative Purchase via Request for Proposal (RFP) #FL0-24, initiated by HGACBuy, whereby Routeware, was one of the successful vendors contracted to provide Fleet Services Equipment-A. The effective date of the contract began May 1, 2025 – September 30, 2028. HGACBuy is a nationwide government procurement service striving to make the governmental procurement process more efficient. Units of local government, including non-profits providing governmental services, are eligible to become participating members of the HGACBuy Cooperative. All contracts available to participating members of HGACBuy have been awarded by virtue of a public competitive procurement process compliant with State and Federal statutes. The RFP process utilized by HGACBuy meets the requirements of the City's Procurement Ordinance; additionally, the City's Procurement Ordinance, Article 9-101, authorizes the use of cooperative purchasing.

NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY RESOLVES AS FOLLOWS:

That the Mayor and/or his designee is hereby authorized to purchase a waste management software system and equipment from Routeware, Inc., (Portland, OR) in the amount of \$383,557.00, for the first year, to include the SmartCity software subscription, implementation, tablets, telematic devices, etc..., as well as, vendor's freight and travel cost for implementation. The Mayor and/or his designee is further authorized to pay the annual recurring subscription fees in the approximate amount of \$264,936.00, plus applicable increases, which will be budgeted in subsequent fiscal years. The purchase will be accomplished by Cooperative purchase via HGACBuy Contract #FL10-24A. Funds for the first year costs are available in the FY26 Budget: Integrated Waste Management Fund – Public Works – Solid Waste Collection; 0207 – 260 – 3510 – GARB; Integrated Waste Management Fund – Public Works – Recycling;

0207 – 260 – 3520 – RCYL; Integrated Waste Management Fund – Public Works – Yard Waste;
 0207 – 260 – 3580 – YARD; 6541 – Software Lease. Funding for the annual recurring
 subscription fees will be budgeted in the appropriate subsequent fiscal years.

Introduced at a regular meeting of the Council of Columbus, Georgia, held 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	voting _____
Councilor Huff	voting _____
Councilor Tucker	voting _____

 Lindsey G. McLemore, Clerk of Council

 B.H. “Skip” Henderson III, Mayor

File Attachments for Item:

A. HARP Update - Rob Scott, Director, Communiy Reinvestment

Homeowner Accessibility Rehabilitation Program

COMMUNITY
REINVESTMENT



ARP HARP Program

- Targets the costs of necessary repairs and improvements to residential dwellings.
 - Roofs
 - Critical Systems
 - Doors/Windows
 - Electrical
 - Plumbing
 - ADA Accessibility Improvements



Eligibility

- Income must be less than or equal to 80% of the Columbus Area Median Income
- House must be in Muscogee County
- Income is calculated for all household members 18 years and older

Household Size	80% of the AMI
1 Person	\$40,050
2 Persons	\$45,800
3 Persons	\$51,500
4 Persons	\$57,200
5 Persons	\$61,800
6 Persons	\$66,400



Beneficiary Information

- Applicants: 779
 - Home Rehabilitated: 25
 - In Progress: 4
- *HARP Program is currently not accepting any additional applicants



Funding Information

Current Project Budget:

- ARP: \$3M
- GFB: \$600K

Current Remaining Balances:

- ARP: \$1.8M
- GFB: \$600K



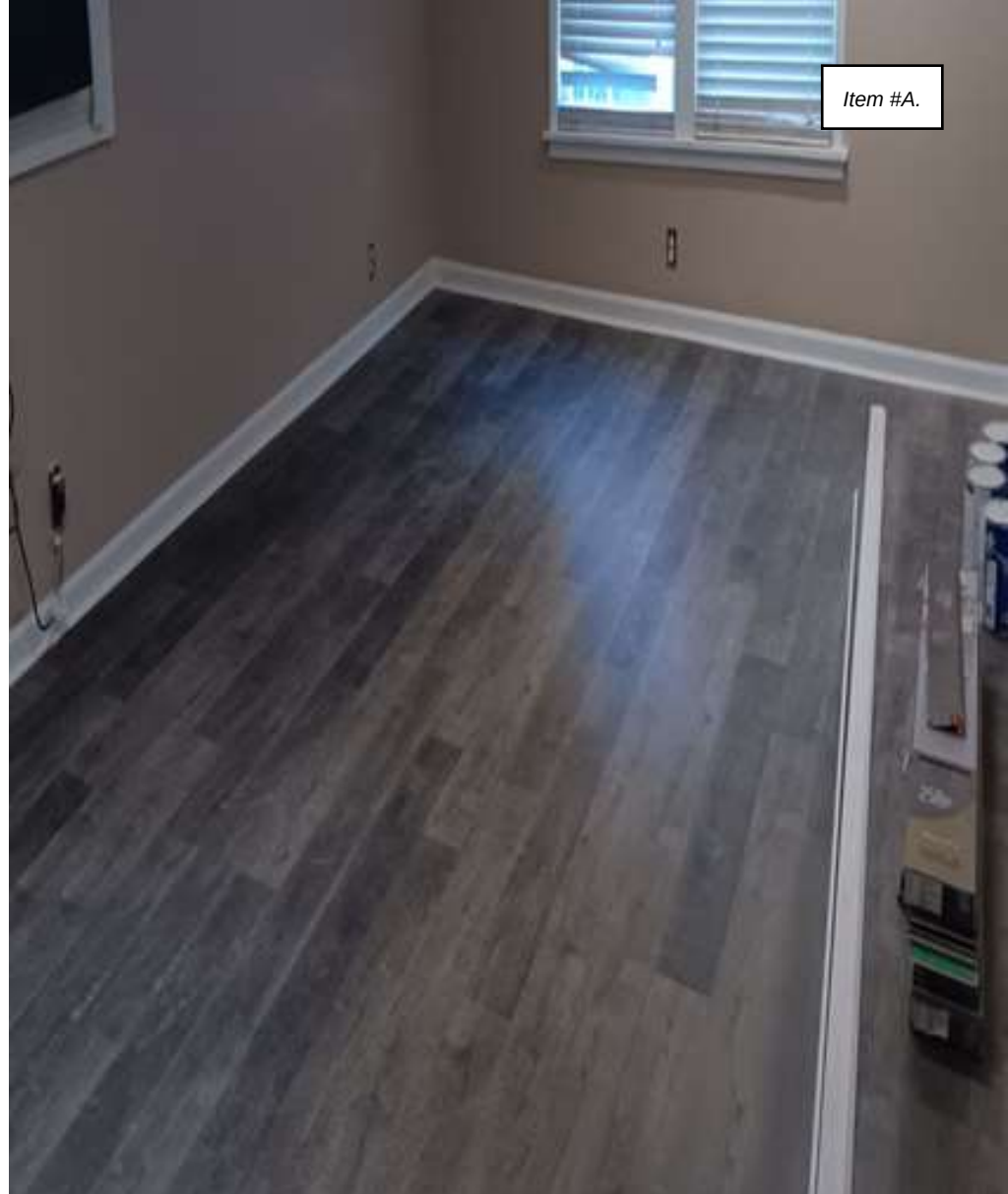
Success Stories





Item #A.

