

Council Members

R. Gary Allen
Charmaine Crabb

Travis L. Chambers
Glenn Davis

Simi Barnes
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

May 26, 2026
5:30 PM
Regular Meeting

MAYOR'S AGENDA

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

INVOCATION: Offered by Chaplain Charles Lee Hindbaugh, Fort Benning

PLEDGE OF ALLEGIANCE: Led by Serenity Powell from Hannah Elementary School

OATH OF OFFICE:

1. **SWEARING-IN CEREMONY:** The Oath of Office for Simi Barnes as the District One Councilor for the City of Columbus, Georgia. (Oath of Office administered by Superior Court Chief Judge Arthur L. Smith, III and Probate Court Judge Marc D'Antonio)

MINUTES:

2. Approval of minutes for the May 12, 2026, Council Meeting and Executive Session.

PRESENTATIONS:

3. River City Race Program – presented by Robbie Branscomb, Founder & CEO of Let's Grow STEAMx, Inc.

CITY ATTORNEY’S AGENDA

ORDINANCES

- 1. 2nd Reading:** REZN 03-26-0356: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **3890 Veterans Parkway** (parcel # 031-044-006) from Neighborhood Commercial (NC) Zoning District to General Commercial (GC) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Garrett)

- 2. 2nd Reading:** REZN-03-26-0663: An ordinance amending Sections 13.1.1, 4.2.18, 2.5.24, 3.2.6, 3.2.63, and 10.11.8 of the Unified Development Ordinance (UDO) for Columbus, Georgia. (Planning Department and PAC recommend approval.)(Mayor Pro-Tem)

- 3. 2nd Reading:** REZN-03-26-0416- An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **5385 Veterans Parkway** (parcel # 188-020-001) from Neighborhood Commercial (NC) Zoning District to General Commercial (GC) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Garrett)

- 4. 2nd Reading:** An ordinance providing for the demolition of various structures located at:
 - 1) 3219 Cusseta Road (Edward Francis, Owner)
 - 2) 945 Henry Avenue (Willie A. Callier Etal, Owner)
 - 3) 1103 Henry Avenue (Connell L. & Minnie L. Holloman, Owner)
 - 4) 4026 Oates Avenue (Blue Fox Goebell LLC, Owner)
 - 5) 917 38th Street (Winston S. Marchan Jr., Owner)
 - 6) 4010 6th Avenue (Nstream Properties LLC, Owner)
 - 7) 1112 Bolton Avenue (Claudia & Harvey Joseph, Sr, Owner)
 - 8) 2623 Clover Lane (Darrel G. Hicks Jr., Owner)
 - 9) 2119 Munson Drive (Wendy Margarita Martinez, Owner)
 - 10)1118 Thyer Avenue (Nchotu Success, Owner)and for demolition services for the Inspections and Code Department in accordance with the attached Tabulation of Bid sheet. (Mayor Pro-Tem)

- 5. 2nd Reading:** An ordinance to provide for a levy of increase on ad valorem taxes for blighted property; to provide for identification of blighted property; to provide for remediation; to provide for a decrease on ad valorem taxes on property; and for other purposes. (Councilors Garrett and Davis)

- 6. 1st Reading:** An Ordinance regulating vehicular traffic in Columbus, Georgia by establishing a “NO PARKING ANYTIME” zone along Warm Springs Road beginning at the

Southwest corner of the intersection of Billings Road running Southwesterly for approximately 500 Feet; repealing any conflicting ordinances: and for other purposes. (Mayor Pro-Tem)

- 7. 1st Reading: An Ordinance** amending the Columbus Code to repeal and replace Sections 14-14 and 14-15 with new code sections that impose a curfew for unattended minors in the Uptown District, and for other purposes. (Request of Uptown Columbus)

RESOLUTIONS

- 8.** A resolution approving a Special Exception to allow for a Convenience Store with Gas Sales located at **5385 Veterans Parkway** located in the General Commercial (GC) zoning district. Planning Department and PAC recommend approval.) (Councilor Garrett)

PUBLIC AGENDA

1. Mr. Michael Wood, representing Sleeping in Heavenly Peace, Re: Upcoming Event.
2. Mr. George McDowell, Re: Racism – 400 Years Later.
3. Mr. Paul Olson, Re: Data Center & Gentrification.
4. Mr. Jerry Powell, Re: An Idea for Future Elections.
5. Dr. Marvin Broadwater, Sr., Re: Crime Prevention Budget Line Item.
6. Mrs. Darlene Laird, Re: 1) Clarification on Development Authority role vs. Choose Columbus
2) The Development Authority is subject to open records, so why does Columbus Consolidated Government not have access to Development Authority Members' mailboxes unless an electronic mail exchange exists with someone with a city mailbox?
7. Mr. Timothy Veals, Re: Head Street Safety Concerns and Property Cleanliness.
8. Mr. Val McGowan, Re: Correction to the Current Zoning of Moye Road.
9. Prophetess Dee Grier, Re: Data Center and God's Resources.
10. Dr. Natalie Nicole, representing Role Model Academy of Arts, Re: FY27 Budget Allocations and Council Oversight.
11. Ms. Kayce Burdett, Re: City Council's Responsibilities to the Community – What Service Means.
12. Mrs. Kim Hicks, Re: Experts on the Dangers of Data Centers.
13. Rev. Mark Lawrence, representing IMA, Re: Working Together.

14. Mr. Thomas Anderson, Re: Data Center Project.
15. Mr. Matthew Johnson, Re: Data Center.

CITY MANAGER'S AGENDA

1. Memorandum of Understanding (MOU) with NeighborWorks Columbus

Approval is requested to authorize an MOU with NeighborWorks Columbus for the development of workforce housing at the Newman's Crossing subdivision utilizing State of Georgia Department of Community Affairs Equity Fund Rural Workforce Housing Initiative Funding.

2. Easement to install EV charging stations on the METRA campus (814 Linwood Blvd)

Approval is requested to execute an easement with Georgia Power Company to install EV charging stations on the METRA campus (814 Linwood Blvd) through the Georgia Make Ready Program.

3. Hazard Mitigation Grant Application – Hazard Mitigation Plan 2029-2034

Approval is requested for the homeland security and emergency management to apply for a hazard mitigation grant through the Georgia Emergency Management Agency for the update/revision of the hazard mitigation plan for Muscogee County (Columbus Consolidated Government).

4. PURCHASES

- A.** Architectural & Engineering Services for the Renovation & Expansion of the METRA Transfer Center – RFP No. 26-0021
- B.** Third-Party Administration Services for the Community Care Program Serving Medically Underserved Persons in Muscogee County – RFP No. 26-0023
- C.** Aerial, Ground Ladder & Apparatus Pumps Inspection & Testing Services (Annual Contract) – RFB No. 26-0010

5. UPDATES AND PRESENTATIONS

- A. Finance Update - Angelica Alexander, Director, Finance

CLERK OF COUNCIL’S AGENDA

ENCLOSURES - ACTION REQUESTED

1. Minutes of the following boards:

Board of Elections and Registration 03-12-26

Board of Tax Assessors # 17-26 & 18-26

Board of Water Commissioners 04-20-26

Board of Zoning Appeals 04-08-26

Columbus Sports & Entertainment Authority 04-13-26

Development Authority of Columbus 01-08-26, 03-12-26 & 04-09-26

Hospital Authority of Columbus 03-31-26

Tree Board 09-03-25

BOARD APPOINTMENTS - ACTION REQUESTED

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

A. COLUMBUS SPORTS & ENTERTAINMENT AUTHORITY:

Vacant

Certified Public Accountant (CPA)

Term Expires: June 30, 2026

Open for Nominations
(Mayor’s Appointment)

Membership and Meeting Information

Terms: 3 Year

Term Limit: 2

Meetings: Monthly

Women: 2

Senatorial District 15: 4

Vacancies: 1

Senatorial District 29: 5

B. PENSION FUND, EMPLOYEES’ BOARD OF TRUSTEES:

Elizabeth Raines Cook

Eligible

(Business Community)

Open for Nominations
(Mayor’s Appointment)

Term Expires: June 30, 2026

Henry Jack Warden

Eligible

(Business Community)

Term Expires: June 30, 2026

Open for Nominations
(Mayor's Appointment)

_____ *Vacant*

(Business Community)

Term Expires: June 30, 2026

Open for Nominations
(Mayor's Appointment)

Membership and Meeting Information

Terms:	4 Year	Term Limit:	n/a
Meetings:	Monthly – 1 st Wednesday		
Women:	4	Senatorial District 15:	9
Vacancies:	1	Senatorial District 29:	2

C. YOUTH ADVISORY COUNCIL:

Mayor's Nominee: _____

3. COUNCIL APPOINTMENTS – LISTED FOR CONFIRMATION:

- A. BOARD OF FAMILY & CHILDREN SERVICES:** Darlene Small was renominated to serve another term. *(Councilor Huff's nominee)* Term expires: June 30, 2031
- B. COLUMBUS GOLF AUTHORITY:** Tommy Nobles was renominated to serve another term. *(Councilor Crabb's nominee)* Term expires: June 30, 2030
- C. COLUMBUS GOLF AUTHORITY:** Gerald Miley was renominated to serve another term. *(Councilor Huff's nominee)* Term expires: June 30, 2030
- D. COLUMBUS GOLF AUTHORITY:** Alonzo Jones was renominated to serve another term. *(Councilor Crabb's nominee)* Term expires: June 30, 2030
- E. COLUMBUS GOLF AUTHORITY:** Brian Lunsford was nominated to succeed Ken Crumpler. *(Councilor Davis's nominee)* Term expires: June 30, 2030
- F. COLUMBUS GOLF AUTHORITY:** Carlos Coleman was nominated to succeed William Roundtree. *(Councilor Huff's nominee)* Term expires: June 30, 2030
- G. COLUMBUS GOLF AUTHORITY:** Jimmy Monfort was nominated to succeed Kenneth Davis. *(Mayor Pro Tem Allen's nominee)* Term expires: June 30, 2030

H. COLUMBUS SPORTS & ENTERTAINMENT AUTHORITY: Gerald Miley renominated to serve another term as the Golf Authority Representative. *(Councilor Crabb's nominee)* Term expires: June 30, 2029

I. NEW HORIZONS BEHAVIORAL HEALTH – MENTAL HEALTH, ADDICTIVE DISEASES AND DEVELOPMENTAL DISABILITIES- COMMUNITY SERVICE BOARD: Sandra Gill was renominated to serve another term. *(Councilor Crabb's nominee)* Term expires: June 30, 2029

J. NEW HORIZONS BEHAVIORAL HEALTH – MENTAL HEALTH, ADDICTIVE DISEASES AND DEVELOPMENTAL DISABILITIES- COMMUNITY SERVICE BOARD: Senator Ed Harbison was renominated to serve another term. *(Councilor Crabb's nominee)* Term expires: June 30, 2029

4. NOMINATIONS – CONFIRMED BY COUNCIL:

A. HISTORIC & ARCHITECTURAL REVIEW BOARD (BHAR):

Vacant

Uptown Business Association

Term Expires: January 31, 2029

**Alan Udy is unable to serve currently. (Confirmed 02-10-2026)*

Open for Nominations
(Confirmed by Council)

Vacant

Term Expires: January 31, 2029

**Councilor Cogle is nominating James E. Webb, Jr.*

Open for Nominations
(Confirmed by Council)

Membership and Meeting Information

Terms: 3 Year Term Limit: 2

Meetings: Monthly – 2nd Monday

Women: 4 Senatorial District 15: 6

Vacancies: 2 Senatorial District 29: 2

5. 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 1 – Hickey)

Tracy Belt
Not Eligible
Term Expires: March 27, 2026

Open for Nominations
(District 4 -Tucker)

Vacant
Term Expires: March 27, 2026

Open for Nominations
(District 5 – Crabb)

Vacant
Term Expires: March 27, 2026

Open for Nominations
(District 9 -Anker)

Membership and Meeting Information

Terms:	3 Year (Mayor Appts); 2 Year (Council Appts)	Term Limit: 2
Meetings:	Quarterly – 2nd Thursday (March, June, September & December)	
Women:	4	Senatorial District 15: 7
Vacancies:	2	Senatorial District 29: 3

B. PUBLIC SAFETY ADVISORY COMMISSION:

Paul T. Berry, III
Eligible
Term Expired: October 31, 2025
**Not interested in serving another term.*

Open for Nominations
(District 5 – Crabb)

Scott Taft
Not Eligible
Term Expired: October 31, 2025

Open for Nominations
(District 9 – Anker)

Membership and Meeting Information

Terms:	3 Year	Term Limit: 2
Meetings:	Monthly – 3 rd Thursday	
Women:	3	Senatorial District 15: 4
Vacancies:	0	Senatorial District 29: 3

C. YOUTH ADVISORY COUNCIL:

District 1 Nominee: _____ District 8 Nominee: _____
 District 2 Nominee: _____ District 9 Nominee: _____
 District 4 Nominee: _____ District 10 Nominee: _____
 District 5 Nominee: _____

Councilor Crabb (District 5) is nominating Mackenzie Govar, 8th Grade at Calvary Christian School.

6. 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, 2026
 Recommendations are submitted by a licensed animal shelter.

Open for Nominations
(Council’s Appointment)

Note: The Animal Control Advisory Board is currently developing recommendations for Council’s consideration regarding the board’s composition.

Membership and Meeting Information

Terms:	2 Year	Term Limit: 2
Meetings:	Semiannually	
Women:	7	Senatorial District 15: 3
Vacancies:	3	Senatorial District 29: 4

C. BOARD OF HEALTH:

Yasmine Cathright
Not Eligible
 Term Expires: December 31, 2025

Open for Nominations
(Council’s Appointment)

Membership and Meeting Information

Terms:	5 Year	Term Limit: 2
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Meetings: Monthly – 4th Wednesday
Women: 4 Senatorial District 15: 0
Vacancies: 1 Senatorial District 29: 5

D. BUILDING AUTHORITY OF COLUMBUS:

Vacant

Term Expires: March 24, 2027

Open for Nominations
(Council's Appointment)

Membership and Meeting Information

Terms: 2 Year Term Limit: n/a
Meetings: As needed.
Women: 1 Senatorial District 15: 1
Vacancies: 1 Senatorial District 29: 3

E. KEEP COLUMBUS BEAUTIFUL COMMISSION:

Anthony Johnson

Eligible

(Senatorial District 15)

Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Pamela Green Thomas

Eligible

(Senatorial District 15)

Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Ashley Stanley

Eligible

(Senatorial District 15)

Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Taylor Martin

Eligible

(Senatorial District 29)

Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Kristasia Heath

Eligible

(Senatorial District 29)

Open for Nominations
(Council's Appointment)

Term Expires: June 30, 2026

Courtney Johnson
Not Eligible
(Senatorial District 29)
Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Membership and Meeting Information

Terms: 3 Year Term Limit: 2
Meetings: Bimonthly – 2nd Tuesday (Even months)
Women: 7 Senatorial District 15: 6
Vacancies: 0 Senatorial District 29: 3

F. LIBERTY THEATRE & CULTURAL ARTS CENTER ADVISORY BOARD:

Vacant
Term Expires: August 14, 2026

Open for Nominations
(Council's Appointment)

Vacant
Term Expires: August 14, 2026

Open for Nominations
(Council's Appointment)

Vacant
Term Expires: August 14, 2027

Open for Nominations
(Civic Center Director Recommendation / Confirmed by Council)

**The Interim Civic Center Director has submitted the following four (4) names for Council's consideration: (1) Jerry Speakman, (2) Robbie Branscomb, (3) Odanive Martin, and (4) Stephanie Quinones.*

Membership and Meeting Information

Terms: 4 Year Term Limit: 3
Meetings: Bimonthly – 2nd Thursday (January, March, May, July, September & November)
Women: 5 Senatorial District 15: 4
Vacancies: 4 Senatorial District 29: 4

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

Nancy Schroeder

Open for Nominations

Does not desire reappointment
Term Expires: June 30, 2026

(Council's Appointment)

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

Open for Nominations
(Council's Appointment)

Membership and Meeting Information

Terms: 3 Year Term Limit: n/a
Meetings: Monthly – 2nd Monday
Women: 2 Senatorial District 15: 3
Vacancies: 0 Senatorial District 29: 1

H. PERSONNEL REVIEW BOARD:

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)

Delano Leftwich
Not Eligible
(Alternate Member 4)
Term expired: December 31, 2025

Open for Nominations
(Council's Appointment)

Membership and Meeting Information

Terms: 3 Year Term Limit: 2
Meetings: Monthly – 3rd Wednesday
Women: 4 Senatorial District 15: 2
Vacancies: 4 Senatorial District 29: 4

I. REGION SIX REGIONAL ADVISORY COUNCIL FOR DEPARTMENT OF BEHAVIORAL HEALTH & DEVELOPMENTAL DISABILITIES:

Latasha Morss

Eligible

Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Dr. Janet C. Bussey

Does not desire reappointment

Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Membership and Meeting Information

Terms:	3 Year	Term Limit: 2
Meetings:	Bimonthly – 2nd Wednesday (Odd months)	
Women:	4	Senatorial District 15: 3
Vacancies:	0	Senatorial District 29: 1

J. RETIREES' HEALTH BENEFITS COMMITTEE:

John D. Hawk

Eligible

Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Renee McAneny

Not Eligible

Term Expires: June 30, 2026

**Councilor Crabb is nominating Byron Hickey.*

Open for Nominations
(Council's Appointment)

Membership and Meeting Information

Terms:	3 Year	Term Limit: 2
Meetings:	Monthly – 2nd Wednesday	
Women:	4	Senatorial District 15: 1
Vacancies:	0	Senatorial District 29: 4

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:

2. Approval of minutes for the May 12, 2026, 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

May 12, 2026
9:04 AM
Regular Meeting

MAYOR'S AGENDA

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, Glenn Davis (arrived at 9:35 a.m.), R. Walker Garrett, Byron Hickey, Bruce Huff (arrived at 10:18 a.m.) and Toyia Tucker. Deputy City Manager Pam Hodge, City Attorney Clifton Fay, Assistant City Attorney Lucy Sheftall, Clerk of Council Lindsey G. McLemore and Deputy Clerk of Council Tameka Colbert.