Crawlspace Access



Item #A.

Subfloor Repair



Item #A.

ADA Bathroom

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Contact List

THANK YOU

Questions?

**COMMUNITY
REINVESTMENT**



File Attachments for Item:

DATE: October 28, 2025

TO: Mayor and Councilors

FROM: Finance Department

SUBJECT: Advertised Bids/RFPs/RFQs

October 31, 2025

Course Instructors for the HR Department/The Learning Center (Annual Contract) – RFP No. 26-0015

Scope of RFP

The Department of HR/The Learning Center is seeking multiple contractors to provide instructors in various training modules to employees interested in growing and developing their skills within the Columbus Consolidated Government. Training will be conducted on an ‘as needed’ basis.

November 5, 2025

Plumbing and Irrigation Supplies (Annual Contract) – RFB No. 26-0002

Scope of Bid

Provide plumbing & irrigation supplies on an “as needed basis” to be picked up or delivered to Columbus Consolidated Government. The contract term will be for two (2) years with the option to renew for three (3) additional twelve-month periods.

November 14, 2025

Construction Manager as General Contractor Services for Public Safety Building – RFP No. 26-0016

Scope of RFP

Columbus Consolidated Government (the City) is requesting proposals from qualified contractors to engage for Construction Manager as General Contractor (GC) services to construct renovations to the existing Public Safety Building located at 510 10th Street. The renovations will consist of mechanical, electrical, plumbing system upgrades, interior alterations, interior finish upgrades, and exterior shell maintenance and replacement. The estimated construction budget for this project is \$4,500,000.

The selected vendor will be responsible for providing preconstruction services to assist the City and the design team with review and selection of the final scope of work to accommodate the funds available. Following finalization of the scope of work, the vendor will serve as the GC to construct the improvements.

November 19, 2025

Dragonfly Trail – Midtown Connector Phase I - RFB No. 26-0003

Scope of Bid

This project consists of constructing a connection from the existing trail at the intersection of Warren Road and Wynnton Road following Bradley Street and Warren Williams Road to Dinglewood Park. The trail also travels through Dinglewood Park to the intersection of 18th Avenue and 13th Street. The project is within the City of Columbus property and public right of way. The project length is approximately 4,956 LF and includes a 10' wide concrete trail, landscape improvements, stormwater improvements, and trail amenities. Additional work associated with the project includes minor demolition and clearing, erosion control, grading, and signage.

**Columbus Consolidated Government
Bid Advertisement - Agenda Item**

DATE: October 28, 2025
TO: Mayor and Councilors
FROM: Finance Department
SUBJECT: Advertised Bids/RFPs/RFQs

October 31, 2025

1. Course Instructors for the HR Department/The Learning Center (Annual Contract) – RFP No. 26-0015

Scope of RFP

The Department of HR/The Learning Center is seeking multiple contractors to provide instructors in various training modules to employees interested in growing and developing their skills within the Columbus Consolidated Government. Training will be conducted on an ‘as needed’ basis.

November 5, 2025

1. Plumbing and Irrigation Supplies (Annual Contract) – RFB No. 26-0002

Scope of Bid

Provide plumbing & irrigation supplies on an “as needed basis” to be picked up or delivered to Columbus Consolidated Government. The contract term will be for two (2) years with the option to renew for three (3) additional twelve-month periods.

November 14, 2025

1. Construction Manager as General Contractor Services for Public Safety Building – RFP No. 26-0016

Scope of RFP

Columbus Consolidated Government (the City) is requesting proposals from qualified contractors to engage for Construction Manager as General Contractor (GC) services to construct renovations to the existing Public Safety Building located at 510 10th Street. The renovations will consist of mechanical, electrical, plumbing system upgrades, interior alterations, interior finish upgrades, and exterior shell maintenance and replacement. The estimated construction budget for this project is \$4,500,000.

The selected vendor will be responsible for providing preconstruction services to assist the

City and the design team with review and selection of the final scope of work to accommodate the funds available. Following finalization of the scope of work, the vendor will serve as the GC to construct the improvements.

November 19, 2025

1. Dragonfly Trail – Midtown Connector Phase I - RFB No. 26-0003

Scope of Bid

This project consists of constructing a connection from the existing trail at the intersection of Warren Road and Wynnton Road following Bradley Street and Warren Williams Road to Dinglewood Park. The trail also travels through Dinglewood Park to the intersection of 18th Avenue and 13th Street. The project is within the City of Columbus property and public right of way. The project length is approximately 4,956 LF and includes a 10' wide concrete trail, landscape improvements, stormwater improvements, and trail amenities. Additional work associated with the project includes minor demolition and clearing, erosion control, grading, and signage.

File Attachments for Item:

1. Resolution – A Resolution approving an application submitted by Brandi Jones for an Honorary Designation to install an AED unit at Lakebottom Park in honor of her son, Anthony Bonner.

RESOLUTION**NO. ____**

A Resolution approving an application submitted by Brandi Jones for an Honorary Designation to install an AED unit at Lakebottom Park in honor of her son, Anthony Bonner.

WHEREAS, Anthony Bonner was born and raised in Columbus, Georgia, attending Columbus High School and Columbus State University, where he excelled both academically and athletically, including participating in the Muscogee County All-Star Game; and

WHEREAS, Anthony Bonner maintained a strong and lasting connection to the area surrounding Lakebottom Park, located across from his alma mater, Columbus High School, where he played soccer and football, and later continued to enjoy recreational activities such as basketball and running; and

WHEREAS, Lakebottom Park represents a meaningful and symbolic location for honoring Anthony's memory through the placement of an Automated External Defibrillator (AED) unit to enhance public safety and emergency preparedness in an area heavily used by athletes and families alike; and

WHEREAS, Anthony Bonner's life was characterized by mentorship, positivity, and an unwavering commitment to healthy living, inspiring others to embrace community, wellness, and compassion; and

WHEREAS, following his untimely passing, the Honor Bonner Initiative was founded to continue his legacy through tangible acts of community service, specifically by improving access to life-saving AED units in parks; and

WHEREAS, the Clerk of Council submitted a request at the Regular Council Meeting held on October 14, 2025, for the members of Council to consider this application directly for approval. At that meeting, the members of the Columbus City Council voted to approve the request for an Honorary Designation with the installation of an AED unit at Lakebottom Park in honor Anthony Bonner.

NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA HEREBY RESOLVES:

The Honorary Designation of an AED unit be installed at Lakebottom Park in honor of Anthony Bonner.

Introduced at a regular meeting of the Council of Columbus, Georgia, held the 28th day of October 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	voting _____.
Councilor Huff	voting _____.
Councilor Tucker	voting _____.