ABSENT: N/A

The following documents have been included as a part of the electronic Agenda Packet: (1) CA#6: Inspections & Code Department Demolition Properties; (2) CM#7(A): Chattahoochee Riverkeeper Keeping watch over our waters since 1994

The following documents were distributed around the Council table: (1) MA#4: South Commons District – Choose Columbus; (2) Clerk of Council’s Agenda with Board Appointment Add-Ons

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

INVOCATION: Offered by Pastor Roderick Green - First African Baptist Church

PLEDGE OF ALLEGIANCE: Led by the Lighthouse Leaders from Reese Road Leadership Academy

CITY MANAGER'S AGENDA

7. UPDATES AND PRESENTATIONS

- B. Update on the STEM Carver Park Project - Katrina Long, Principal, Reese Road Elementary School

(NOTE: This update was called up as the next order of business as listed on the City Manager's Agenda Item 7"B")

Cynthia Bullock, 2nd Grade Lead Teacher, Reese Road Leadership Academy, introduced students participating in a student-led K–5 STEM initiative focused on projects at Evelyn Turner Pugh Park and Cooper Creek Park. She stated that students have contributed to improvements and research efforts at the parks and are continuing to explore new opportunities and discoveries related to Cooper Creek Park.

Student Leaders from Reese Road Leadership Academy delivered a presentation highlighting the school's K–5 project-based STEM initiative connected to Cooper Creek Park and other local parks. The students explained how each grade level explores environmental and ecological topics, including ecosystems, weather impacts, insects and pollination, recycling, ecosystem health, and environmental change.

Katrina Long, Principal of Reese Road Leadership Academy, commended the Reese Road Leadership Academy students for their presentation and participation in the STEM initiative. She praised the collaborative efforts of teachers, parents, community partners, and Columbus Parks and Recreation for supporting the program and helping provide meaningful project-based learning experiences for students throughout the city.

MINUTES:

1. Approval of minutes for the April 28, 2026, Council Meeting. Mayor Pro Tem Allen made a motion to approve the minutes, seconded by Councilor Garrett and carried unanimously by the eight members present, with Councilors Davis and Huff being absent for the vote.

PROCLAMATIONS

2. **Proclamation:** Public Works Recognition Week

Receiving: Drale Short, Director of Public Works

Councilor Toyia Tucker read the proclamation into the record proclaiming the week of May 17-23, 2026, as *Public Works Recognition Week*, honoring the vital role public works professionals play in maintaining infrastructure, public health, quality of life, and essential city services throughout Columbus, Georgia.

NOTE: Councilor Davis arrived at 9:35 a.m.

3. **Proclamation:** Mental Health Month

Receiving: New Horizons Behavioral Health Staff

Councilor R. Walker Garrett read the proclamation into the record proclaiming the month of May 2026, as *Mental Health Month*, highlighting the importance of mental health to overall well-being, promoting awareness and stigma reduction, and acknowledging the work of New Horizons Behavioral Health in providing affordable mental health services.

PRESENTATIONS:

4. Development Authority of Columbus – Missy Kendrick, President/CEO of Choose Columbus

Missy Kendrick, President/CEO of Choose Columbus provided an update on the South Commons redevelopment initiative, outlining completed due diligence and market study efforts, ongoing plans to prevent resident displacement, and the recommendation to hire the Nelson firm to develop the master plan for the site. She also requested that the city set aside \$250,000 from economic development funds to support the next phase of planning.

Councilor Cogle made a motion to earmark \$250,000 from the City’s Economic Development Fund to support the South Commons redevelopment master planning process, seconded by Councilor Garrett and carried unanimously by the ten members present. (*NOTE: Councilor Huff was out of the Council Chamber at the time this vote was taken and requested his vote reflect in favor.*)

Finance Director Angelica Alexander advised that the Economic Development Fund currently has approximately \$1.9 million available, adding that the fund also has ongoing obligations, including remaining FY26 commitments for CHIPS funding and approximately \$360,000 allocated to Columbus 2025.

CITY ATTORNEY’S AGENDA

ORDINANCES

1. **Ordinance (26-013) - 2nd Reading:** REZN-07-25-1259: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **6821 Mobley Road** (parcel # 190-014-020) from Single Family Residential – 1 (SFR1) Zoning District to Single Family Residential – 2 (SFR2) Zoning District. (Planning Department and PAC recommend approval.)(As amended on 1st Reading.) (Councilor Davis) Councilor Davis made a motion to adopt the ordinance, seconded by Mayor Pro Tem

Allen and carried unanimously by the ten members present. (*NOTE: Councilor Huff was out of the Council Chamber at the time this vote was taken and requested his vote reflect in favor.*)

2. **Ordinance (26-014) - 2nd Reading:** An ordinance to revise and clarify certain provisions of Chapter 2 of the Columbus Code which provide for meeting dates and procedures for the Columbus Council; and for other purposes. (Mayor Pro-Tem) Councilor Davis made a motion to adopt the ordinance, seconded by Mayor Pro Tem Allen and carried unanimously by the ten members present. (*NOTE: Councilor Huff was out of the Council Chamber at the time this vote was taken and requested his vote reflect in favor.*)
3. **1st Reading- REZN 03-26-0356:** An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **3890 Veterans Parkway** (parcel # 031-044-006) from Neighborhood Commercial (NC) Zoning District to General Commercial (GC) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Garrett)

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

4. **1st Reading:** REZN-03-26-0416: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **5385 Veterans Parkway** (parcel # 188-020-001) from Neighborhood Commercial (NC) Zoning District to General Commercial (GC) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Garrett)

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

5. **1st Reading- REZN-03-26-0663:** An ordinance amending Sections 13.1.1, 4.2.18, 2.5.24, 3.2.6, 3.2.63, and 10.11.8 of the Unified Development Ordinance (UDO) for Columbus, Georgia. (Planning Department and PAC recommend approval.) (Mayor Pro-Tem)

Planning Director Will Johnson presented an overview of the proposed UDO text amendments, including revisions to zoning definitions, residential setback standards, signage regulations, auto repair operational requirements, Board of Zoning Appeals procedures, and temporary use regulations related to seasonal sales and farmers markets.

NOTE: Councilor Huff arrived at 10:18 a.m.

In response to a question by Councilor Anker, **Inspections & Code Director Ryan Pruett** explained that the proposed UDO amendment related to the Board of Zoning Appeals is intended to prevent cases from being indefinitely tabled without action. He stated that under the proposed revision, the board would be allowed to table a case once for additional consideration, but if no decision is reached at the following meeting due to a tie vote or lack of action.

6. 1st Reading- An ordinance providing for the demolition of various structures located at:

- 1) 3219 Cusseta Road (Edward Francis, Owner)
- 2) 945 Henry Avenue (Willie A. Callier Etal, Owner)
- 3) 1103 Henry Avenue (Connell L. & Minnie L. Holloman, Owner)
- 4) 4026 Oates Avenue (Blue Fox Goebell LLC, Owner)
- 5) 917 38th Street (Winston S. Marchan Jr., Owner)
- 6) 4010 6th Avenue (Nstream Properties LLC, Owner)
- 7) 1112 Bolton Avenue (Claudia & Harvey Joseph, Sr, Owner)
- 8) 2623 Clover Lane (Darrel G. Hicks Jr., Owner)
- 9) 2119 Munson Drive (Wendy Margarita Martinez, Owner)
- 10) 1118 Thyer Avenue (Nchotu Success, Owner)

and for demolition services for the Inspections and Code Department in accordance with the attached Tabulation of Bid sheet. (Mayor Pro-Tem)

Inspections & Code Director Ryan Pruett, came forward to present the list of demolition properties for Council's consideration and responded to questions pertaining to specific properties.

PUBLIC COMMENTS:

- Edward Francis (*3219 Cusseta Road*) – Requested an extension to demolish the structure on the property.

7. 1st Reading- An ordinance to provide for a levy of increase on ad valorem taxes for blighted property; to provide for identification of blighted property; to provide for remediation; to provide for a decrease on ad valorem taxes on property; and for other purposes. (Councilors Garrett and Davis)

Inspections & Code Director Ryan Pruett, explained that under the proposed ordinance, the department would be responsible for determining whether properties meet the definition of blight based on criteria such as unsafe or uninhabitable conditions, repeated illegal activity, code violations, or threats to public safety.

Tax Assessor Suzanne Widenhouse stated that the proposed ordinance would not violate uniformity requirements, explaining that different tax districts may legally have different millage rates.

PUBLIC COMMENTS:

- *Paul Olson* – expressed concerns regarding the City’s handling of blight and redevelopment efforts.
- *Simi Barnes* – expressed concerns about the proposed blight ordinance potentially creating unintended financial hardship for “mom and pop” property owners and long-term residents.

PUBLIC AGENDA

1. Ms. Annette Adams, Re: Data Center.
2. Mr. Paul Olson, Re: Public Agenda, First Amendments Rights Violation & Civil Rights Violations, Class Action Lawsuit, Open Meetings Act, and the Planning Advisory Commission.
3. Dr. Donald Moeller, Re: National Fire Protection Association Guidelines for Behavioral Health NFPA 1582 and the Columbus GA Fire and EMS System. ***Not Present***
4. Dr. Marvin Broadwater, Sr., Re: Allocation of Additional Funds for the Elections and Registration Office During Election Cycles.
5. Ms. Theresa El-Amin, representing Southern Anti-Racism Network, Re: Affordability needs to addressed in 2027 budget. (*Referral from Mayor’s Commission for Persons with Disabilities*)
6. Mr. Corie Wilson, Re: Professionalism, Transparency and Trust from Elected Officials.
7. Ms. Alexa Johnson Anderson, Re: Data Center Proposals.
8. Mrs. Rebecca Thompson, Re: Data Center Concerns.
9. Dr. Natalie Nicole, representing Role Model Academy of Acts, Re: Legislative Process, Council Support, and Failed Local Bills.
10. Mr. Gregory Foster, Re: Stop Appeasing Data Center Opponents.

11. Rev. Mark Lawrence, Re: Steps to Moving Forward.
12. Mr. Mick Etchinson, Re: Concerns on Non-Renewable Energy Needed to Power the Project Ruby Hyperscale Data Center.
13. Mr. Gary Parker, Re: Hostile Environment in the Columbus Police Department.
14. Mrs. Jessica Warchal, Re: 1st Amendment Right to Speak During City Council Meetings Regarding City Leadership. *Not Present*
15. Mr. John Van Doorn, Re: I would like to speak on the timing of the first reading of the proposed technology overlay, and electoral accountability by Council and candidates for their position on the T.O. And Data Center.

CITY MANAGER'S AGENDA (continued)

1. TSPLOST Projects, Band 3

Resolution (108-26) - A resolution authorizing the mayor or his designee to proceed with executing and funding the pre-construction requirements for road improvement, safety, and alternative transportation projects funded through the transportation special purpose local option sales tax (TSPLOST) funds, to include right of way acquisition, permanent and temporary construction easements, utility relocation, environmental mitigation, and other necessary agreements to prepare the projects for construction. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Crabb and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

2. Street Acceptance – Calf Creek Lane and that portion of Holstein Hill

Resolution (109-26) - A resolution of the Council of Columbus, Georgia, authorizing the acceptance of a deed to Calf Creek Lane that portion of Holstein Hill located in phase three, section two, Heiferhorn Farms, on behalf of Columbus, Georgia. Councilor Crabb made a motion to approve the resolution, seconded by Councilor Hickey and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

3. GDOT Street Lighting Agreement – SR 85/US 27 ALT at County Line Road – TIA Project

Resolution (110-26) - A resolution of the Council of Columbus, Georgia, to enter into an agreement with the Georgia Department of Transportation (GDOT) for the GDOT P.I. No. 0019517, SR 85/US 27 ALT at County Line Road – TIA Project 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 nine members present, with Councilor Tucker being absent for the vote.

4. Columbus Lions Lease Agreement

Resolution (111-26) - A resolution of the council of Columbus, Georgia, to authorize amendment to the five-year Agreement with Columbus Lions Indoor Football Team, LLC d/b/a Columbus Lions, which is scheduled to remain in effect until 2028. Councilor Cogle made a motion to approve the resolution, seconded by Councilor Hickey and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

5. Public Art - Lakebottom Bandshell

Resolution (112-26) - A resolution of the Council of Columbus, Georgia, requesting approval to execute a memorandum of understanding between the Columbus Consolidated Government (the “city”) and Midtown, Inc., (“midtown”) for a public arts project and approve the final design of a mural at the Bandshell at Lakebottom Park, as well as dedication signage. Councilor Cogle made a motion to approve the resolution, seconded by Councilor Hickey and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

6. PURCHASES

- A. Contract Extension for Portable Toilet Rental and Service (Re-Bid) (Annual Contract) – RFB No. 20-0054

Resolution (113-26) – A resolution authorizing the extension of the annual contract for the Portable Toilet Rental & Service (Re-Bid) (Annual Contract) with Lane Services LLC dba Lane Environmental & Best Portables (Phenix City, AL) through August 31, 2026. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Anker and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

- B. Emergency Remediation and Reconstruction Services (Annual Contract) – RFP No. 26-0012

Resolution (114-26) – A resolution authorizing the execution of annual contract with ServiceMaster Recovery Management (Fortson, GA) for emergency remediation and reconstruction for the Columbus Consolidated Government on an “as needed” basis. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Anker and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

- C. Tire Leasing Services for METRA (Annual Contract) – RFB No. 26-0034

Resolution (115-26) – A resolution authorizing the annual contract for tire leasing services for METRA from Bridgestone Americas Tire Operations, LLC (Nashville, TN), for the estimated amount of \$48,552.40 for the first year, \$50,494.20 for the second year, \$52,512.96 for the third year, for a total estimated three-year contract value of \$151,559.56. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Anker and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

D. Oil & Lubricants for METRA (Annual Contract) – RFB No. 26-0030

Resolution (116-26) – A resolution authorizing an annual contract with Dilmar Oil Company, Inc (Spartanburg, SC), for the purchase of various oil and lubricant products for bus and vehicle maintenance, on an “as needed” basis, for the estimated annual contract value of \$30,245.00 based on prior year’s usage and inflation. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Anker and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

E. Used & Confiscated Firearms for Credit or Swap – RFB No. 26-0035

Resolution (117-26) – A resolution authorizing the swap of three hundred twenty-six (326) used and confiscated firearms from the Columbus Police Department for fifteen (15) Heckler & Koch MRA4 MR556 A4 SBR and accessories provided by Pro Law Enforcement (Prescott, AZ). There will be no cost to the City for the swap of firearms. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Anker and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

F. Service Agreement Amendment for the Automated Victim Notification System (VINE)

Resolution (118-26) – A resolution authorizing the service agreement amendment for the Automated Victim Notification System (VINE) from Appriss, Inc., (Louisville, KY) with a 3% increase for each renewal term. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Anker and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

G. Provision and Installation of Playground Equipment at Flat Rock Park – Sourcewell Cooperative Contract Purchase

Resolution (119-26) – A resolution authorizing the purchase and installation of playground equipment, at Flat Rock Park, from Hasley Recreation Inc. (Flowery Branch, GA) in the amount of \$339,995.10. The purchase will be accomplished by cooperative purchase via Sourcewell Contract #101625-PLP. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by

Councilor Anker and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

H. Provision and Installation of Playground Equipment at Shirley Winston Park – Sourcewell Cooperative Contract Purchase

Resolution (120-26) – A resolution authorizing the purchase and installation of playground equipment, at Shirley Winston Park, from Hasley Recreation Inc. (Flowery Branch,, GA) in the amount of \$160,108.18. The purchase will be accomplished by cooperative purchase via Sourcewell Contract #101625-PLP. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Anker and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

I. Provision and Installation of Playground Equipment at Heath Park – Sourcewell Cooperative Contract Purchase

Resolution (121-26) – A resolution authorizing the purchase and installation of playground equipment, at Heath Park, from Hasley Recreation Inc. (Flowery Branch, GA) in the amount of \$146,981.24. The purchase will be accomplished by cooperative purchase via Sourcewell Contract #101625-PLP. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Anker and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

J. Provision and Installation of Playground Equipment at John Rigdon Park at Psalmond Road – Sourcewell Cooperative Contract Purchase

Resolution (122-26) – A resolution authorizing the purchase and installation of playground equipment, at John Rigdon Park @ Psalmond Road, from Hasley Recreation Inc. (Flowery Branch, GA) in the amount of \$148,606.80. The purchase will be accomplished by cooperative purchase via Sourcewell Contract #101625-PLP. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Anker and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

K. Declaration of Surplus and Trade-In of Yamaha Golf Carts for Bull Creek Golf Course

Resolution (123-26) – A resolution authorizing the declaration of fifty (50) 2021 Yamaha Golf Carts, from Bull Creek Golf Course, as surplus, in accordance with section 7-501 of the Charter of Columbus Consolidated Government; and authorize the carts to be applied toward the lease of fifty new golf cards. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by

Councilor Anker and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

ADD-ON PURCHASE

Resolution (124-26) – A resolution authorizing the execution of a contract with Columbus Roofing, Inc. (Columbus, GA) to provide roofing services for the base bid amount of \$273,643.00 for the Gallops Senior Center Roof, and roofing services for the base bid amount of \$205,826.00 for the Pop Austin Recreation Center Roof, for the total base bid amount of \$479,469.00. Councilor Huff made a motion to approve the resolution, seconded by Mayor Pro Tem Allen and carried unanimously by the nine members present, with Councilor Tucker being absent for the vote.