Lindsey G. McLemore
Clerk of Council

B. H. "Skip" Henderson, III
Mayor

File Attachments for Item:

2. Resolution – A Resolution approving an application submitted by J. Phillip Thayer for an Honorary Designation plaque at Pop Austin Recreation Center in honor of Angie Shehane.

RESOLUTION

NO. ____

A Resolution approving an application submitted by J. Philip Thayer for an Honorary Designation plaque at Pop Austin Recreation Center in honor of Angie Shehane.

WHEREAS, Angie Shehane was a lifelong resident of Columbus, Georgia, whose life and legacy are marked by exemplary service to education, faith, and the community; and

WHEREAS, Angie was born and educated in Columbus, Georgia, and after attending the University of Tennessee for two years, began her professional journey in 1966 with the Muscogee County School District at the age of sixteen as a clerk at the Bradley Memorial Library; and

WHEREAS, Angie later served as the Coordinator of the International Baccalaureate (IB) Program at Clubview Elementary School until her retirement in 2013, during which time she inspired generations of students and educators alike; and

WHEREAS, following her retirement, Angie continued her service to the Columbus community by volunteering at the Pop Austin Recreation Center beginning in 2013, and later serving as Treasurer for the Special Olympics District 10, demonstrating unwavering commitment and compassion that extended well beyond her professional duties; and

WHEREAS, her years of service at Pop Austin Recreation Center, particularly with the Special Needs Community, represent the crowning achievement of her lifelong devotion to public service, compassion, and inclusion; and

WHEREAS, the Clerk of Council submitted a request at the Regular Council Meeting held on October 14, 2025, for the members of Council to consider this application directly for approval. At that meeting, the members of the Columbus City Council voted to approve the request for an Honorary Designation plaque at Pop Austin Recreation Center in honor of Angie Shehane.

NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA HEREBY RESOLVES:

That an Honorary Designation plaque shall be erected at Pop Austin Recreation Center in honor of Angie Shehane.

Introduced at a regular meeting of the Council of Columbus, Georgia, held the 28th day of October 2025 and adopted at said meeting by the affirmative vote of ____ members of said Council.

Councilor Allen
Councilor Anker

voting _____.
voting _____.

Councilor Chambers	voting _____.
Councilor Cogle	voting _____.
Councilor Crabb	voting _____.
Councilor Davis	voting _____.
Councilor Garrett	voting _____.
Councilor Hickey	voting _____.
Councilor Huff	voting _____.
Councilor Tucker	voting _____.

Lindsey G. McLemore
Clerk of Council

B. H. “Skip” Henderson, III
Mayor

File Attachments for Item:

3. Resignation – Douglas Lee Koppang has submitted his resignation from the Uptown Façade Board.

From: Lee Koppang <[REDACTED]>
Sent: Tuesday, October 21, 2025 6:42 PM
To: Claire M Mitchell <Mitchell.Claire@columbusga.org>
Subject: [EXTERNAL] Resignation

Claire,

I am writing you to inform you of my official request of resignation of my position on the Uptown Façade Board.

I have enjoyed my time on the board and thank you for the opportunity. I have since moved to North Carolina and am unable to facilitate my obligations on the board.

Thanks in advance!

Lee
Lee Koppang

[REDACTED]
[REDACTED]

File Attachments for Item:

4. Minutes of the following boards

Board of Tax Assessors #32-25

Board of Tax Assessors #33-25

Board of Tax Assessors #35-25

Board of Tax Assessors #36-25

Board of Water Commissioners 08-11-25



Columbus, Georgia, Board of Tax Assessors

GEORGIA'S FIRST CONSOLIDATED GOVERNMENT

Item #4.

City Services Center
3111 Citizens Way
Columbus, GA 31906

Mailing Address:
PO Box 1340
Columbus, GA 31902

Telephone (706) 653-4398, 4402
Fax (706) 225-3800

Board Members

Jayne Govar
Chairman

Kathy Jones
Assessor

Clay Hood
Assessor

Doug Jefcoat
Assessor

Lanitra Sandifer Hicks
Vice Chairman

Chief Appraiser
Suzanne Widenhouse

MINUTES #32-25

CALL TO ORDER: Chairman Jayne Govar calls the Columbus, Georgia Board of Assessors' meeting to order on Wednesday, September 10th, 2025 at 9:00 A.M.

PRESENT ARE:

Chairman Jayne Govar
Vice Chairman Lanitra Sandifer Hicks
Assessor Kathy Jones
Assessor Doug Jefcoat
Assessor Clay Hood
Chief Appraiser/Secretary Suzanne Widenhouse
Recording Secretary Katrina Culpepper

APPROVAL OF AGENDA: Assessor Jones motions to accept the agenda with noted changes. Assessor Jefcoat seconds and the motion carries.

APPROVAL OF MINUTES: Vice Chairman Lanitra Sandifer Hicks motions to accept the minutes as presented. Assessor Jefcoat seconds and the motion carries.

MISCELLANEOUS:

- The office will be holding a food drive to donate to the Feeding the Valley organization.

At 9:06, Administrative Appraiser Mary Hale presents to the Board:

- Homestead Appeal Waiver & Release - #100 042 015 - Signed by Chairman Govar.
- Homesteads - #113 025 019; 178 015 018; 086 009 013; 114 013 065; 090 037 015; 070 010 002; Vice Chairman Lanitra Sandifer Hicks recused herself from 089 013 013 - Signed & Approved.

At 9:11, Personal Property Manager Stacy Pollard presents to the Board:

- Motor Vehicle Appeals - Signed & Approved.
- Late Return - Signed & Approved.
- Audit Results - Signed & Approved.

At 9:15, Residential/Commercial Property Manager Jeff Milam presents to the Board:

- Commercial Waiver & Release # 181 022 024 - Signed & Approved.
- Residential Waiver & Release #068 050 012 - Signed & Approved.

At 9:25, Deputy Chief Appraiser Glen Thomason presents to the Board:

- Map Splits - #004 012 016 & 018 Assessor Jefcoat recused himself; # 003 027 009; 010; 011; 073 021 046A; Units B100, B200 & C 192 004 001; 191 011 088; 087 - Signed & Approved.
- Presentation by Commercial Mapper Kelly Nalls, as requested by Assessor Jefcoat.

At 10:24, Chief Appraiser Suzanne Widenhouse presents to the Board:

- CUVa Breach Declaration - Assessor Jefcoat motions to declare as a formal breach. Assessor Hood seconds and the motion carries.
- 299C Presentation - Assessor Hood motions to remove 299C presentation from the agenda and hold until next week. Assessor Jones seconds and the motion carries.
- Proposed tax letter for bond agreement - Chief Appraiser working with Board Attorney to finalize language.
- Executive Session - Litigation - Assessor Jones motions to go into executive session. Assessor Jefcoat seconds and the motion carries. At 10:56, Assessor Jones motions to end Executive Session. Vice Chairman Lanitra Sandifer Hicks seconds and the motion carries. No votes taken.

Vice Chairman Lanitra Sandifer Hicks motions to adjourn the meeting. Assessor Hood seconds and the motion carries. At 10:57, Chairman Jayne Govar adjourns the meeting without any objections.

Suzanne Widenhouse
Chief Appraiser/Secretary

APPROVED: _____

MIN# 33 - 25 SEP 24 2025


J. GOVAR
CHAIRMAN


K. JONES
ASSESSOR


D. JEFCOAT
ASSESSOR


C. HOOD
ASSESSOR


L. SANDIFER HICKS
VICE CHAIRMAN



Columbus, Georgia, Board of Tax Assessors

GEORGIA'S FIRST CONSOLIDATED GOVERNMENT

Item #4.

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Kathy Jones
Assessor

Clay Hood
Assessor

Doug Jefcoat
Assessor

Lanitra Sandifer Hicks
Vice Chairman

Chief Appraiser
Suzanne Widenhouse

MINUTES #33-25

CALL TO ORDER: Chairman Jayne Govar calls the Columbus, Georgia Board of Assessors' meeting to order on Wednesday, September 17th, 2025 at 9:00 A.M.

PRESENT ARE:

Chairman Jayne Govar
Vice Chairman Lanitra Sandifer Hicks
Assessor Kathy Jones
Assessor Doug Jefcoat
Assessor Clay Hood
Chief Appraiser/Secretary Suzanne Widenhouse
Recording Secretary Katrina Culpepper

APPROVAL OF AGENDA: Assessor Jones motions to accept the agenda with noted changes. Assessor Hood seconds and the motion carries.

APPROVAL OF MINUTES: Assessor Hood motions to accept the minutes as presented. Vice Chairman Lanitra Sandifer Hicks seconds and the motion carries.

Executive Session - Litigation - Assessor Jones motions to go into executive session. Assessor Hood seconds and the motion carries. Attorney Steve Gunby enters meeting. At 9:42, Assessor Jones motions to end Executive Session. Assessor Hood seconds and the motion carries. No votes taken. Attorney exits meeting @ 9:43.

At 9:44, Administrative Appraiser Mary Hale presents to the Board:

- Appeals Certified to BOE - placed into record.
- Homesteads - #094 011041; 114 011 049; 088 017 951; 090 041 008; 084 039 009; 097 015 016; 080 002 044; 025 016 002 - Signed & Approved.

At 9:48, Deputy Chief Glen Thomason presented for Personal Property Division to the Board:

- Audit Results - Signed & Approved.
- No Change - placed into record.

At 9:56, Residential/Commercial Property Manager Jeff Milam presents to the Board:

- Residential 2025 Value Change - #027 024 013 - Signed & Approved.
- Commercial 2025 Value Change - # 109 007 004A - Signed & Approved.

At 9:58, Deputy Chief Appraiser Glen Thomason presents to the Board:

- Non-Disclosure Request - Signed & Approved.
- Late Mobile Home Appeal - placed into record.
- Map Splits - #146 007 002; 002H; 002A; 020 - Signed & Approved.

At 10:07, Chief Appraiser Suzanne Widenhouse presents to the Board:

- 299C Process Presentation as requested by Assessor Doug Jefcoat

Vice Chairman Lanitra Sandifer Hicks motions to adjourn the meeting. Assessor Jones seconds and the motion carries. At 10:20, Chairman Jayne Govar adjourns the meeting without any objections.

Suzanne Widenhouse
Chief Appraiser/Secretary

APPROVED: _____


J. GOVAR
CHAIRMAN


K. JONES
ASSESSOR


D. JEFCOAT
ASSESSOR


C. HOOD
ASSESSOR


L. SANDIFER HICKS
VICE CHAIRMAN

MIN# 34 - 25 OCT 01 2025



Columbus, Georgia, Board of Tax Assessors

GEORGIA'S FIRST CONSOLIDATED GOVERNMENT

Item #4.

City Services Center
3111 Citizens Way
Columbus, GA 31906

Mailing Address:
PO Box 1340
Columbus, GA 31902

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Fax (706) 225-3800

Board Members

Jayne Govar
Chairman

Kathy Jones
Assessor

Clay Hood
Assessor

Doug Jefcoat
Assessor

Lanitra Sandifer Hicks
Vice Chairman

Chief Appraiser
Suzanne Widenhouse

MINUTES #35-25

CALL TO ORDER: Chairman Jayne Govar calls the Columbus, Georgia Board of Assessors' meeting to order on Wednesday, Oct 1st, 2025 at 9:20 A.M.

PRESENT ARE:

Chairman Jayne Govar
Vice Chairman Lanitra Sandifer Hicks
Assessor Kathy Jones
Assessor Doug Jefcoat
Assessor Clay Hood
Chief Appraiser/Secretary Suzanne Widenhouse
Recording Secretary Katrina Culpepper

APPROVAL OF AGENDA: Assessor Jones motions to accept the agenda with noted changes. Assessor Jefcoat seconds and the motion carries.

APPROVAL OF MINUTES: Assessor Jefcoat motions to accept the minutes as presented. Assessor Hood seconds and the motion carries.

MISCELLANEOUS: Assessor Jefcoat motions to excuse Chairman Govar for next week. Assessor Hood seconds and the motion carries.

At 9:28, Administrative Appraiser Mary Hale presents to the Board:

- Certify Hearing Officer Appeals - placed into record.
- Homesteads - #189 003 001 approved as Denial; # 081 009 038; 084 041 111; 185 019 005 - Signed & Approved.

At 9:35, Personal Property Manager Stacy Pollard presents to the Board:

- No Change Audit Results - placed into record.
- Property Account Change - Vice Chairman Lanitra Sandifer Hicks motions to add this to the agenda. Assessor Jefcoat seconds and the motion carries - Signed & Approved.

At 9:43, Commercial Property Manager Jeff Milam presents to the Board:

- A2 Agenda No Change Appeals - placed into record.

- Value Change for 2025 - #009 012 023 - Signed & Approved.
- Residential Waiver & Releases - #063 031 006; 173 006 005; 173 005 011 & 010; 173 004 054; 173 004 050; 057; 056; 055; 052; 053; 178 013 003 - Signed by Chairman Govar.
- Change of Value #169 002 001 & 001X - Signed & Approved.
- A4 Agenda - #110 002 064 - Assessor Jefcoat recused himself from this parcel - Signed & Approved.

At 10:26, Chairman Govar calls for Executive session - personnel - Motion by Vice Chairman Lanitra Sandifer Hicks, second by Assessor Hood. Assessor Jefcoat motions to end the executive session @ 10:43. Assessor Jones seconds and the motion carries. No votes taken.

Assessor Hood motions to adjourn the meeting. Vice Chairman Lanitra Sandifer Hicks seconds and the motion carries. At 10:45, Chairman Jayne Govar adjourns the meeting without any objections.