7. UPDATES AND PRESENTATIONS

- A. Riverkeeper Trash Trap Updates - Henry Jacobs, Deputy Director, Chattahoochee Riverkeeper

Henry Jacobs, Deputy Director, Chattahoochee Riverkeeper presented an update on the organization's trash trap initiative and community cleanup efforts, highlighting the nonprofit's environmental work across the Chattahoochee River basin. He also expressed interest in renewing the memorandum of understanding with the City and expanding the trash trap program to additional locations throughout the community.

NOTE: Councilor Cogle left the meeting at 11:57 a.m.

- B. Update on the STEM Carver Park Project - Katrina Long, Principal, Reese Road Elementary School (*Note: This item was called up earlier in the meeting under the Mayor's Agenda*)
- C. FY26 Superior Court Budget Update – Danielle Forte, Superior Court Clerk (**ADD-ON**)

Finance Director Angelica Alexander explained that the Clerk of Superior Court is appearing before Council pursuant to Ordinance 13-39 and the FY26 Budget Ordinance regarding a request to reallocate existing budgeted funds. She clarified that the request did not involve additional funding, but rather the transfer of approximately \$70,000 in salary savings from the personnel appropriation to the operating appropriation to support training needs within the Clerk's Office.

Clerk of Superior Court Danielle Forte came forward to request Council's approval to transfer \$70,000 in existing salary savings within her FY26 budget from the personnel appropriation to the training and travel operating appropriation to support required training and office operations.

Councilor Crabb made a motion to authorize the transfer of \$70,000 in existing salary savings within the Clerk of Superior Court's FY26 budget from the personnel appropriation to the operating appropriation for training and travel expenses, seconded by Councilor Hickey and carried unanimously by the eight members present with Councilors Cogle and Tucker being absent for the vote.

CLERK OF COUNCIL'S AGENDA

ENCLOSURES - INFORMATION ONLY

1. Upcoming Board Appointments: Keep Columbus Beautiful Commission (KCBC)
2. Upcoming Board Appointments: Pension Fund, Employees' Board of Trustees
3. Upcoming Board Appointments: Region Six Regional Advisory Council for Department of Behavioral Health & Developmental Disabilities
4. Upcoming Board Appointments: Retirees' Health Benefits Committee

ENCLOSURES - ACTION REQUESTED

5. Honorary Street Designation: Application submitted by Jimmy Blanton, requesting to designate Prince Avenue, from St. Mary's Road to Murrelle Street, as *Dickerson Way* in honor of Dr. Tony R. Dickerson.

Mayor Pro Tem Allen made a motion to approve the request, seconded by Councilor Hickey and carried unanimously by the eight members present, with Councilors Cogle and Tucker being absent for the vote.

6. Resignation: William A. Taylor is resigning as the Certified Public Accountant (CPA) on the Columbus Sports & Entertainment Authority. (*Mayor's Appointment*)

Mayor Pro Tem Allen made a motion to receive the resignation, seconded by Councilor Hickey and carried unanimously by the eight members present, with Councilors Cogle and Tucker being absent for the vote.

7. Resignation: Fran Carpenter is resigning from the Historic & Architectural Review Board (BHAR). (*Council's Appointment*)

Mayor Pro Tem Allen made a motion to receive the resignation, seconded by Councilor Hickey and carried unanimously by the eight members present, with Councilors Cogle and Tucker being absent for the vote.

8. Minutes of the following boards:

Board of Tax Assessors # 15-26 & 16-26

Board of Water Commissioners 03-25-26

Columbus Airport Commission 02-17-26, 03-19-26 & 03-25-26

Columbus Golf Authority 03-17-26

Employee Benefits Committee 02-25-26 & 10-22-25

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

BOARD APPOINTMENTS - ACTION REQUESTED

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

A. PENSION FUND, EMPLOYEES' BOARD OF TRUSTEES:

A nominee for a vacant seat with a term that expires on June 30, 2026, as a representative of the Business Community on the Pension Fund, Employees' Board of Trustees (*Mayor's Appointment*). There were none.

B. YOUTH ADVISORY COUNCIL:

A nominee for the Youth Advisory Council (*Mayor's Nominee*). There were none.

10. COUNCIL APPOINTMENTS – LISTED FOR CONFIRMATION:

- A. HISTORIC & ARCHITECTURAL REVIEW BOARD (BHAR):** Tracy Dean was nominated to fill the vacant seat as the Columbus Board of Realtors Representative. (*Councilor Crabb's nominee. Nominated on 03-10-2026; Application received 05-05-2026*) Term Expires: January 31, 2029 (**ADD-ON**) Mayor Pro Tem Allen made a motion for confirmation, seconded by Councilor Crabb

and carried unanimously by the eight members present, with Councilors Cogle and Tucker being absent for the vote.

- B. KEEP COLUMBUS BEAUTIFUL COMMISSION:** Ashley Stanley was nominated to fill a vacant seat. (*Councilor Crabb's nominee – Recommended by KCBC*) Term Expires: June 30, 2029. Mayor Pro Tem Allen made a motion for confirmation, seconded by Councilor Crabb and carried unanimously by the eight members present, with Councilors Cogle and Tucker being absent for the vote.

11. NOMINATIONS – CONFIRMED BY COUNCIL:

A. HISTORIC & ARCHITECTURAL REVIEW BOARD (BHAR):

Clerk of Council McLemore advised that Jonathan K. Pelletier has been serving as the Columbus Homebuilders Association representative, and formal approval is needed for him to continue in that role. Mayor Pro Tem Allen made a motion for Jonathan Pillar to continue serving on the Historic & Architectural Review Board as the Columbus Home Builders Association Representative, seconded by Councilor Crabb and carried unanimously by the eight members present, with Councilors Cogle and Tucker being absent for the vote.

A nominee for a vacant seat (*Uptown Business Association*) for a term expiring on January 31, 2029, on the Historic & Architectural Review Board (*Council's Appointment*). There were none.

12. 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 1 Representative for a term that expired on March 27, 2026, on the Community Development Advisory Council (*District 1 – Hickey*). There were none.

A nominee for the seat of Tracy Belt (*Not Eligible*) the District 4 Representative for a term that expired on March 27, 2026, on the Community Development Advisory Council (*District 4 – Tucker*). There were none.

A nominee for the vacant seat of the District 5 Representative for a term that expired on March 27, 2026, on the Community Development Advisory Council (*District 5 – Crabb*). There were none.

A nominee for the seat of Mike Welch (*Eligible for reappointment*) the District 9 Representative for a term that expired on March 27, 2026, on the Community Development Advisory Council (*District 9 – Anker*). 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 that expired 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 that expired 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 1 Representative on the Youth Advisory Council (*District 1 – Hickey*). There were none.

A nominee for the District 2 Representative on the Youth Advisory Council (*District 2 – Davis*). There were none.

A nominee for the District 3 Representative on the Youth Advisory Council (*District 3 – Huff*). Clerk of Council McLemore announced that Mayor Pro Tem Allen is nominating Cruz Castano of Aaron Cohen Middle School to represent District 6. Mayor Pro Tem Allen made a motion for confirmation, seconded by Councilor Crabb and carried unanimously by the eight members present, with Councilors Cogle and Tucker being absent for the vote.

A nominee for the District 4 Representative on the Youth Advisory Council (*District 4 – Tucker*). There were none.

A nominee for the District 5 Representative on the Youth Advisory Council (*District 5 – Crabb*). There were none.

A nominee for the District 6 Representative on the Youth Advisory Council (*District 6 – Allen*). Council McLemore announced that Councilor Huff is nominating Zach Burgess of Richards Middle School to represent District 3. Mayor Pro Tem Allen made a motion for confirmation, seconded by Councilor Crabb and carried unanimously by the eight members present, with Councilors Cogle and Tucker being absent for the vote.

A nominee for the District 7 Representative on the Youth Advisory Council (*District 7 – Cogle*). Council McLemore announced that Councilor Cogle is nominating Ezra Hollifield of Brookstone to represent District 7. Mayor Pro Tem Allen made a motion for confirmation, seconded by Councilor Crabb and carried unanimously by the eight members present, with Councilors Cogle and Tucker being absent for the vote.

A nominee for the District 8 Representative on the Youth Advisory Council (*District 8 – Garrett*). There were none.

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.

13. 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. BOARD OF FAMILY & CHILDREN SERVICES:

A nominee for the seat of Darlene Small (*Eligible*) with the term that expires on June 30, 2026, on the Board of Family & Children Services (*Council's Appointment*). Councilor Huff renominated Darlene Small to serve another term on the Board of Family & Children Service.

C. BOARD OF HEALTH:

A nominee for the seat of Yasmine Cathright (*Not Eligible*) with the term that expired on December 31, 2025, on the Board of Health (*Council's Appointment*). There were none.

D. BUILDING AUTHORITY OF COLUMBUS:

A nominee for a vacant seat for a term that expired on March 24, 2026, on the Building Authority of Columbus (*Council's Appointment*). There were none.

E. COLUMBUS GOLF AUTHORITY:

A nominee for the seat of Tommy Nobles (*Eligible*) for a term that expires on June 30, 2026, on the Columbus Golf Authority (*Council's Appointment*). Councilor Crabb renominated Tommy Nobles to serve another term on the Columbus Golf Authority.

A nominee for the seat of Gerald Miley (*Eligible*) for a term that expires on June 30, 2026, on the Columbus Golf Authority (*Council's Appointment*). Councilor Huff renominated Gerald Miley to serve another term on the Columbus Golf Authority.

A nominee for the seat of Alonzo Jones (*Eligible*) for a term that expires on June 30, 2026, on the Columbus Golf Authority (*Council's Appointment*). Councilor Huff renominated Alonzo Jones to serve another term on the Columbus Golf Authority.

A nominee for the seat of Ken Crumpler (*Not Eligible*) for a term that expires on June 30, 2026, on the Columbus Golf Authority (*Council's Appointment*). Councilor Davis nominated Brian Lunsford to fill the seat of Ken Crumpler on the Columbus Golf Authority.

A nominee for the seat of William Roundtree (*Not Eligible*) for a term that expires on June 30, 2026, on the Columbus Golf Authority (*Council's Appointment*). Councilor Huff nominated Carlos Coleman to fill the seat of William Roundtree on the Columbus Golf Authority.

A nominee for the seat of Kenneth Davis (*Not Eligible*) for a term that expires on June 30, 2026, on the Columbus Golf Authority (*Council's Appointment*). Mayor Pro Tem Allen nominated Jimmy Monfort to fill the seat of Kenneth Davis on the Columbus Golf Authority.

F. COLUMBUS SPORTS & ENTERTAINMENT AUTHORITY:

A nominee for the seat of Gerald Miley (*Eligible*) for a term that expires on June 30, 2026, on the Columbus Sports & Entertainment Authority (*Council's Appointment*). Councilor Crabb renominated Gerald Miley to serve another term on the Columbus Sports & Entertainment Authority.

G. LIBERTY THEATRE & CULTURAL ARTS CENTER ADVISORY BOARD:

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

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

A nominee for a vacant seat for a term that expires on August 14, 2027, on the Liberty Theatre & Cultural Arts Center Advisory Board (*Civic Center Director Recommendation / Confirmed by Council*). There were none.

H. 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.

A nominee for the seat for Nancy Schroeder (*Eligible*) for a term that expires on June 30, 2026, on the New Horizons Behavioral Health – Mental Health, Addictive Diseases and Developmental Disabilities – Community Service Board (*Council's Appointment*). Councilor Crabb renominated Nancy Schroeder to serve another term.

A nominee for the seat for Sandra Gill (*Eligible*) for a term that expires on June 30, 2026, on the New Horizons Behavioral Health – Mental Health, Addictive Diseases and Developmental Disabilities – Community Service Board (*Council's Appointment*). Councilor Crabb renominated Sandra Gill to serve another term.

A nominee for the seat for Senator Ed Harbinson (*Eligible*) for a term that expires on June 30, 2026, on the New Horizons Behavioral Health – Mental Health, Addictive Diseases and Developmental Disabilities – Community Service Board (*Council's Appointment*). Councilor Crabb renominated Senator Ed Harbidson to serve another term.

I. PERSONNEL REVIEW BOARD:

A nominee for a vacant seat (*Alternate Member 1*) for a term that expires on December 31, 2027, 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, 2027, 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, 2027, on the Personnel Review Board (*Council's Appointment*). There were none.

A nominee for the seat of Delano Leftwich (*Not Eligible – Alternate Member 4*) for a term that expired on December 31, 2025, on the Personnel Review Board (*Council's Appointment*). There were none.

PUBLIC AGENDA (continued)

4. Dr. Marvin Broadwater, Sr., Re: Allocation of Additional Funds for the Elections and Registration Office During Election Cycles.
9. Dr. Natalie Nicole, representing Role Model Academy of Arts, Re: Legislative Process, Council Support, and Failed Local Bills.

EXECUTIVE SESSION

Mayor Henderson entertained a motion to go into Executive Session to discuss litigation, potential litigation, and personnel as requested by City Attorney Fay. Mayor Pro Tem Allen made a motion to go into Executive Session, seconded by Councilor Hickey carried unanimously by the eight members present, with Councilors Cogle and Tucker being absent for the vote, and the time being 12:34 p.m.

The Regular Meeting was reconvened at 2:27 p.m., at which time, Mayor Henderson announced that the Council did meet in Executive Session to discuss litigation, potential litigation, and personnel; however, there were no votes taken.

With there being no further business to discuss, Mayor Skip Henderson entertained a motion for adjournment. Motion by Councilor Tucker to adjourn the May 12, 2026, Regular Council Meeting, seconded by Mayor Pro Tem Allen and carried unanimously by the seven members present, with Councilors Anker, Cogle, Davis and Huff being absent for the vote, with the time being 2:27 p.m.

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

File Attachments for Item:

1. 2nd Reading: REZN 03-26-0356: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **3890 Veterans Parkway** (parcel # 031-044-006) from Neighborhood Commercial (NC) Zoning District to General Commercial (GC) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Garrett)

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 **3890 Veterans Parkway** (parcel # 031-044-006) from Neighborhood Commercial (NC) 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 Neighborhood Commercial (NC) Zoning District to General Commercial (GC) 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, being known and designated as PARTS OF LOTS SEVENTEEN (17), EIGHTEEN (18), NINETEEN (19) AND TWENTY (20), of that certain subdivision of land known as VINEVILLE TERRACE, according to a map or plat of said Vineville Terrace, recorded in the Office of the Clerk of the Superior Court of Muscogee County, Georgia, in Deed Book 71, Folio 469, and being more particularly described as follows: COMMENCING at an iron stake located on the easterly margin of the Columbus-Manchester Expressway, where it intersects the southerly margin of 40th Street (the entrance of 40th Street to said expressway is closed); thence South 03 degrees 56 minutes west and along the easterly margin of said expressway, a distance of 100.25 feet to an iron stake located on the northerly margin of Lot 21 of said Vineville Terrace Subdivision; thence south 85 degrees 00 minutes east along the northerly margin of Lots 21 and 16, of said Vineville Terrace Subdivision, a distance of 65.25 feet to an iron stake; thence north 05 degrees 00 minutes east a distance of 100.00 feet to an iron stake located on the southerly margin of 40th Street; thence north 85 degrees 00 minutes west along the southerly margin of said 40th street, a distance of 67.1 feet to the point of beginning.

Situated upon said property is Commercial Building numbered 3980 Manchester Expressway, Columbus, Georgia. A Survey of said property as prepared by Duncan & Associates, Inc., December 10, 1976, is recorded in the Office of the Clerk of Superior Court of Muscogee County, Georgia in Plat Book 73 Page 53. (As stated above, the eastern entrance to 40th street from Columbus-Manchester Expressway is closed.)

This conveyance is hereby made subject to all valid and enforceable restrictive covenants and easements or record applicable thereto; and subject, also, to all valid and enforceable zoning ordinances and regulations applicable thereto so long as said ordinances and regulations remain in full force and effect.”