Suzanne Widenhouse
Chief Appraiser/Secretary

APPROVED: _____

MIN# 36 - 25 OCT 15 2025

ABSENT
J. GOVAR
CHAIRMAN

K. Jones
K. JONES
ASSESSOR

[Signature]
D. JEF-COAT
ASSESSOR

[Signature]
C. HOOD
ASSESSOR

[Signature]
L. SANDIFER HICKS
VICE CHAIRMAN



Columbus, Georgia, Board of Tax Assessors

GEORGIA'S FIRST CONSOLIDATED GOVERNMENT

Item #4.

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Fax (706) 225-3800

Board Members

Jayne Govar
Chairman

Kathy Jones
Assessor

Clay Hood
Assessor

Doug Jefcoat
Assessor

Lanitra Sandifer Hicks
Vice Chairman

Chief Appraiser
Suzanne Widenhouse

MINUTES #36-25

CALL TO ORDER: Vice Chairman Lanitra Sandifer Hicks calls the Columbus, Georgia Board of Assessors' meeting to order on Wednesday, Oct 8th, 2025 at 9:00 A.M.

PRESENT ARE:

Vice Chairman Lanitra Sandifer Hicks
Assessor Kathy Jones
Assessor Doug Jefcoat
Assessor Clay Hood
Chief Appraiser/Secretary Suzanne Widenhouse
Recording Secretary Katrina Culpepper

APPROVAL OF AGENDA: Assessor Jefcoat motions to accept the agenda. Assessor Jones seconds and the motion carries.

APPROVAL OF MINUTES: Assessor Hood motions to accept the minutes as presented. Assessor Jones seconds and the motion carries.

At 9:02, Chief Appraiser Widenhouse presents for Administrative Division to the Board:

- Homesteads - #097 030 004; Vice Chairman Lanitra Sandifer Hicks recused herself from 059 044 019 - Signed & Approved.

At 9:04, Personal Property Manager Stacy Pollard presents to the Board:

- E&O - Signed & Approved.
- Late Return - Signed & Approved.
- No Change Audit Results - placed into record.

At 9:07, Residential Property Manager Jeff Milam presents to the Board:

- A2 Agenda No Change - placed into record.

At 9:08, Commercial Property Manager Jeff Milam presents to the Board:

- Waiver & Release - #078 014 034 signed by Vice Chairman Lanitra Sandifer Hicks.

At 9:11, Chief Appraiser Suzanne Widenhouse presents to the Board:

- Last day of Food Drive for Feeding the Valley is today, will be delivering all donations this afternoon.
- Performance Evaluations - deadline for submission to HR is Oct 31st.

Assessor Jefcoat motions to adjourn the meeting. Assessor Hood seconds and the motion carries.

At 9:27, Vice Chairman Lanitra Sandifer Hicks adjourns the meeting without any objections.

Suzanne Widenhouse
Chief Appraiser/Secretary

APPROVED: _____


J. GOVAR
CHAIRMAN

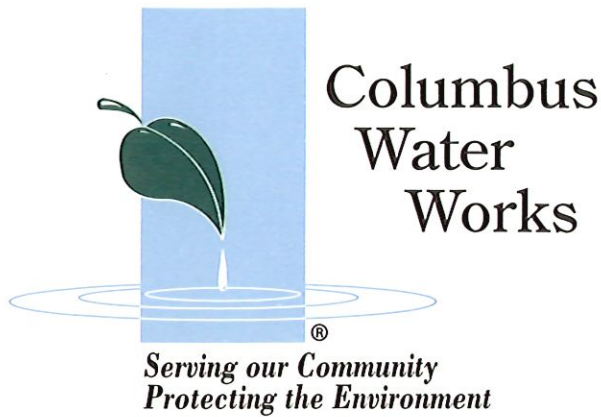

K. JONES
ASSESSOR


D. JEF COAT
ASSESSOR


C. HOOD
ASSESSOR


L. SANDIFER HICKS
VICE CHAIRMAN

MIN# 37 - 25 OCT 22 2025



August 11, 2025

The regular monthly meeting of the Board of Water Commissioners of Columbus, Georgia was held on Monday, August 11, 2025, at 1:30 p.m. at our Main Office, Chattahoochee Room. Chairman Nick Smith took the roll call, and the following Commissioners were present:

Nick Smith, Chair
Jennifer Upshaw, Vice Chair
Wes Kelley
Oz Roberts
Mayor Skip Henderson

Receipt of the Minutes from the regular meeting on June 16, 2025, was presented to the Board. A motion was made by Oz Roberts and seconded by Jennifer Upshaw to approve the Minutes as written. Motion carried.

Aric Jackson presented the following Resolutions to the Board, recognizing our retirees. Tom Horn, Quinton Pearson, and Steve Adams were in attendance.

A Resolution

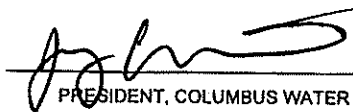
Whereas, Thomas F. Horn, has been an employee of the Columbus Board of Water Commissioners since February 1992, is retiring; and,

Whereas, Thomas F. Horn has served in the capacity of Manager of Region Client Services in the Engineering Department with the Columbus Water Works; and,

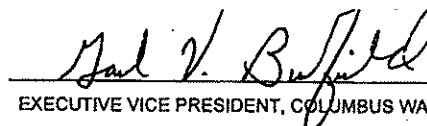
Whereas, Thomas F. Horn has performed in an outstanding and productive manner throughout his thirty-three years of service;

Now, Therefore, Be It Resolved that the Board of Water Commissioners of the City of Columbus, Georgia, on behalf of all the people of the City, hereby publicly expresses appreciation and heartfelt thanks to Thomas F. Horn for his diligent and faithful service on behalf of the Columbus Water Works; and,

Be It further Resolved that this resolution be spread upon the official minutes of this Board on this eleventh day of August 2025 and that the Secretary of this Board be directed to furnish copies of this resolution to the said Thomas F. Horn and to the Clerk of Council of Columbus, Georgia.



PRESIDENT, COLUMBUS WATER WORKS



EXECUTIVE VICE PRESIDENT, COLUMBUS WATER WORKS



CHAIR, BOARD OF WATER COMMISSIONERS

A Resolution

Whereas, Quinton Pearson, has been an employee of the Columbus Board of Water Commissioners since January 2006, is retiring; and,

Whereas, Quinton Pearson has served in the capacity of Field Services Technician I in the Field Services Wastewater Collection Department with the Columbus Water Works; and,

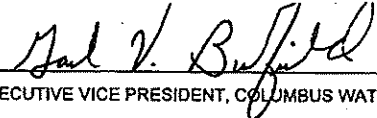
Whereas, Quinton Pearson has performed in an outstanding and productive manner throughout his Nineteen years of service;

Now, Therefore, Be It Resolved that the Board of Water Commissioners of the City of Columbus, Georgia, on behalf of all the people of the City, hereby publicly expresses appreciation and heartfelt thanks to Quinton Pearson for his diligent and faithful service on behalf of the Columbus Water Works; and,

Be It Further Resolved that this resolution be spread upon the official minutes of this Board on this eleventh day of August 2025 and that the Secretary of this Board be directed to furnish copies of this resolution to the said Quinton Pearson and to the Clerk of Council of Columbus, Georgia.



 PRESIDENT, COLUMBUS WATER WORKS



 EXECUTIVE VICE PRESIDENT, COLUMBUS WATER WORKS



 CHAIR, BOARD OF WATER COMMISSIONERS

A Resolution

Whereas, Paula Goble, has been an employee of the Columbus Board of Water Commissioners since November 2003, is retiring; and,

Whereas, Paula Goble has served in the capacity of Admin & Community Outreach Specialist in the Administration Department with the Columbus Water Works; and,

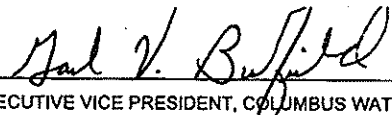
Whereas, Paula Goble has performed in an outstanding and productive manner throughout her thirty-three years of service;

Now, Therefore, Be It Resolved that the Board of Water Commissioners of the City of Columbus, Georgia, on behalf of all the people of the City, hereby publicly expresses appreciation and heartfelt thanks to Paula Goble for her diligent and faithful service on behalf of the Columbus Water Works; and,

Be It Further Resolved that this resolution be spread upon the official minutes of this Board on this eleventh day of August 2025 and that the Secretary of this Board be directed to furnish copies of this resolution to the said Paula Goble and to the Clerk of Council of Columbus, Georgia.



 PRESIDENT, COLUMBUS WATER WORKS



 EXECUTIVE VICE PRESIDENT, COLUMBUS WATER WORKS



 CHAIR, BOARD OF WATER COMMISSIONERS

A Resolution

Whereas, Rita Merritt, has been an employee of the Columbus Board of Water Commissioners since March 1996, is retiring; and,

Whereas, Rita Merritt has served in the capacity of Accounting Assistant in the Financial Services Department with the Columbus Water Works; and,

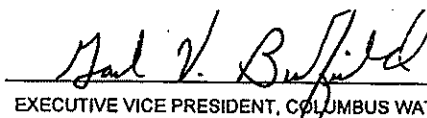
Whereas, Rita Merritt has performed in an outstanding and productive manner throughout her twenty-nine years of service;

Now, Therefore, Be It Resolved that the Board of Water Commissioners of the City of Columbus, Georgia, on behalf of all the people of the City, hereby publicly expresses appreciation and heartfelt thanks to Rita Merritt for her diligent and faithful service on behalf of the Columbus Water Works; and,

Be It Further Resolved that this resolution be spread upon the official minutes of this Board on this eleventh day of August 2025 and that the Secretary of this Board be directed to furnish copies of this resolution to the said Rita Merritt and to the Clerk of Council of Columbus, Georgia.



PRESIDENT, COLUMBUS WATER WORKS



EXECUTIVE VICE PRESIDENT, COLUMBUS WATER WORKS



CHAIR, BOARD OF WATER COMMISSIONERS

A Resolution

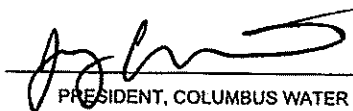
Whereas, John D. Otto, has been an employee of the Columbus Board of Water Commissioners since May 2011, is retiring; and,

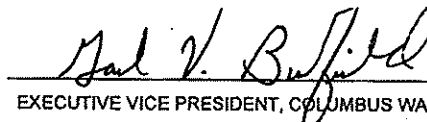
Whereas, John D. Otto has served in the capacity of Water Treatment Superintendent in the North Columbus Water Resource Facility Department with the Columbus Water Works; and,

Whereas, John D. Otto has performed in an outstanding and productive manner throughout his fourteen years of service;

Now, Therefore, Be It Resolved that the Board of Water Commissioners of the City of Columbus, Georgia, on behalf of all the people of the City, hereby publicly expresses appreciation and heartfelt thanks to John D. Otto for his diligent and faithful service on behalf of the Columbus Water Works; and,

Be It further Resolved that this resolution be spread upon the official minutes of this Board on this eleventh day of August 2025 and that the Secretary of this Board be directed to furnish copies of this resolution to the said John D. Otto and to the Clerk of Council of Columbus, Georgia.


PRESIDENT, COLUMBUS WATER WORKS


EXECUTIVE VICE PRESIDENT, COLUMBUS WATER WORKS


CHAIR, BOARD OF WATER COMMISSIONERS

A Resolution

Whereas, Norman Davis Sr., has been an employee of the Columbus Board of Water Commissioners since June 1987, is retiring; and,

Whereas, Norman Davis Sr. has served in the capacity of Field Services Crew Leader II in the Field Services Ft. Benning Distribution Department with the Columbus Water Works; and,

Whereas, Norman Davis Sr. has performed in an outstanding and productive manner throughout his thirty-eight years of service;

Now, Therefore, Be It Resolved that the Board of Water Commissioners of the City of Columbus, Georgia, on behalf of all the people of the City, hereby publicly expresses appreciation and heartfelt thanks to Norman Davis Sr. for his diligent and faithful service on behalf of the Columbus Water Works; and,

Be It further Resolved that this resolution be spread upon the official minutes of this Board on this eleventh day of August 2025 and that the Secretary of this

Board be directed to furnish copies of this resolution to the said Norman Davis Sr. and to the Clerk of Council of Columbus, Georgia.



 PRESIDENT, COLUMBUS WATER WORKS



 EXECUTIVE VICE PRESIDENT, COLUMBUS WATER WORKS



 CHAIR, BOARD OF WATER COMMISSIONERS

A Resolution

Whereas, Terri D. Morris, has been an employee of the Columbus Board of Water Commissioners since May 1979, is retiring; and,

Whereas, Terri D. Morris has served in the capacity of Executive Administrative Assistant in the Financial Services Department with the Columbus Water Works; and,

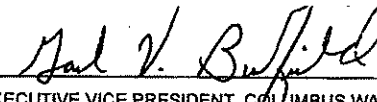
Whereas, Terri D. Morris has performed in an outstanding and productive manner throughout her forty-six years of service;

Now, Therefore, Be It Resolved that the Board of Water Commissioners of the City of Columbus, Georgia, on behalf of all the people of the City, hereby publicly expresses appreciation and heartfelt thanks to Terri D. Morris for her diligent and faithful service on behalf of the Columbus Water Works; and,

Be It Further Resolved that this resolution be spread upon the official minutes of this Board on this eleventh day of August 2025 and that the Secretary of this Board be directed to furnish copies of this resolution to the said Rita Merritt and to the Clerk of Council of Columbus, Georgia.