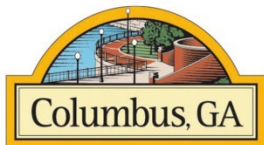
Introduced at a regular meeting of the Council of Columbus, Georgia held on the 12th day of May 2026; introduced a second time at a regular meeting of said Council held on the

____ day of ____ 2026 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-03-26-0356

Applicant:	TomCat Holdings, LLC
Owner:	TomCat Holdings, LLC
Location:	3980 Veterans Parkway
Parcel:	031-044-006
Acreage:	0.15 Acres
Current Zoning Classification:	Neighborhood Commercial
Proposed Zoning Classification:	General Commercial
Current Use of Property:	Vacant building
Proposed Use of Property:	Tattoo Studio
Council District:	District 8
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 F
Current Land Use Designation:	Single Family Residential

Future Land Use Designation: General Commercial

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:

North	Neighborhood Commercial
South	Neighborhood Commercial
East	Neighborhood Commercial
West	Neighborhood Commercial

Reasonableness of Request: The request is compatible with existing land uses.

School Impact: N/A

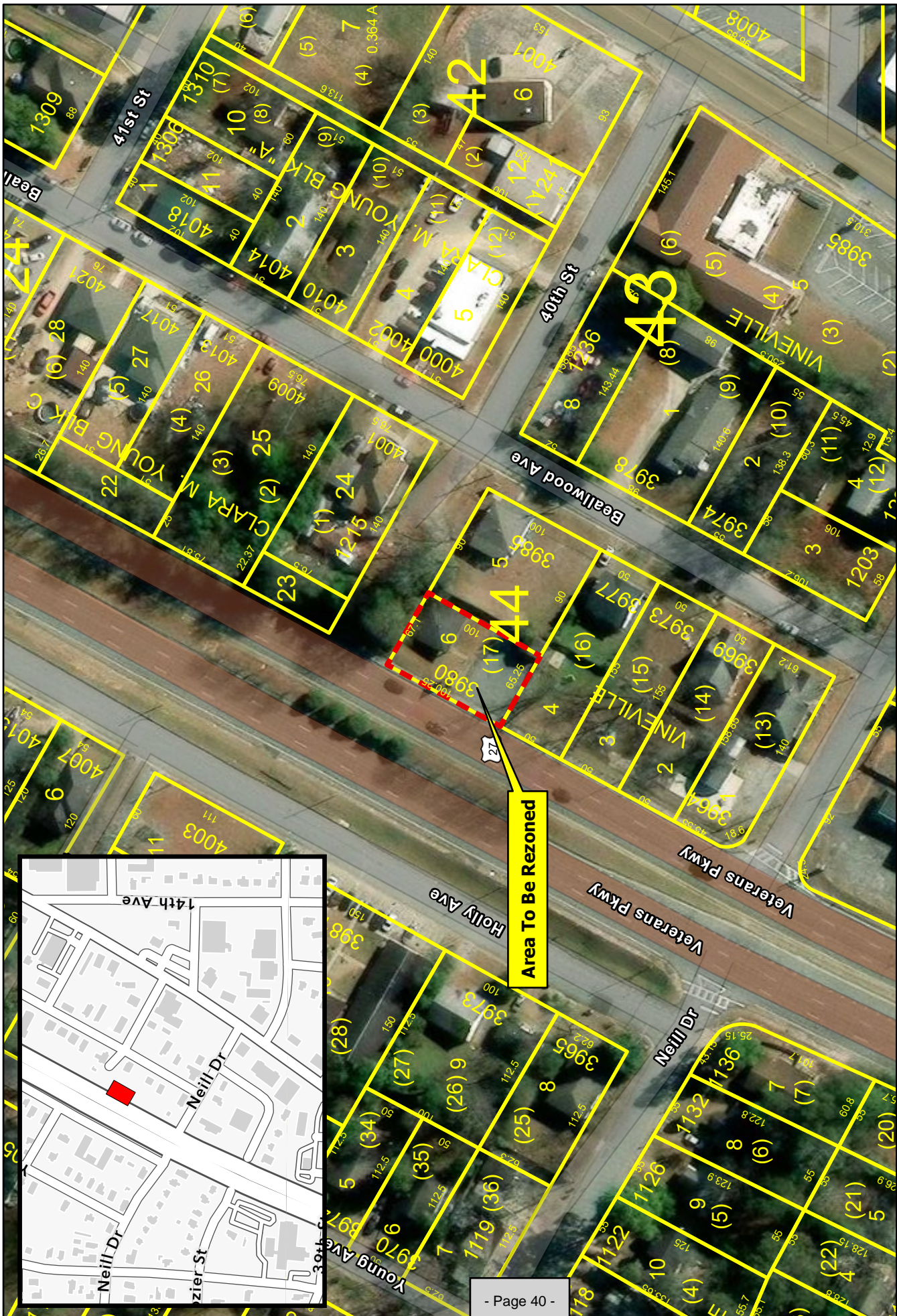
Buffer Requirement: N/A

Attitude of Property Owners: **50** 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.

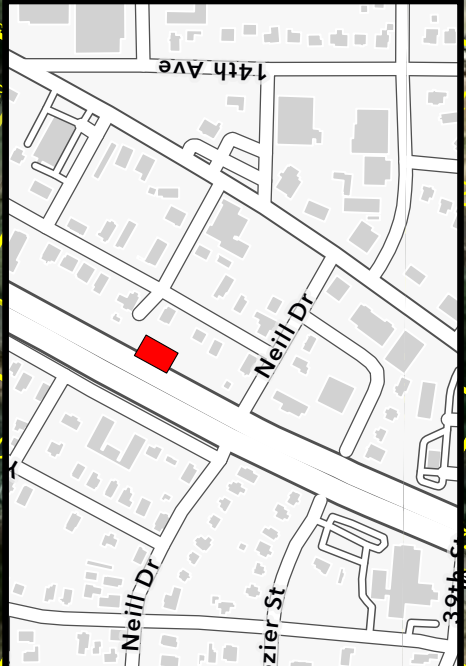
Approval	0 Responses
Opposition	0 Responses

Additional Information: Existing building

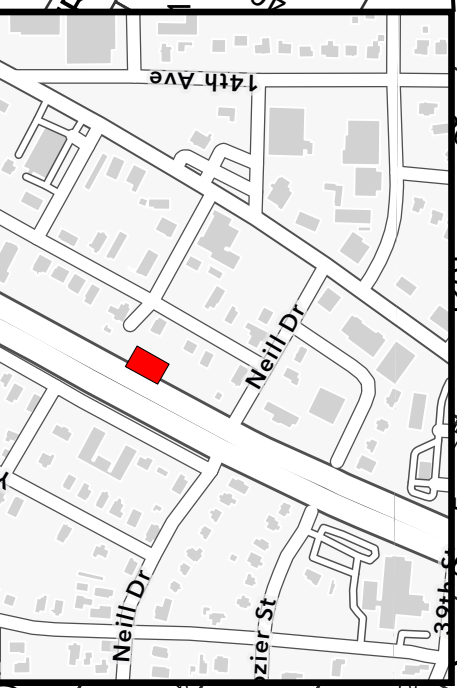
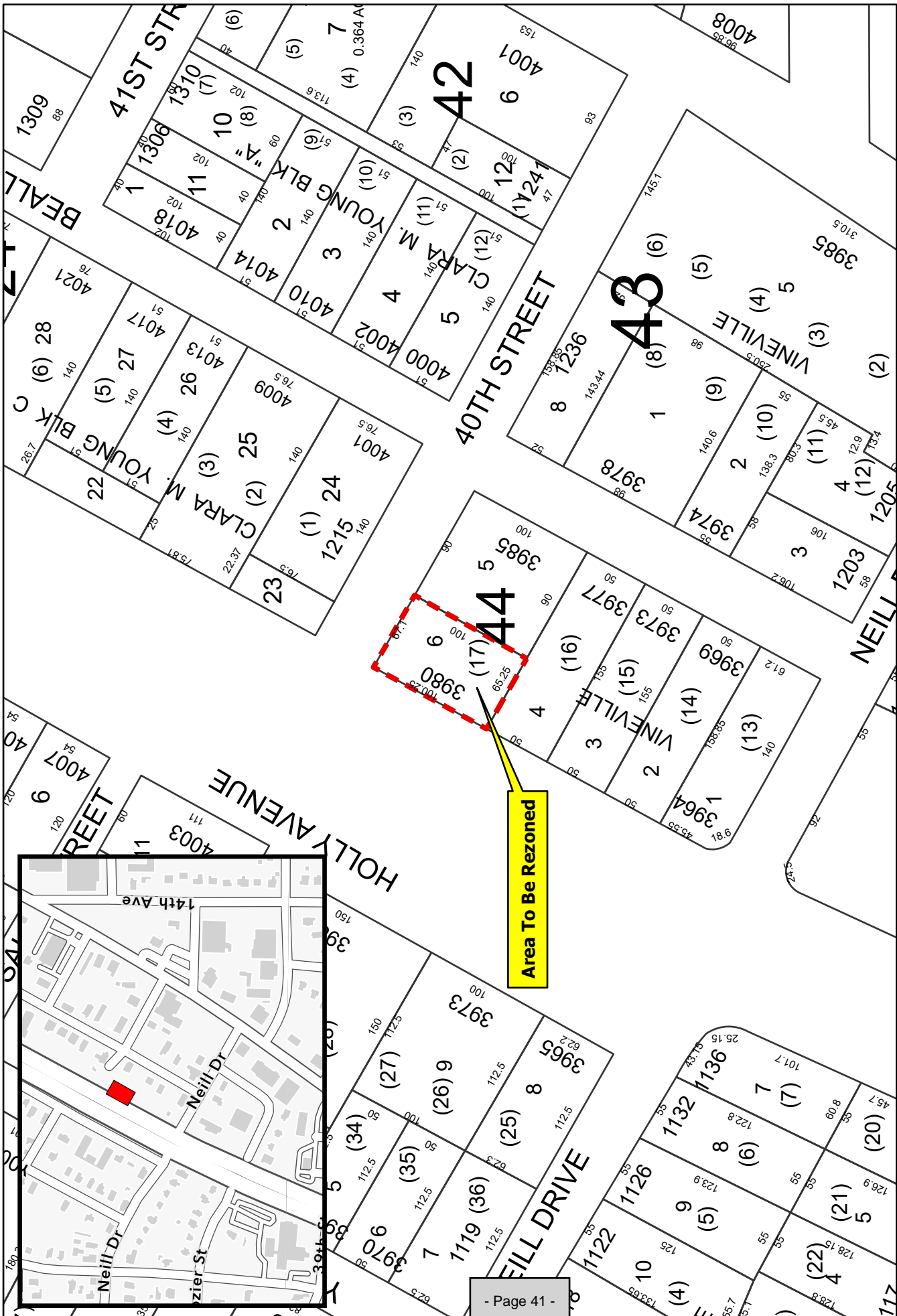
Attachments: Aerial Land Use Map
Location Map
Zoning Map
Existing Land Use Map
Future Land Use Map
Flood Map



Area To Be Rezoned



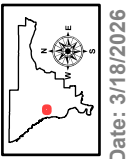
This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.

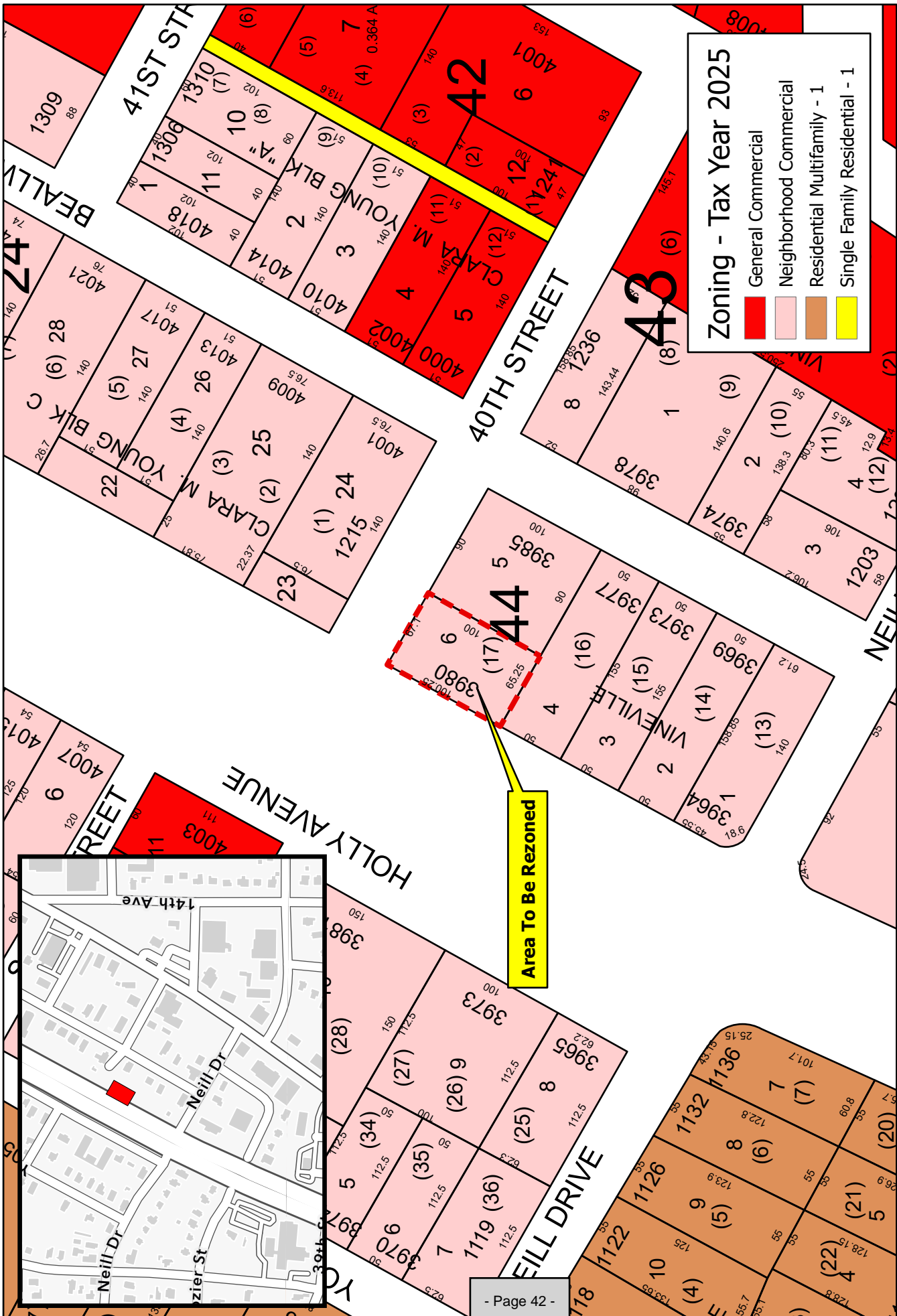


0 25 50 100 US Feet
 Data Source: IT/GIS
 Author:

Location Map for REZN 03-026-0356
 Map 031 Block 044 Lot 006
 Planning Department-Planning Division
 Prepared By Planning GIS Tech

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Zoning - Tax Year 2025

- General Commercial
- Neighborhood Commercial
- Residential Multifamily - 1
- Single Family Residential - 1

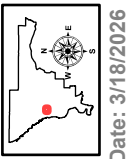
Area To Be Rezoned

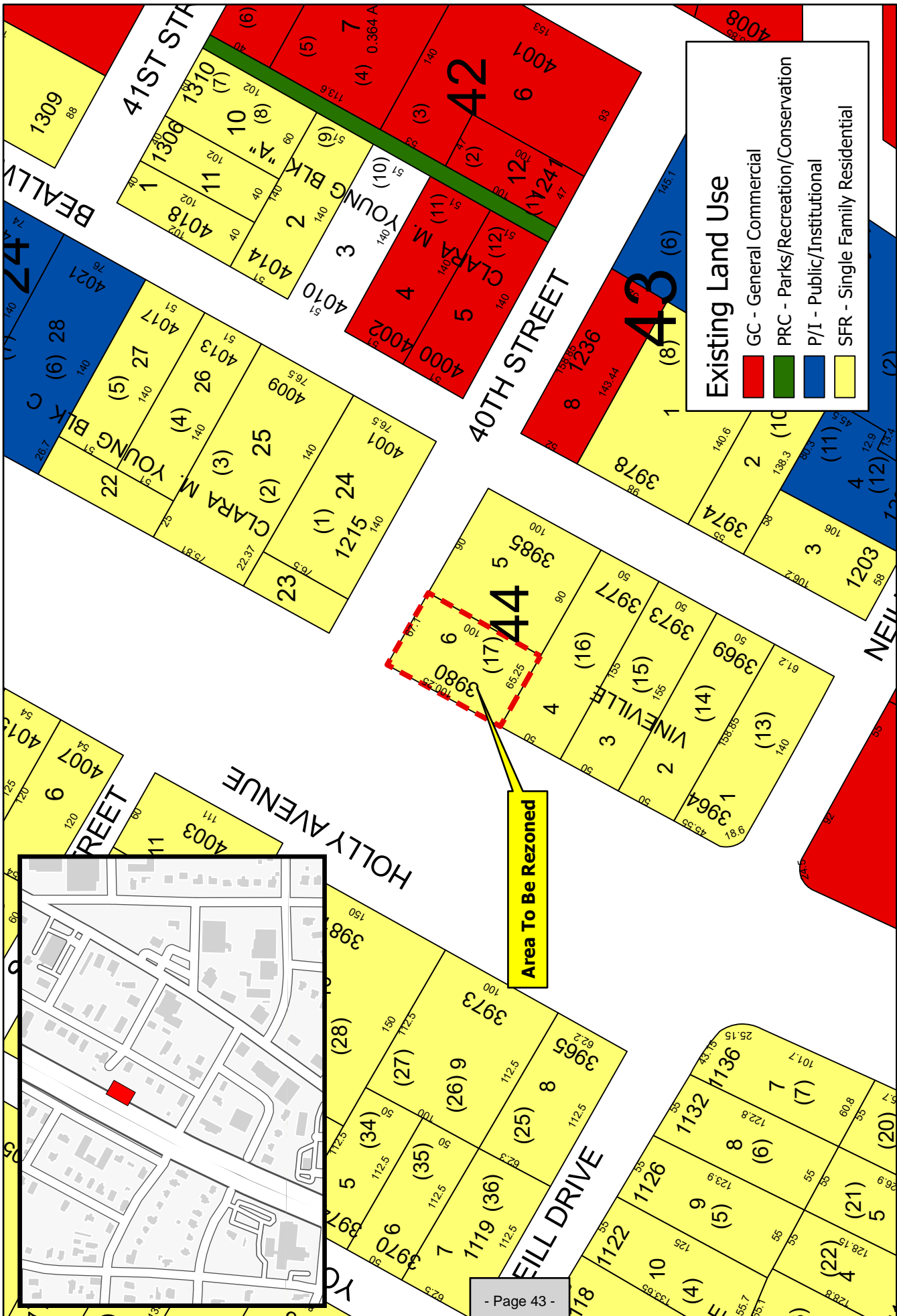


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Zoning Map for REZN 03-026-0356
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Existing Land Use