 PRESIDENT, COLUMBUS WATER WORKS



 EXECUTIVE VICE PRESIDENT, COLUMBUS WATER WORKS



 CHAIR, BOARD OF WATER COMMISSIONERS

A Resolution

Whereas, Barbara L. Duff, has been an employee of the Columbus Board of Water Commissioners since July 1996, is retiring; and,

Whereas, Barbara L. Duff has served in the capacity of Planning & Scheduling Coordinator in the Water Accountability Department with the Columbus Water Works; and,

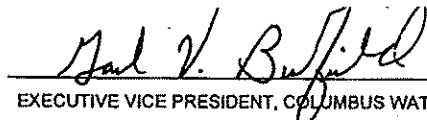
Whereas, Barbara L. Duff has performed in an outstanding and productive manner throughout her twenty-nine years of service;

Now, Therefore, Be It Resolved that the Board of Water Commissioners of the City of Columbus, Georgia, on behalf of all the people of the City, hereby publicly expresses appreciation and heartfelt thanks to Barbara L. Duff for her diligent and faithful service on behalf of the Columbus Water Works; and,

Be It Further Resolved that this resolution be spread upon the official minutes of this Board on this eleventh day of August 2025 and that the Secretary of this Board be directed to furnish copies of this resolution to the said Rita Merritt and to the Clerk of Council of Columbus, Georgia.



PRESIDENT, COLUMBUS WATER WORKS



EXECUTIVE VICE PRESIDENT, COLUMBUS WATER WORKS



CHAIR, BOARD OF WATER COMMISSIONERS

Vickie Clark presented the Financial Reports for the months of June and July 2025, including Ft Benning, to the Board. A motion was made by Jennifer Upshaw and seconded by Oz Roberts to approve the Financial Reports. Motion carried.

John Peebles updated the board on the annual GAWP conference in Savannah, Georgia. The barbecue team participated in the annual barbecue cookoff. Jeremy Cummings was presented with the Arthur Sidney Bedell Award. John Peebles was

presented with the Water Environment Federation's Volunteer Service Award and the Lifetime Achievement Award. Columbus Water Works also received the President's Volunteer Service Award, Bronze Level. He also mentioned that Columbus Water Works had three employees present technical sessions at the conference.

Tom Barnes updated the board on the Georgia Alabama Partnership for Sustainability conference that Columbus Water Works participated in. Columbus Water Works was a Platinum Sponsor. Jeremy Cummings was the keynote speaker at lunch on day one and served on a panel during one of the breakout sessions.

Savonne Monell updated the Board on the Strategic Planning Program. The initiative began in October 2024 with a foundational workshop facilitated by Anne Hatcher, Senior Consultant with Thrivence, and attended by executive leadership. As part of this process, the organization's new **Vision, Mission, and Core Values** were developed and presented to the Board:

- **Vision** – To lead the Chattahoochee Valley to health and prosperity by operating a first-class water utility.
- **Mission** – To serve our community; to provide safe, reliable water; to protect public health and our watershed; and to leave a legacy of financial and environmental stewardship.
- **Core Values** – Service First; Ethics and Integrity; Respect for All; Value Excellence; Environmental and Economic Stewardship.

Since that time, the senior and executive teams have incorporated the ten Attributes of Effective Utility Management, as outlined by the American Water Works

Association. They have also reviewed and refined five strategic focus areas and evaluated 24 supporting strategic goals to ensure alignment with the organization's overall strategic direction.

Columbus Water Works is now entering the implementation phase. The next steps include finalizing key elements of the plan, such as:

- Formation of strategy teams
- Defining team composition and leadership
- Establishing a rotation plan for team members
- Assigning strategic goals
- Identifying senior leader champions
- Developing a timeline for progress meetings

Vic Burchfield updated the board on the PFAS 3M Settlement. Columbus Water Works joined the PFAS Multidistrict Litigation in 2023, which is being heard by the U.S. District Court for the District of South Carolina, Charleston Division, over the use of Aqueous Film-Forming Foam. Columbus Water Works recently received notice of the following settlement awards.

- 3M Settlement - \$10,759,781.00
- DuPont Settlement - \$1,075,978.10
- Tyco and BASF Settlement – still pending

Payments received from the settlements will help fund the additional advanced PFAS treatment required to meet the new EPA PFAS regulations.

The following Departmental Reports for June and July 2025 were provided to the Board as information only:

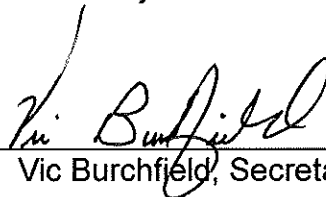
- Customer Service Reports
- Customer Advocacy/Meter Maint/Water Accountability Reports
- Engineering Reports

- Field Services Reports
- Information Services/Environmental Services Reports
- Communications Report
- Employee Services Report
- Water Resource Operations/Managed Maintenance Reports

Chairman Nick Smith announced that the Board will now move into an Executive Session to discuss the acquisition of real estate. A motion was made by Mayor Skip Henderson and seconded by Oz Roberts. Motion carried.

After the Executive Session was adjourned, the Board returned to the open meeting. Action approval by vote in Executive Session was presented as follows: The President shall have the authority to execute a contract with Meridian Brick, LLC for the purchase of 144.2 acres at 3000 Plantation Road, Columbus, Georgia in the amount of \$2,884,000.00. As part of the contract 44.2 acres of the 144.2 acres shall be leased back to Meridian Brick, LLC at no charge for a duration of 2 years for the continuation of mining. In addition to the purchase amount, real estate fees in the amount of \$52,000.00 shall be paid to Braxton Real Estate, LLC. A motion was made by Jennifer Upshaw and seconded by Oz Roberts to approve this purchase. Motion carried.

There being no further business, a motion was made by Mayor Skip Henderson and seconded by Jennifer Upshaw to adjourn the meeting. Motion carried.



Vic Burchfield, Secretary

File Attachments for Item:

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**Columbus Consolidated Government
Board Appointments – Action Requested**

6. MAYOR’S APPOINTMENTS – ANY NOMINATIONS MAY BE CONFIRMED FOR THIS MEETING:

A. BUILDING AUTHORITY OF COLUMBUS:

Vacant

Term Expired: March 24, 2025

Open for Nominations
(Mayor’s Appointment)

Terms are two years. Meets as needed.

Women:	1
Senatorial District 15:	0
Senatorial District 29:	3
Vacancies:	2

B. HOUSING AUTHORITY OF COLUMBUS:

Tiffany N. Stacy

Eligible

Term Expires: November 16, 2025

Open for Nominations
(Mayor’s Appointment)

Ordinance No. 11-23 removes the two-term limit previously in place for board members.

The terms are five years; Resident Position serves a 1-year term. Meets monthly.

Women: 4

Senatorial District 15: 3

Senatorial District 29: 4

Vacancies: 0

C. PENSION FUND, EMPLOYEES’ BOARD OF TRUSTEES:

Vacant

(Business Community)

Term Expires: June 30, 2026

Open for Nominations
(Mayor’s Appointment)

The terms are four years. Meets monthly.

Women: 4
Senatorial District 15: 9
Senatorial District 29: 2
Vacancies: 1

7. COUNCIL APPOINTMENTS – READY FOR CONFIRMATION:

- A. KEEP COLUMBUS BEAUTIFUL COMMISSION:** Kristasia Heath was nominated to fill the vacant seat for Senatorial District 29. (*Councilor Crabb's nominee*) Term expires: June 30, 2026

8. APPOINTMENTS – CONFIRMED BY COUNCIL:

A. AIRPORT COMMISSION:

Art Guin

Eligible

Term Expires: December 31, 2025

Open for Nominations

(Commission's Nominee/Confirmed by Council)

The Commission submits three (3) nominees for consideration, from which Council appoints one new member. Ordinance No. 11-23 removes the two-term limit previously in place for board members.

Terms are five years. Meets monthly.

Women: 1
Senatorial District 15: 3
Senatorial District 29: 2
Vacancies: 0

9. COUNCIL DISTRICT SEAT APPOINTMENTS- ANY NOMINATIONS MAY BE CONFIRMED FOR THIS MEETING:

A. COMMUNITY DEVELOPMENT ADVISORY COUNCIL:

Vacant
 Term Expires: March 27, 2026

Open for Nominations
(District 2 – Davis)

Vacant
 Term Expires: March 27, 2026

Open for Nominations
(District 6 – Allen)

Vacant
 Term Expires: March 27, 2026

Open for Nominations
(District 8 – Garrett)

The terms for the Mayor's Appointments are three years and Council's Appointments are two years. Meets quarterly.

Women: 4
Senatorial District 15: 7
Senatorial District 29: 1
Vacancies: 3

B. PUBLIC SAFETY ADVISORY COMMISSION:

Paul T. Berry, III
Eligible
 Term Expires: October 31, 2025
****Not interested in serving another term.***

Open for Nominations
(District 5 – Crabb)

Scott Taft
Not Eligible
 Term Expires: October 31, 2025

Open for Nominations
(District 9 – Anker)

The terms are three years. Meets monthly.

Women: 3
Senatorial District 15: 4
Senatorial District 29: 3
Vacancies: 0

C. YOUTH ADVISORY COUNCIL:

District 9 Nominee: _____

District 10 Nominee: _____

10. COUNCIL APPOINTMENTS – ANY NOMINATIONS WOULD BE LISTED FOR THE NEXT MEETING:

A. ANIMAL CONTROL ADVISORY BOARD:

Vacant
(Georgia Veterinary Technician)
 Term Expires: October 15, 2025

Open for Nominations
(Council's Appointment)

Vacant
(Animal Rescue Shelter Representative)
 Term Expires: October 15, 2025

Open for Nominations
(Council's Appointment)

The terms are two years. Meet as needed.

Women: 7
Senatorial District 15: 3
Senatorial District 29: 4
Vacancies: 3

B. BOARD OF HEALTH:

Yasmine Cathright
Not Eligible
 Term Expires: December 31, 2025

Open for Nominations
(Council's Appointment)

The terms are five years. Meets monthly.

Women: 4
Senatorial District 15: 0
Senatorial District 29: 5
Vacancies: 1

C. BOARD OF WATER COMMISSIONERS:

Wes Kelley*Eligible*

Term Expires: December 31, 2025

Open for Nominations
(*Council's Appointment*)*The terms are four years. Meets monthly.***Women:** 1**Senatorial District 15:** 2**Senatorial District 29:** 2**Vacancies:** 0**D. LIBERTY THEATRE & CULTURAL ARTS CENTER ADVISORY BOARD:**

Vacant

Term Expired: August 14, 2025

Open for Nominations
(*Council's Appointment*)

Vacant

Term Expired: August 14, 2026

Open for Nominations
(*Council's Appointment*)*The terms are four years. Meets every other month.***Women:** 5**Senatorial District 15:** 7**Senatorial District 29:** 4**Vacancies:** 2**E. NEW HORIZONS BEHAVIORAL HEALTH – MENTAL HEALTH, ADDICTIVE DISEASES AND DEVELOPMENTAL DISABILITIES- COMMUNITY SERVICE BOARD:****Judge David Ranieri***Does not desire reappointment*

Term Expired: June 30, 2025

Open for Nominations
(*Council's Appointment*)*The terms are three years. Meets every other month.***Women:** 2**Senatorial District 15:** 3**Senatorial District 29:** 1

Vacancies: 0

F. PERSONNEL REVIEW BOARD:

Willie Butler

Not Eligible

(Regular Member 1)

Term Expires: December 31, 2025

Open for Nominations
(Council's Appointment)

Yolanda Sumbry Sewell

Not Eligible

(Regular Member 4)

Term Expires: December 31, 2025

Open for Nominations
(Council's Appointment)

Natalie N. McDowell

Eligible

(Regular Member 5)

Term Expires: December 31, 2025

**NOTE: Confirmation on 10-14-2025 authorized this member to serve through the remainder of 2025.*

Open for Nominations
(Council's Appointment)

Delano Leftwich

Not Eligible

(Alternate Member 4)

Term Expires: December 31, 2025

Open for Nominations
(Council's Appointment)

Vacant

(Alternate Member 1)

Term expires: December 31, 2027

Open for Nominations
(Council's Appointment)

Vacant

(Alternate Member 2)

Term expires: December 31, 2027

Open for Nominations
(Council's Appointment)

Vacant

(Alternate Member 3)

Term expires: December 31, 2027

Open for Nominations
(Council's Appointment)

Vacant

Open for Nominations
(Council's Appointment)

(Alternate Member 5)

Term expires: December 31, 2025

*The terms are three years. Meets monthly.***Women:** 3**Senatorial District 15:** 3**Senatorial District 29:** 3**Vacancies:** 4**G. RECREATION ADVISORY BOARD:****Lawrence R. Stanford***Eligible***(At-Large)**

Term Expires: December 31, 2025

Open for Nominations
(Council's Appointment)**Lane Ogletree-Battle***Eligible***(At-Large)**

Term Expires: December 31, 2025

Open for Nominations
(Council's Appointment)**Rodney L. Lawrence***Eligible***(Senatorial District 15)**

Term Expires: December 31, 2025

Open for Nominations
(Council's Appointment)**Brantley Pittman***Eligible***(Senatorial District 15)**

Term Expires: December 31, 2025

Open for Nominations
(Council's Appointment)*The terms are four years. Meets bimonthly, except November.***Women:** 1**Senatorial District 15:** 4**Senatorial District 29:** 3**Vacancies:** 0**H. UPTOWN FAÇADE BOARD:**

Vacant

(Uptown Business Improvement District)

Term Expires: October 31, 2026

Open for Nominations
(Council's Appointment)

Terms are five years. Meets monthly.

Women: 6

Senatorial District 15: 4

Senatorial District 29: 5

Vacancies: 1