- GC - General Commercial
- PRC - Parks/Recreation/Conservation
- P/I - Public/Institutional
- SFR - Single Family Residential

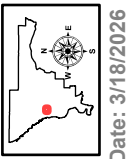
Area To Be Rezoned

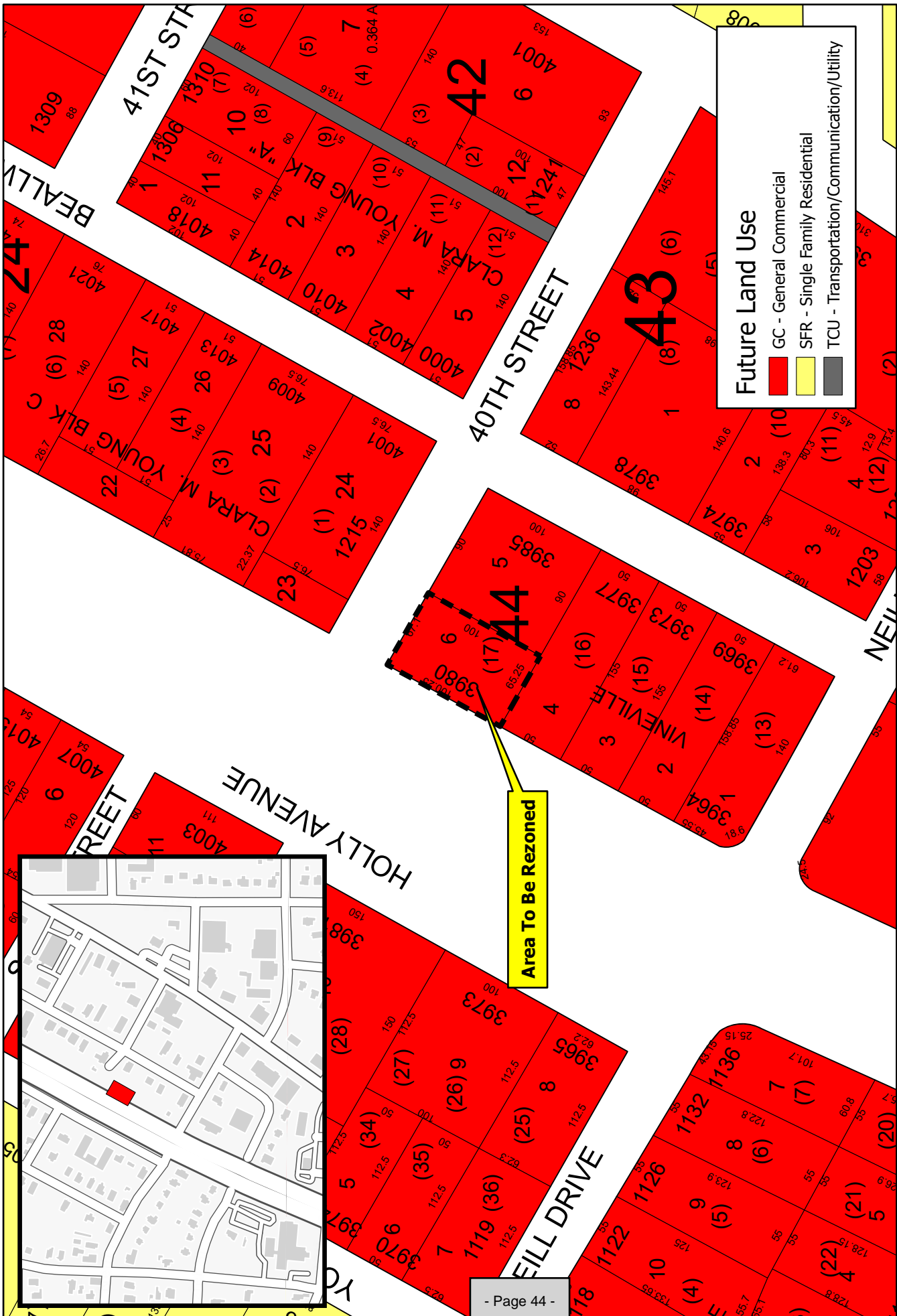


Item #1.
Data Source: IT/GIS
Author:

Existing Land use Map Map for REZN 03-026-0356
Map 031 Block 044 Lot 006
Planning Department-Planning Division
Prepared By Planning GIS Tech

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Future Land Use

- GC - General Commercial
- SFR - Single Family Residential
- TCU - Transportation/Communication/Utility

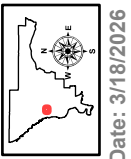
Area To Be Rezoned



Item #1.
Data Source: IT/GIS
Author:

Future Land Use Map for REZN 03-026-0356
Map 031 Block 044 Lot 006
Planning Department-Planning Division
Prepared By Planning GIS Tech

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File Attachments for Item:

2. 2nd Reading: REZN-03-26-0663: An ordinance amending Sections 13.1.1, 4.2.18, 2.5.24, 3.2.6, 3.2.63, and 10.11.8 of the Unified Development Ordinance (UDO) for Columbus, Georgia. (Planning Department and PAC recommend approval.)(Mayor Pro-Tem)

AN ORDINANCE

NO. _____

An ordinance amending Sections 13.1.1, 4.2.18, 2.5.24, 3.2.6, 3.2.63, and 10.11.8 of the Unified Development Ordinance (UDO) for Columbus, Georgia:

THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY ORDAINS:

SECTION 1.

Chapter 13 of the Unified Development Ordinance is hereby amended by revising the definition of *Personal services* to add the following two sentences to the end of the definition:

“This use category also includes the provision of microblading, permanent (or semi-permanent) makeup, and other cosmetic pigmentation services when performed in compliance with all applicable state and local health regulations. Such cosmetic tattooing services may be offered as a primary or accessory service within a personal-services establishment.”

SECTION 2.

Chapter 13 of the Unified Development Ordinance is hereby amended by revising the definition of *Retail Sales, General* to remove liquor and package sales and read as follows:

“*Retail sales, general* means establishments engaged in retail sales and rental of products, including antique stores; apparel for women and men; appliance sales; auto parts store; bicycle sales; book and stationary stores; business machines and office equipment sales; camera and photography sales and service; candy, nuts, and confectionery sales; drug stores and pharmacies; fabric stores; floor covering sales; farm and garden supply stores; food stores, excluding convenience stores; furniture stores, gift, novelty, and souvenir stores; hobby toy, and game shops; home furnishings, and equipment; hardware sales; household goods; jewelry stores; lawn and garden sales, including lawnmowers; leather goods and luggage stores; marine equipment sales, excluding boats and personal water craft; music and musical instrument sales; newsstand and cigar sales; office supplies; optical goods; pet shops; shoe stores; specialty merchandise, including artist's supplies, orthopedic and artificial limbs, sporting goods; tobacco shops; and similar uses as may be determined by the Director.”

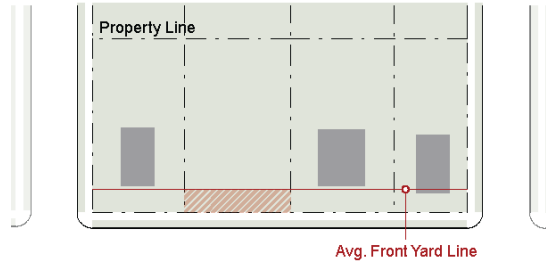
SECTION 3.

Chapter 4 of the Unified Development Ordinance is hereby amended by revising Section 4.2.18 **Required Yards** by adding a new Paragraph 8 *Front Yard Standards* to read as follows:

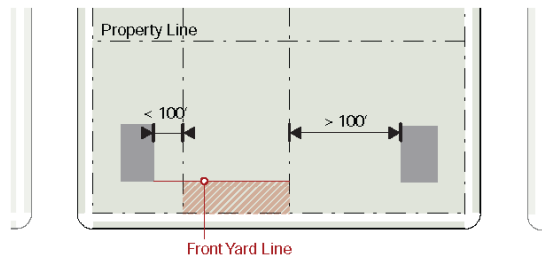
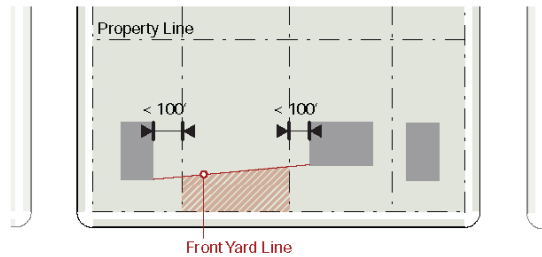
F. Front Yard Standards

1. Average Front Yard

- a. Where 40% or more of the frontage on the same side of a street between two intersecting streets is developed with buildings that have (with a variation of 5 feet or less) a front yard greater or lesser in depth than required, new buildings shall not be erected closer to the street than the average front yard established by the existing buildings.



- b. Where 40% or more of the frontage on one side of a street between two intersecting streets is developed that do not have a front yard as described above, then:
 - i. Where a building is to be erected on a parcel of land that is within 100 feet of existing buildings on both sides, the minimum front yard shall be a line drawn between the two closest front corners of the adjacent buildings; or
 - ii. Where a building is to be erected on a parcel of land that is within 100 feet of an existing building on one side only, the building may be erected as close to the street as the existing adjacent building.



SECTION 4.

Chapter 2 of the Unified Development Ordinance is hereby amended by revising Section 2.5.24.C.6.(B) to establish a height minimum for shingle signs in the 2nd Avenue Overlay District:

“(B) *Shingle Signs*. A sign that is suspended, parallel, or perpendicular from a building wall, roof, façade, canopy, marquee, or porch by means of brackets, hooks, or chains and the like. The sign area shall be no more than 24 inches in height and 36 inches in length. The sign area can be both front and back. Said sign shall be a minimum of 7 feet from the ground for pedestrian clearance.”

SECTION 5.

Chapter 3 of the Unified Development Ordinance is hereby amended by revising Sections 3.2.6 and 3.2.7 by adding a new subsection C regarding repair work to each code section to read as follows:

Section 3.2.6. Auto/Truck Repair, Major.

“A major auto repair facility shall comply with the standards listed below.

- A. *Bay or Garage Doors.* Bay or garage doors shall comply with the requirements of Section 4.2.5.
- B. *Fencing, Walls and Hedges.* An opaque wall, consistent with the requirements of Section 4.2.14 shall be provided for all repair services that store wrecked, junked, abandoned or inoperative vehicles. Fencing consistent with the requirements of Section 4.2.14 shall be provided if an opaque wall is not required.

Wall or fencing shall completely screen all junk or inoperable vehicles from public view.

- C. The outdoor storage of wrecked, junked, abandoned, or inoperative vehicles shall be incidental and subordinate to the primary use of the property as an auto/truck repair facility. Vehicles stored on-site shall be actively undergoing repair, diagnostics, or awaiting pickup by the owner.

- D. Determination of Use.

A property shall be deemed to be operating as a vehicle storage yard or junkyard, rather than a repair facility, if any of the following conditions are met:

1. Vehicles are stored for longer than 30 days without documented repair activity;
2. Vehicles are dismantled or used primarily for parts;
3. The accumulation, condition, or storage pattern of vehicles indicates that the principal use of the property is storage rather than repair.”

And

“Section 3.2.7. Auto/Truck Repair, Minor.

A minor auto repair facility shall comply with the standards listed below.

- A. *Bay or Garage Doors.* Bay or garage doors shall comply with the requirements of Section 4.2.5.
- B. *Fencing, Walls and Hedges.* An opaque wall, consistent with the requirements of Section 4.2.14 shall be provided for all repair services that store wrecked, junked, abandoned or inoperative vehicles. Fencing consistent with the requirements of Section 4.2.14 shall be provided if an opaque wall is not required.
- C. *Repair Work.* All repair work shall occur within an enclosed structure.”

SECTION 6.

Section 3.2.63. of the Unified Development Ordinance is hereby repealed and replaced with a new Section 3.2.63. to read as follows:

“Section 3.2.63. Temporary Use or Special Event.

A temporary use or special event shall comply with the standards listed below.

Review.

- A. A temporary use or special event is a short-term activity or operation occurring on private property that is not part of the permanent or primary use of the site and that is intended to operate for a limited duration. Temporary uses or special events may include, but are not limited to, outdoor sales, festivals, markets, exhibits, seasonal merchandise sales, gatherings, performances, or public-serving activities of any duration. Unless otherwise provided herein, the City Manager or designee may approve an application for a temporary use or special event conducted on private property.

Temporary uses or special events proposed on public property, including but not limited to public streets, parks, rights-of-way, and City-owned facilities, shall require review and approval by the appropriate City Department. Such events may also require approval by the City Council and coordination with the Police Department or other public safety agencies, as determined necessary by the City.

- B. *Location.* A temporary use or special event shall be located as provided below:
1. Properties possessing a non-residential zoning district designation; or
 2. Properties within residential zoning districts or residential portions of PUDs that are public-serving sites such as public or private schools, places of worship public parks or other public property.
- C. *Duration.* An event shall not exceed seven consecutive days. The City Manager may authorize one administrative time extension of up to three days. The Council shall approve any event more than ten days in length.
1. *Exemption.* The following events shall be exempt from the ten-day limitation.
 - (A) *Community Fairs.* Community fairs shall not exceed 14 days of operation and being open to the public, excluding time to set up or dismantle the fair.
 - (B) *Religious Meetings.* Religious meetings of a temporary nature shall not exceed 14 days in length, excluding time to set up or dismantle the meeting facilities.
 - (C) *Seasonal Holiday Décor Sales.* Seasonal holiday décor sales, including but not limited to Christmas trees, pumpkins, and similar holiday-related items, shall be permitted from September 1 through December 31 each year. During all other times of the year, such seasonal holiday décor sales may be permitted for periods not exceeding 14 consecutive days at a time.
 - (D) *Fireworks Sales.* Fireworks sales shall be permitted for the following:
 - 1) *Independence Day.* Fireworks sales shall be permitted thirty (30) days prior to July 4.
 - 2) *New Year's Day.* Fireworks sales shall be permitted thirty (30) days prior to January 1.
- D. *Number per Year.* Not more than three temporary events in any calendar year shall be held in the same location, unless otherwise approved by the Council following a recommendation by the City Manager.

1. Recurring Farmers Markets

A recurring farmers market held on weekends at a church, school, or other similar qualifying property shall be considered one temporary special event for the purposes of annual event limits, provided that the farmers market operates under a single seasonal

authorization and maintains consistent hours, layout, and participating vendors throughout its operating season. Individual weekend market days shall not be counted as separate temporary events.

- E. *Compliance.* If a violation occurs at an event permitted by the City, the City Manager may deny permits to the operator for similar temporary events for a period of not more than 18 months.
- F. *Review.* The City Manager may require review of a temporary event permit by members of City staff.
- G. *General Standards.* Temporary uses or special events shall comply with the standards listed below.
 - 1. *Access.* Vehicular access from a collector or arterial roadway shall be provided. Access from a local street is prohibited, unless approved by City Manager as the only feasible access available to a site.
 - 2. *Setbacks.* The minimum setbacks indicated in Table 3.2.9 shall apply to all parking areas, mobile homes or similar temporary dwellings or offices, tents, mechanical devices, carnival rides, and animals associated with such activities.

Table 3.2.9.

Minimum Setbacks for Special Events

Setback ¹	Residential Zoning District	Nonresidential Zoning District
Front	25 feet	25 feet
Side	50 feet	25 feet
Side Corner	35 feet	20 feet
Rear	200 feet	25 feet
Note and Additional Standards. ¹ Setback to be measured from activity or structure to the nearest residential property line if event located within a residential zoning district.		

- 3. *Traffic Control.* Use of city police or acceptable alternative to direct and control traffic may be required.
- 4. *Sanitation and Public Health.* Plans for sanitation and public health protection including temporary bathroom facilities, inspection of food facilities, drainage, and garbage and litter control, shall be approved by the City Manager.
- 5. *Application Requirements.* Applications for a temporary use or special event authorization shall be submitted to the Director of Inspections and Codes.
 - (A) *Submittal.* Applications shall be filed at least 15 days prior to the opening day of the use or event.
 - (B) *Contents.* The application shall contain such information as required by the Director of Inspections and Codes and shall include the items listed below.
 - (1) *Authority.* Evidence the property owner authorizes the use of the site for a special event.
 - (2) *Site Plan.* A general site plan for the event, including property boundaries, road access, location of tents or other structures, location of rides, location of parking,

location of temporary dwellings or offices, and proposed setbacks of activities, tents, booths, etc., from adjacent properties.

- (3) *Statement of Use.* A general statement of use, including but not limited to sponsor, planned activities, duration of event, hours of operation, anticipated attendance, temporary lighting to be provided onsite, security, utilities, use of generators, and other information that may be required by the Director.
 - (4) *Signs.* A general sign plan, including proposed number, size, location, and dates of installation and removal of all signs associated with the event.
 - (5) *Other Materials.* Other materials and documentation as may be required by the Director.
6. *Surety.* The City Manager or designee may require the operator of an event to post a cash surety, or other form of security, to provide funds to cleanup or otherwise mitigate a site following a temporary event. The Manager shall approve the amount of surety.
 7. *Insurance.* The City Manager or designee may require the operator of an event to provide evidence of a general liability policy in an amount of at least \$1,000,000, with the City named as an additional insured. The City may require proof of additional insurance.
 8. *Authorization.* The City Manager or designee shall issue written approval for a temporary use or special event, including any conditions or restrictions placed on the proposed activities. Conditions or restrictions may affect or include planned activities, duration of event, hours of operation, temporary lighting to be provided onsite, security, traffic control, garbage and litter control, bathroom facilities, utilities, security, and use of generators.”

SECTION 7.

Chapter 10 of the Unified Development Ordinance is hereby amended by revising amending Sections 10.11.8.G.8 (C) and (D) and 10.11.8.G.9(B) regarding the tabling of cases for BZA to read as follows:

Section 10.11.8.G.8.(C) *Effect of Tie Vote.*

(C) *Effect of Tie Vote.* A tie vote on a motion for approval of an appeal shall be deemed a denial of the appeal. A tie vote on any other motion shall be deemed to be no action, and another motion would be in order; however, if the appeal has previously been tabled once by the Board, a tie vote or no action at the subsequent meeting shall result in the appeal being automatically denied.

And

Section 10.11.8.G.8.(D) *Failure to Act.*

(D) *Failure to Act.* If no action is taken on an appeal, it shall be considered tabled and action deferred to the next regular meeting of the Board of Zoning Appeals. An appeal may be tabled only once. If the appeal has previously been tabled and the Board fails to take action at the next regular meeting, the appeal shall be automatically denied.

And

Section 10.11.8.G.9. Board of Zoning Appeals Actions.

9. *Board of Zoning Appeals Actions.* In taking action on an appeal, the Board of Zoning Appeals may:

(A) Approve, approve with changes, approve with conditions, or deny the request; or

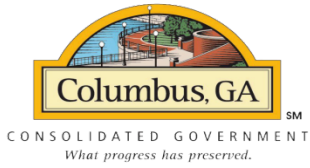
(B) Table the appeal for consideration at its next scheduled meeting; provided, however, that an appeal may be tabled only once. If the appeal has been previously tabled and the Board encounters a tie vote or takes no action at the next regular meeting, the appeal shall be automatically denied.

Introduced at a regular meeting of the Council of Columbus, Georgia held on the 12th day of May 2026; introduced a second time at a regular meeting of said Council held on the ____ day of ____ 2026 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



Planning Department

May 1, 2026

Honorable Mayor and Councilors
 City Manager
 City Attorney
 Clerk of Council

This application comes at the request of Columbus Consolidated Government.

A request to amend the text of the Unified Development Ordinance (UDO) for various items.

UNIFIED DEVELOPMENT ORDINANCE REVISIONS
 (Explanation of Revisions)

1. Explanation of Revisions: Amend Section 13.1.1 by amending the definition of Personal Services.

ORIGINAL ORDINANCE	PROPOSED ORDINANCE CHANGE
<p>Sec. 13.1.1. Definitions.</p> <p style="text-align: center;">Section 13.1.1</p> <p><i>Personal services</i> means an establishment providing services of a personal nature that are necessary on a frequent or recurring basis. Personal services may include the accessory retail sale of items related to service rendered. Personal services typically include beauty and barbershops; clerical services; dog grooming; garment repair; informational, instructional, personal improvement,</p>	<p>Sec. 13.1.1. Definitions.</p> <p style="text-align: center;">Section 13.1.1</p> <p><i>Personal services</i> means an establishment providing services of a personal nature that are necessary on a frequent or recurring basis. Personal services may include the accessory retail sale of items related to the service rendered. Personal services typically include beauty and barbershops; clerical services; dog grooming; garment repair; informational, instructional, personal improvement,</p>

<p>or services of a similar nature; fortune telling and similar psychic services; and dry cleaning drop-off and pick-up stations; limited repair services; manicurists; photography studios; spas; shoe repair and shoeshine parlors; tailoring; and tanning salons. XXX</p>	<p>or services of a similar nature; fortune telling and similar psychic services; and dry-cleaning drop-off and pick-up stations; limited repair services; manicurists; photography studios; spas; shoe repair and shoeshine parlors; tailoring; and tanning salons. This use category also includes the provision of microblading, permanent (or semi-permanent) makeup, and other cosmetic pigmentation services when performed in compliance with all applicable state and local health regulations. Such cosmetic tattooing services may be offered as a primary or accessory service within a personal-services establishment.</p>
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2. Explanation of Revisions: Amend Section 13.1.1 by amending the definition of Retail Sales, General to remove liquor and package sales.

ORIGINAL ORDINANCE	PROPOSED ORDINANCE CHANGE
<p>Sec. 13.1.1. Definitions.</p> <p style="text-align: center;">Section 13.1.1</p> <p><i>Retail sales, general</i> means establishments engaged in retail sales and rental of products, including antique stores; apparel for women and men; appliance sales; auto parts store; bicycle sales; book and stationary stores; business machines and office equipment sales; camera and photography sales and service; candy, nuts, and confectionery sales; drug stores and pharmacies; fabric stores; floor covering sales; farm and garden supply stores; food stores, excluding convenience stores; furniture stores, gift, novelty, and souvenir stores; hobby toy, and game shops; home furnishings, and equipment; hardware sales; household goods; jewelry stores; lawn and garden sales, including lawnmowers; leather goods and luggage stores; liquor and package sales; marine equipment sales, excluding boats and personal water craft; music and musical instrument sales; newsstand and cigar sales; office supplies; optical goods; pet shops; shoe stores; specialty</p>	<p>Sec. 13.1.1. Definitions.</p> <p style="text-align: center;">Section 13.1.1</p> <p><i>Retail sales, general</i> means establishments engaged in retail sales and rental of products, including antique stores; apparel for women and men; appliance sales; auto parts store; bicycle sales; book and stationary stores; business machines and office equipment sales; camera and photography sales and service; candy, nuts, and confectionery sales; drug stores and pharmacies; fabric stores; floor covering sales; farm and garden supply stores; food stores, excluding convenience stores; furniture stores, gift, novelty, and souvenir stores; hobby toy, and game shops; home furnishings, and equipment; hardware sales; household goods; jewelry stores; lawn and garden sales, including lawnmowers; leather goods and luggage stores; X marine equipment sales, excluding boats and personal water craft; music and musical instrument sales; newsstand and cigar sales; office supplies; optical goods; pet shops; shoe stores; specialty merchandise, including</p>

<p>merchandise, including artist's supplies, orthopedic and artificial limbs, sporting goods; tobacco shops; and similar uses as may be determined by the Director.</p>	<p>artist's supplies, orthopedic and artificial limbs, sporting goods; tobacco shops; and similar uses as may be determined by the Director.</p>
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3. Explanation of Revisions: Amend Section 4.2.18. by adding *Front Yard Standards*.

ORIGINAL ORDINANCE	PROPOSED ORDINANCE CHANGE
<p>Article 2. – GENERAL DEVELOPMENT STANDARDS</p> <p>Section 4.2.18. Required Yards</p> <p>Section 4.2.18. Required Yards.</p> <p>In all zoning districts, the standards listed below shall apply to required yards.</p> <p>A. <i>Obstructions or Encroachments Prohibited.</i> Unless otherwise provided in this Section, all yards shall be unobstructed from the ground to the sky.</p> <p>B. <i>Double Counting Prohibited.</i> A required yard for one use or structure shall not be counted as part of the required yard for another use or structure.</p> <p>C. <i>Encroachments.</i> An encroachment of not more than four feet into a required yard may be allowed for one or more of the following structural features: awnings, balconies, belt courses, cornices, eaves, gutters, lintels, open porches, outside staircases, sills, and similar architectural or structural features.</p> <p>D. <i>Double Frontage Lots.</i> The main entrance to the building shall determine the front yard for lots with two or more street frontages.</p>	<p>Article 2. – GENERAL DEVELOPMENT STANDARDS</p> <p>Section 4.2.18. Required Yards</p> <p>Section 4.2.18. Required Yards.</p> <p>In all zoning districts, the standards listed below shall apply to required yards.</p> <p>A. <i>Obstructions or Encroachments Prohibited.</i> Unless otherwise provided in this Section, all yards shall be unobstructed from the ground to the sky.</p> <p>B. <i>Double Counting Prohibited.</i> A required yard for one use or structure shall not be counted as part of the required yard for another use or structure.</p> <p>C. <i>Encroachments.</i> An encroachment of not more than four feet into a required yard may be allowed for one or more of the following structural features: awnings, balconies, belt courses, cornices, eaves, gutters, lintels, open porches, outside staircases, sills, and similar architectural or structural features.</p> <p>D. <i>Double Frontage Lots.</i> The main entrance to the building shall determine the front yard for lots with two or more street frontages.</p> <p>E. <i>Alleys.</i> One-half of the width of an alley abutting a side or rear yard may be included as part of the required yard.</p>

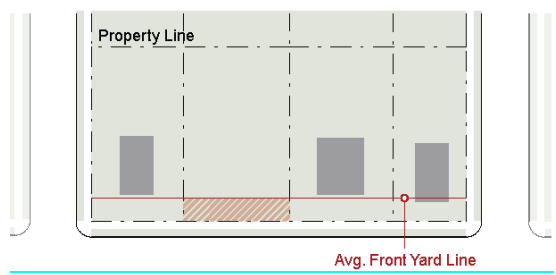
E. *Alleys.* One-half of the width of an alley abutting a side or rear yard may be included as part of the required yard.

XXX

F. Front Yard Standards

1. Average Front Yard

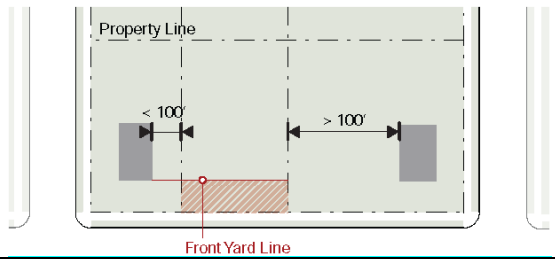
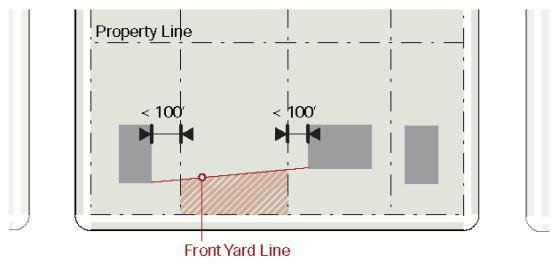
a. Where 40% or more of the frontage on the same side of a street between two intersecting streets is developed with buildings that have (with a variation of 5 feet or less) a front yard greater or lesser in depth than required, new buildings shall not be erected closer to the street than the average front yard established by the existing buildings.



b. Where 40% or more of the frontage on one side of a street between two intersecting streets is developed that do not have a front yard as described above, then:

i. Where a building is to be erected on a parcel of land that is within 100 feet of existing buildings on both sides, the minimum front yard shall be a line drawn between the two closest front corners of the adjacent buildings; or

ii. Where a building is to be erected on a parcel of land that is within 100 feet of an existing building on one side only, the building may be erected as close to the street as the existing adjacent building.



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4. Explanation of Revisions: Add a height minimum for shingle signage in the 2nd Avenue Overlay District.

ORIGINAL ORDINANCE	PROPOSED ORDINANCE CHANGE
<p>Sec. 2.5.24 2nd Avenue Overlay District.</p> <p style="text-align: center;">Section C.6.(B)</p> <p>(B) <i>Shingle Signs.</i> A sign that is suspended, parallel, or perpendicular from a building wall, roof, façade, canopy, marquee, or porch by means of brackets, hooks, or chains and the like. The sign area shall be no more than 24 inches in height and 36 inches in length. The sign area can be both front and back. XXX</p>	<p>Sec. 2.5.24 2nd Avenue Overlay District.</p> <p style="text-align: center;">Section C.6.(B)</p> <p>(B) <i>Shingle Signs.</i> A sign that is suspended, parallel, or perpendicular from a building wall, roof, façade, canopy, marquee, or porch by means of brackets, hooks, or chains and the like. The sign area shall be no more than 24 inches in height and 36 inches in length. The sign area can be both front and back. Said sign shall be a minimum of 7 feet from the ground for pedestrian clearance.</p>

5. Explanation of Revisions: Amend Sections 3.2.6 and 3.2.7 by adding a subsection C regarding repair work.

ORIGINAL ORDINANCE	PROPOSED ORDINANCE CHANGE
<p>Sec. 3.2.6. Auto/Truck Repair, Major</p> <p style="text-align: center;">Section 3.2.6.C</p> <p>Section 3.2.6. Auto/Truck Repair, Major.</p> <p>A major auto repair facility shall comply with the standards listed below.</p>	<p>Sec. 3.2.6. Auto/Truck Repair, Major</p> <p style="text-align: center;">Section 3.2.6.C</p> <p>Section 3.2.6. Auto/Truck Repair, Major.</p> <p>A major auto repair facility shall comply with the standards listed below.</p>

A. *Bay or Garage Doors.* Bay or garage doors shall comply with the requirements of Section 4.2.5.

B. *Fencing, Walls and Hedges.* An opaque wall, consistent with the requirements of Section 4.2.14 shall be provided for all repair services that store wrecked, junked, abandoned or inoperative vehicles. Fencing consistent with the requirements of Section 4.2.14 shall be provided if an opaque wall is not required.

XXX

A. *Bay or Garage Doors.* Bay or garage doors shall comply with the requirements of Section 4.2.5.

B. *Fencing, Walls and Hedges.* An opaque wall, consistent with the requirements of Section 4.2.14 shall be provided for all repair services that store wrecked, junked, abandoned or inoperative vehicles. Fencing consistent with the requirements of Section 4.2.14 shall be provided if an opaque wall is not required.

Wall or fencing shall completely screen all junk or inoperable vehicles from public view.

C. The outdoor storage of wrecked, junked, abandoned, or inoperative vehicles shall be incidental and subordinate to the primary use of the property as an auto/truck repair facility. Vehicles stored on-site shall be actively undergoing repair, diagnostics, or awaiting pickup by the owner.

D. **Determination of Use.**
 A property shall be deemed to be operating as a vehicle storage yard or junkyard, rather than a repair facility, if any of the following conditions are met:

1. Vehicles are stored for longer than 30 days without documented repair activity;
2. Vehicles are dismantled or used primarily for parts;
3. The accumulation, condition, or storage pattern of vehicles indicates that the principal use of the property is storage rather than repair.

Sec. 3.2.7. Auto/Truck Repair, Minor

Section 3.2.7.C

Section 3.2.7. Auto/Truck Repair, Minor.

A minor auto repair facility shall comply with the standards listed below.

A. *Bay or Garage Doors.* Bay or garage doors shall comply with the requirements of Section 4.2.5.

Sec. 3.2.7. Auto/Truck Repair, Minor

Section 3.2.7.C

Section 3.2.7. Auto/Truck Repair, Minor.

A minor auto repair facility shall comply with the standards listed below.

<p>B. <i>Fencing, Walls and Hedges.</i> An opaque wall, consistent with the requirements of Section 4.2.14 shall be provided for all repair services that store wrecked, junked, abandoned or inoperative vehicles. Fencing consistent with the requirements of Section 4.2.14 shall be provided if an opaque wall is not required.</p> <p>XXX</p>	<p>A. <i>Bay or Garage Doors.</i> Bay or garage doors shall comply with the requirements of Section 4.2.5.</p> <p>B. <i>Fencing, Walls and Hedges.</i> An opaque wall, consistent with the requirements of Section 4.2.14 shall be provided for all repair services that store wrecked, junked, abandoned or inoperative vehicles. Fencing consistent with the requirements of Section 4.2.14 shall be provided if an opaque wall is not required.</p> <p>C. <i>Repair Work.</i> All repair work shall occur within an enclosed structure.</p>
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6. Explanation of Revisions: Amend Sections 10.11.8.G.8.(C) & (D) and 9.(B) regarding the tabling of cases.

ORIGINAL ORDINANCE	PROPOSED ORDINANCE CHANGE
<p>Section 10.11.8. Process for Granting Appeals</p> <p>Section 10.11.8.G Board of Zoning Appeals Public Hearing</p> <p>Section 10.11.8.G.8.(C) <i>Effect of Tie Vote.</i></p> <p>(C) <i>Effect of Tie Vote.</i> A tie vote on a motion for approval of an appeal shall be deemed a denial of the appeal. A tie vote on any other motion shall be deemed to be no</p>	<p>Section 10.11.8. Process for Granting Appeals</p> <p>Section 10.11.8.G Board of Zoning Appeals Public Hearing</p> <p>Section 10.11.8.G.8.(C) <i>Effect of Tie Vote.</i></p> <p>(C) <i>Effect of Tie Vote.</i> A tie vote on a motion for approval of an appeal shall be deemed a denial of the appeal. A tie vote on any other motion shall be deemed to be no</p>

<p>action, and another motion would be in order. XXX</p>	<p>action, and another motion would be in order; however, if the appeal has previously been tabled once by the Board, a tie vote or no action at the subsequent meeting shall result in the appeal being automatically denied.</p>
<p>Section 10.11.8. Process for Granting Appeals</p> <p>Section 10.11.8.G Board of Zoning Appeals Public Hearing</p> <p>Section 10.11.8.G.8.(D) Failure to Act.</p> <p>(D) <i>Failure to Act.</i> If no action is taken on an appeal, it shall be considered tabled and action deferred to the next regular meeting of the Board of Zoning Appeals. XXX</p>	<p>Section 10.11.8. Process for Granting Appeals</p> <p>Section 10.11.8.G Board of Zoning Appeals Public Hearing</p> <p>Section 10.11.8.G.8.(D) Failure to Act.</p> <p>(D) <i>Failure to Act.</i> If no action is taken on an appeal, it shall be considered tabled and action deferred to the next regular meeting of the Board of Zoning Appeals. An appeal may be tabled only once. If the appeal has previously been tabled and the Board fails to take action at the next regular meeting, the appeal shall be automatically denied.</p>
<p>Section 10.11.8. Process for Granting Appeals</p> <p>Section 10.11.8.G Board of Zoning Appeals Public Hearing</p> <p>Section 10.11.8.G.9. Board of Zoning Appeals Actions.</p> <p>9. <i>Board of Zoning Appeals Actions.</i> In taking action on an appeal, the Board of Zoning Appeals may:</p> <p>(A) Approve, approve with changes, approve with conditions, or deny the request; or</p> <p>(B) Table the appeal for consideration at its next scheduled meeting; or XXX</p>	<p>Section 10.11.8. Process for Granting Appeals</p> <p>Section 10.11.8.G Board of Zoning Appeals Public Hearing</p> <p>Section 10.11.8.G.9. Board of Zoning Appeals Actions.</p> <p>9. <i>Board of Zoning Appeals Actions.</i> In taking action on an appeal, the Board of Zoning Appeals may:</p> <p>(A) Approve, approve with changes, approve with conditions, or deny the request; or</p> <p>(B) Table the appeal for consideration at its next scheduled meeting; provided, however, that an appeal may be tabled only once. If the appeal has been previously tabled and the Board encounters a tie vote or takes no action at the next regular meeting,</p>

	the appeal shall be automatically denied or
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7. Explanation of Revisions: Amend Section 3.2.63. Temporary Use or Special Event regarding several issues (see attached).

ADDITIONAL INFORMATION:

N/A

Recommendations:

The Planning Advisory Commission (PAC) considered this text amendment at their meetings on April 15, 2026. PAC recommended **approval** by a vote of

The Planning Department recommends **approval**.

Sincerely,

Will Johnson
Planning Director

Section 3.2.63. Temporary Use or Special Event.

A temporary use or special event shall comply with the standards listed below.

Review.

- A. A temporary use or special event is a short-term activity or operation occurring on private property that is not part of the permanent or primary use of the site and that is intended to operate for a limited duration. Temporary uses or special events may include, but are not limited to, outdoor sales, festivals, markets, exhibits, seasonal merchandise sales, gatherings, performances, or public-serving activities of any duration. Unless otherwise provided herein, the City Manager or designee may approve an application for a temporary use or special event conducted on private property.

Temporary uses or special events proposed on public property, including but not limited to public streets, parks, rights-of-way, and City-owned facilities, shall require review and approval by the appropriate City Department. Such events may also require approval by the City Council and coordination with the Police Department or other public safety agencies, as determined necessary by the City.

- B. *Location.* A temporary use or special event shall be located as provided below:

1. Properties possessing a nonresidential zoning district designations; or
2. Properties within residential zoning districts or residential portions of PUDs that are public-serving sites such as public or private schools, places of worship public parks or other public property.

- C. *Duration.* An event shall not exceed seven consecutive days. The City Manager may authorize one administrative time extension of up to three days. The Council shall approve any event more than ten days in length.

1. *Exemption.* The following events shall be exempt from the ten day limitation.

- (A) *Community Fairs.* Community fairs shall not exceed 14 days of operation and being open to the public, excluding time to set up or dismantle the fair.
- (B) *Religious Meetings.* Religious meetings of a temporary nature shall not exceed 14 days in length, excluding time to set up or dismantle the meeting facilities.
- (C) *Seasonal Holiday Décor Sales.* Seasonal holiday décor sales, including but not limited to Christmas trees, pumpkins, and similar holiday-related items, shall be permitted from September 1 through December 31 each year. During all other times of the year, such seasonal holiday décor sales may be permitted for periods not exceeding 14 consecutive days at a time.

- (D) *Fireworks Sales.* Fireworks sales shall be permitted for the following:

- 1) *Independence Day.* Fireworks sales shall be permitted thirty (30) days prior to July 4.
- 2) *New Year's Day.* Fireworks sales shall be permitted thirty (30) days prior to January 1.

D. *Number per Year.* Not more than three temporary events in any calendar year shall be held on the same location, unless otherwise approved by the Council following a recommendation by the City Manager.

1. *Recurring Farmers Markets.*

A recurring farmers market held on weekends at a church, school, or other similar qualifying property shall be considered one temporary special event for the purposes of annual event limits, provided that the farmers market operates under a single seasonal authorization and maintains consistent hours, layout, and participating vendors throughout its operating season. Individual weekend market days shall not be counted as separate temporary events.

E. *Compliance.* If a violation occurs at an event permitted by the City, the City Manager may deny permits to the operator for similar temporary events for a period of not more than 18 months.

F. *Review.* The City Manager may require review of a temporary event permit by members of City staff.

G. *General Standards.* Temporary uses or special events shall comply with the standards listed below.

1. *Access.* Vehicular access from a collector or arterial roadway shall be provided. Access from a local street is prohibited, unless approved by City Manager as the only feasible access available to a site.
2. *Setbacks.* The minimum setbacks indicated in Table 3.2.9 shall apply to all parking areas, mobile homes or similar temporary dwellings or offices, tents, mechanical devices, carnival rides, and animals associated with such activities.

Table 3.2.9.
Minimum Setbacks for Special Events

Setback ¹	Residential Zoning District	Nonresidential Zoning District
Front	25 feet	25 feet
Side	50 feet	25 feet
Side Corner	35 feet	20 feet
Rear	200 feet	25 feet
Note and Additional Standards. ¹ Setback to be measured from activity or structure to the nearest residential property line if event located within a residential zoning district.		

3. *Traffic Control.* Use of city police or acceptable alternative to direct and control traffic may be required.
4. *Sanitation and Public Health.* Plans for sanitation and public health protection including temporary bathroom facilities, inspection of food facilities, drainage, and garbage and litter control, shall be approved by the City Manager.
5. *Application Requirements.* Applications for a temporary use or special event authorization shall be submitted to the Director of Inspections and Codes.
 - (A) *Submittal.* Applications shall be filed at least 15 days prior to the opening day of the use or event.
 - (B) *Contents.* The application shall contain such information as required by the Director of Inspections and Codes, and shall include the items listed below.

- (1) *Authority.* Evidence the property owner authorizes the use of the site for a special event.
 - (2) *Site Plan.* A general site plan for the event, including property boundaries, road access, location of tents or other structures, location of rides, location of parking, location of temporary dwellings or offices, and proposed setbacks of activities, tents, booths, etc., from adjacent properties.
 - (3) *Statement of Use.* A general statement of use, including but not limited to sponsor, planned activities, duration of event, hours of operation, anticipated attendance, temporary lighting to be provided onsite, security, utilities, use of generators, and other information that may be required by the Director.
 - (4) *Signs.* A general sign plan, including proposed number, size, location, and dates of installation and removal of all signs associated with the event.
 - (5) *Other Materials.* Other materials and documentation as may be required by the Director.
6. *Surety.* The City Manager or designee may require the operator of an event to post a cash surety, or other form of security, to provide funds to cleanup or otherwise mitigate a site following a temporary event. The Manager shall approve the amount of surety.
 7. *Insurance.* The City Manager or designee may require the operator of an event to provide evidence of a general liability policy in an amount of at least \$1,000,000, with the City named as an additional insured. The City may require proof of additional insurance.
 8. *Authorization.* The City Manager or designee shall issue written approval for a temporary use or special event, including any conditions or restrictions placed on the proposed activities. Conditions or restrictions may affect or include planned activities, duration of event, hours of operation, temporary lighting to be provided onsite, security, traffic control, garbage and litter control, bathroom facilities, utilities, security, and use of generators.

(Ord. No. 09-52, § 1, 11-10-09; Ord. No. 11-55, § 1, 11-8-11)

File Attachments for Item:

3. 2nd Reading: REZN-03-26-0416- An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, to change certain boundaries of a district located at **5385 Veterans Parkway** (parcel # 188-020-001) from Neighborhood Commercial (NC) Zoning District to General Commercial (GC) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Garrett)

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 **5385 Veterans Parkway** (parcel # 188-020-001) from Neighborhood Commercial (NC) 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 Neighborhood Commercial (NC) Zoning District to General Commercial (GC) Zoning District.

“All that tract or parcel of land situate, lying and being in the State of Georgia and County of Muscogee, being part of Land Lot 55 of the Eighth Land District of Muscogee County, Georgia, more particularly described as follows:

COMMENCING at a concrete monument located at the easternmost terminus of the southerly margin of the 50-foot right-of-way of 54111 Street where said southerly margin of said 50-foot right-of-way intersects Veterans Parkway (formerly known as Beallwood Connector), said concrete monument being located at the westernmost terminus of the mitered intersection formed thereby, and running thence South 37 degrees 54 minutes East for a distance of 64.85 feet to a concrete monument; running thence in a southwesterly direction along the northwesterly margin of the right-of-way of said Veterans Parkway for a distance of 200 feet to an iron stake; running thence North 58 degrees 08 minutes West for a distance of 138.8 feet to an iron stake; running thence North 00 degrees 55 minutes East for a distance of 154.24 feet to an iron stake located on the southerly margin of the right-of-way, of 54th Street; running thence South 89 degrees 05 minutes East along the southerly margin of the 50-foot right-of-way of 54th Street for a distance of 175 feet to the point of beginning; less and except the access rights conveyed to the Department of Transportation by Deed dated May 19, 1986 and recorded in Deed Book 2614, page 50, in the Office of the Superior Court of Muscogee County, Georgia.

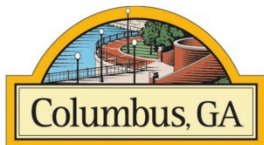
Said tract or parcel of land herein conveyed is shown as Lot 102 on a map or plat recorded in Plat Book 55, Page 81 in the Office of the Clerk of Superior Court of Muscogee County, Georgia, said map or plat being a part of this description by reference thereto.”

Introduced at a regular meeting of the Council of Columbus, Georgia held on the 12th day of May 2026; introduced a second time at a regular meeting of said Council held on the ____ day of ____ 2026 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-03-26-0416

Applicant:	Highland Asset Veterans Parkway LLC
Owner:	Highland Asset Veterans Parkway LLC
Location:	5385 Veterans Parkway
Parcel:	188-020-001
Acreage:	0.85 Acres
Current Zoning Classification:	Neighborhood Commercial
Proposed Zoning Classification:	General Commercial
Current Use of Property:	Vacant
Proposed Use of Property:	Convenience Store with Gas Sales
Council District:	District 8
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
General Land Use:	Consistent Planning Area F

Current Land Use Designation: General Commercial

Future Land Use Designation: Light Manufacturing/ Industrial

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:

North	Neighborhood Commercial
South	General Commercial
East	Neighborhood Commercial
West	Neighborhood Commercial

Reasonableness of Request: The request is compatible with existing land uses.

School Impact: N/A

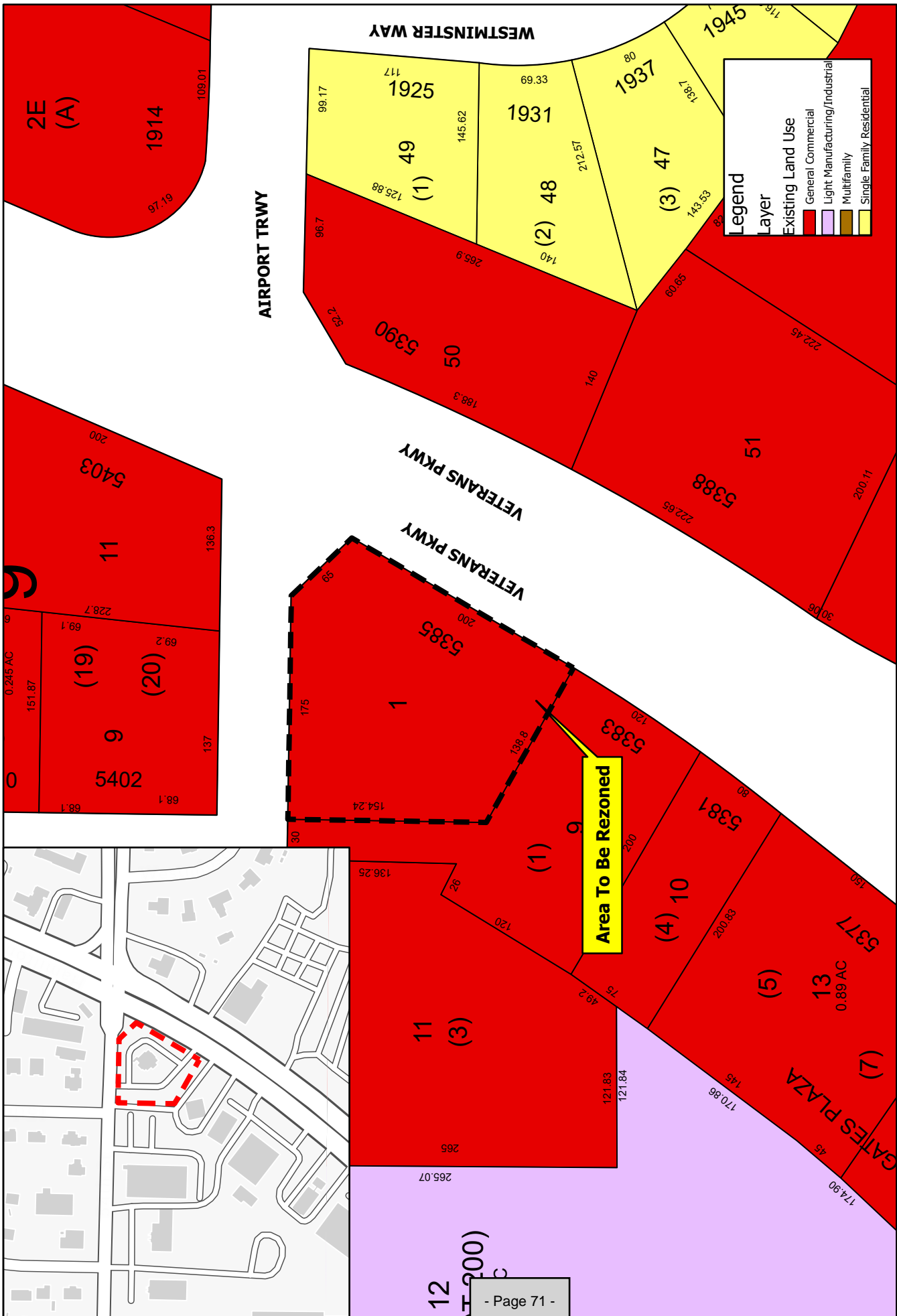
Buffer Requirement: N/A

Attitude of Property Owners: **27** 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: Convenience store with 10 fuel pumps

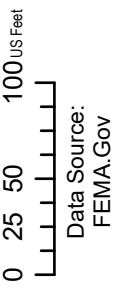
Attachments: Aerial Land Use Map
Location Map
Zoning Map
Existing Land Use Map
Future Land Use Map
Flood Map
Concept Plan



Legend

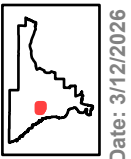
Layer	Existing Land Use
[Red Box]	General Commercial
[Purple Box]	Light Manufacturing/Industrial
[Green Box]	Multifamily
[Yellow Box]	Single Family Residential

Area To Be Rezoned

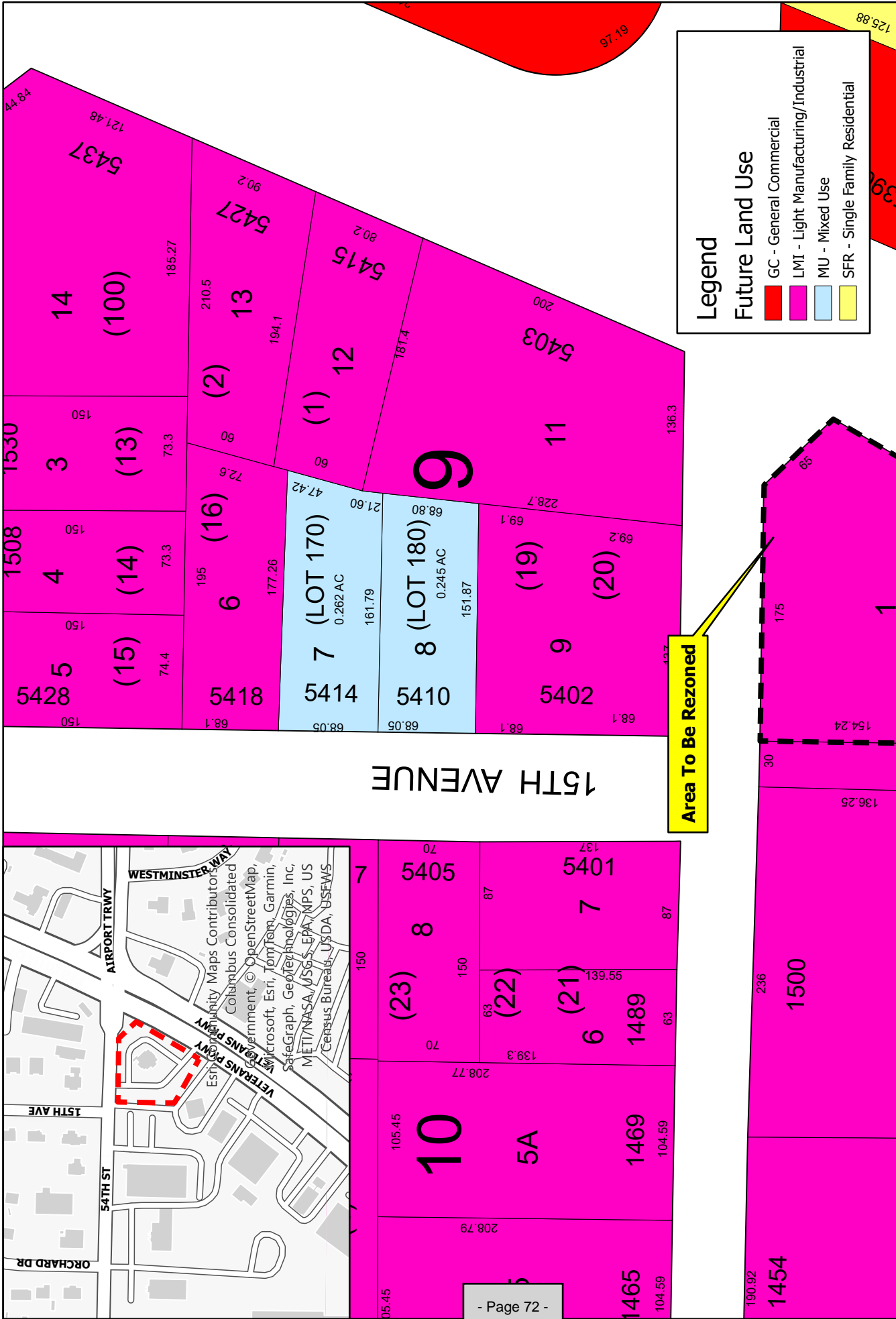


Existing Land Use Map for
 EXCP 0416
 Map 188 Block 020 Lot 001
 Planning Department-Planning Division
 Prepared By Planning GIS Tech

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: 3/12/2026

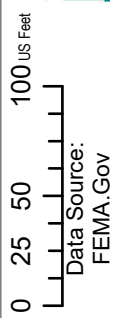


Area To Be Rezoned

Legend

Future Land Use

- GC - General Commercial
- LMI - Light Manufacturing/Industrial
- MU - Mixed Use
- SFR - Single Family Residential

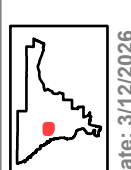


Data Source:
FEMA.GOV

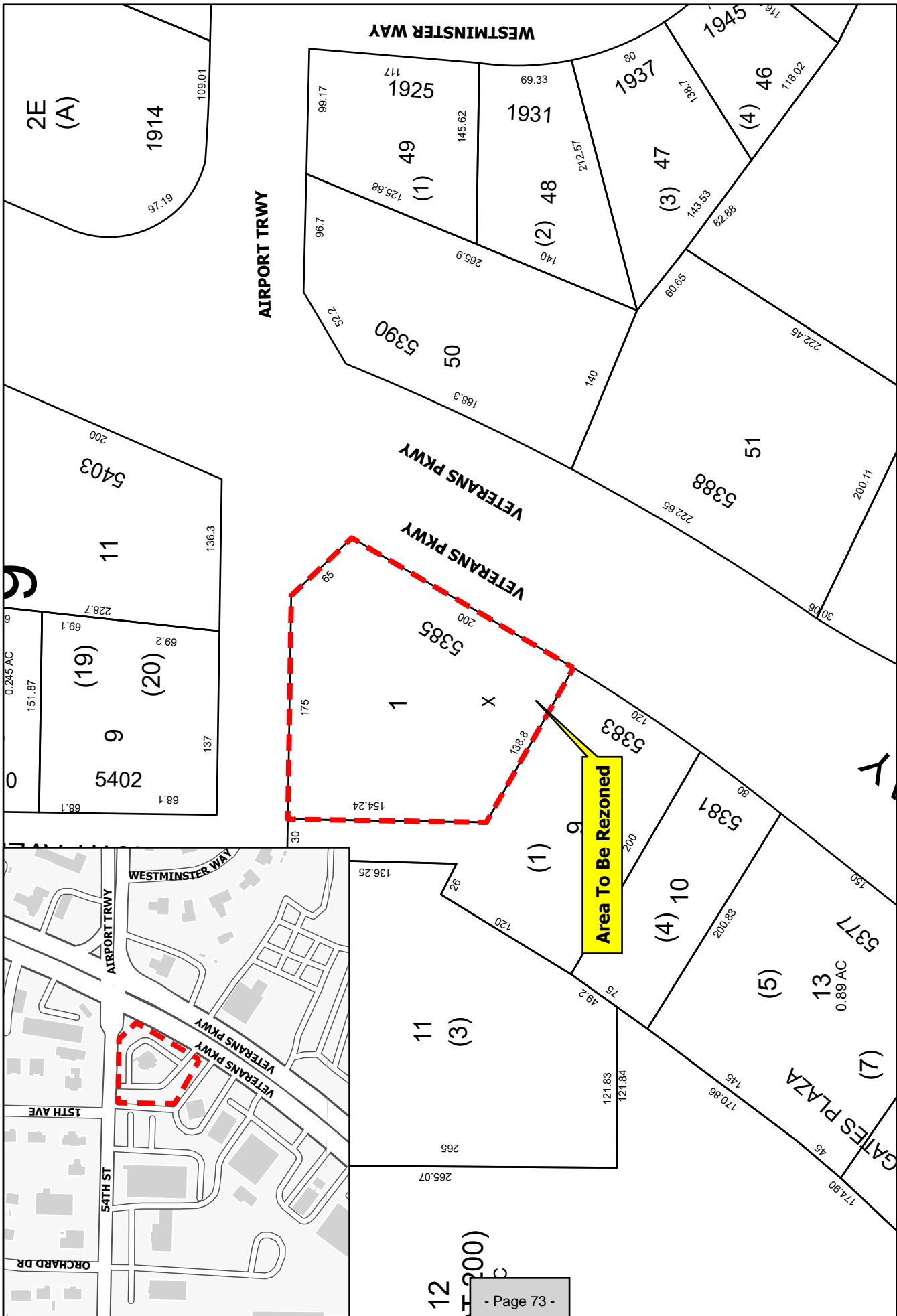
Future Land Use Map for
EXCP 03-025 - 0416
Map 188 Block 020 Lot 001

Planning Department-Planning Division
Prepared By Planning GIS Tech

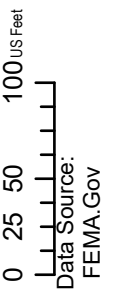
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Date: 3/12/2026

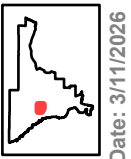


Area To Be Rezoned



Flood Hazard Map for
EXCP 0416
Map 188 Block 020 Lot 001
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: 3/11/2026

REZONING MEMORANDUM
5385 Veterans Parkway
Columbus, Georgia
Parcel ID: 188 020 001

Applicant: Edward French of Highland Asset Veterans Pkwy LLC

Request: Rezoning from NC (Neighborhood Commercial) to GC (General Commercial) with Special Exception

Ordinance Reference: Ordinance No. 24-069

I. Property Overview

The subject property consists of approximately 0.85 acres located at 5385 Veterans Parkway in Columbus, Georgia (Parcel ID 188 020 001). The site fronts Veterans Parkway, a major arterial corridor serving established commercial development in north Columbus.

The applicant seeks to rezone the property from NC (Neighborhood Commercial) to GC (General Commercial) to allow for development of a convenience store with fuel sales consistent with the character and intensity of the surrounding corridor.

II. Compliance with Ordinance No. 24-069

Section 1(G) – Separation from Existing Fuel Sales

Ordinance 24-069 requires a minimum 2,000-foot separation between convenience stores with fuel sales located on the same side of the street.

The property line-to-property line distance between the subject property and the nearest existing convenience store with fuel sales located on the same side of Veterans Parkway (5731 Veterans Parkway – Chevron) exceeds 2,300 feet.

Accordingly, the subject property satisfies and exceeds the required same-side separation standard under Ordinance 24-069.

Section 1(H) – Major Arterial Requirement

The subject property fronts Veterans Parkway, which is classified as a major arterial roadway. This requirement is fully satisfied.

Section 1(I) – Special Exception (Lot Size)

The subject parcel contains approximately 0.85 acres.

Section 1(I)(2) allows for a special exception for parcels between one-half ($\frac{1}{2}$) acre and one (1) acre. The applicant respectfully requests this special exception as part of this application.

Section 1(J) – Pump Count Requirement

The ordinance requires that a qualifying convenience store with fuel sales include six (6) or more fueling positions.

The proposed site plan includes ten (10) fueling positions. This requirement is fully satisfied.

III. Alcohol Distance Compliance (Future Beer & Wine Sales)

Although not part of the zoning request itself, the applicant has reviewed applicable alcohol distance requirements for future licensing compliance.

The door-to-door travel distance from the proposed store entrance to the nearest church exceeds 300 feet, satisfying the applicable separation requirement.

With respect to residential separation provisions, the surrounding corridor is predominantly zoned GC and NC. The UDO provides that the 200-foot private residence restriction does not apply where a majority of land within the prohibited distance is zoned UPT, NC, GC, RO, LMI, HMI, or PMUD. The subject property is located within a commercially zoned corridor meeting this standard.

The proposed development is compliant with applicable local alcohol distance provisions.

IV. Corridor Character & Consistency

Veterans Parkway is a developed commercial arterial corridor characterized by General Commercial (GC) zoning, Neighborhood Commercial (NC) zoning, established retail and service uses, and existing commercial infrastructure.

Rezoning the subject property to GC aligns the zoning classification with the functional character of the corridor and permits a use contemplated under Ordinance 24-069.

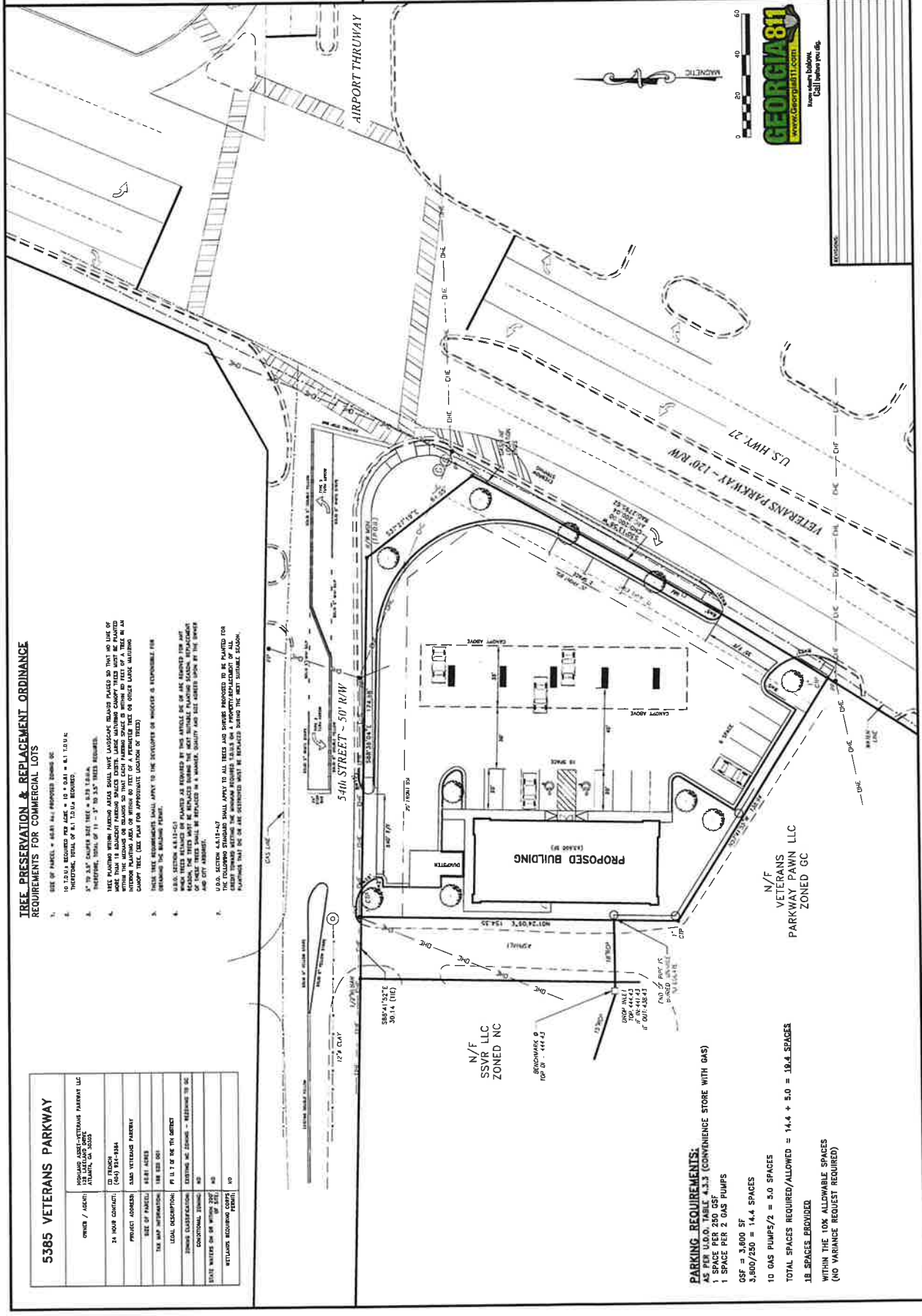
The request does not introduce an incompatible land use but instead reflects the established commercial pattern along Veterans Parkway.

V. Conclusion

The requested rezoning from NC to GC with Special Exception:

- Meets separation requirements under Ordinance 24-069
- Satisfies arterial frontage requirements
- Qualifies for special exception lot size consideration
- Meets pump count requirements
- Is consistent with the commercial character of the Veterans Parkway corridor
- Complies with applicable alcohol distance standards

The applicant respectfully requests approval of the rezoning and associated special exception.



TREE PRESERVATION & REPLACEMENT ORDINANCE REQUIREMENTS FOR COMMERCIAL LOTS

1. SIZE OF PAVEMENT SHALL BE PROPOSED TO BE 10.00' x 10.00' TO 12.00' x 12.00'.
2. ALL TREES SHALL BE 4" DBH OR GREATER.
3. ALL TREES SHALL BE 10' TO 12' TALL.
4. TREE PLANTING SHALL BE DONE IN ACCORDANCE WITH THE CITY OF COLUMBUS TREE PRESERVATION ORDINANCE. THE TREE SHALL BE REPLACED IN A MANNER, QUALITY AND SIZE ASBESTIC WITHIN THE SAME CANOPY TREE. (SEE PLAN FOR APPROXIMATE LOCATION OF TREES)
5. TREE REPLACEMENT SHALL APPLY TO THE DEVELOPER OR WHOEVER IS RESPONSIBLE FOR THE REPLACEMENT.
6. ALL TREES SHALL BE 4" DBH OR GREATER. THE TREE SHALL BE REPLACED IN A MANNER, QUALITY AND SIZE ASBESTIC WITHIN THE SAME CANOPY TREE. (SEE PLAN FOR APPROXIMATE LOCATION OF TREES)
7. THE FOLLOWING STANDARD SHALL APPLY TO ALL TREES AND SHRUBS PROPOSED TO BE PLANTED FOR THE PROJECT. THE TREE SHALL BE REPLACED IN A MANNER, QUALITY AND SIZE ASBESTIC WITHIN THE SAME CANOPY TREE. (SEE PLAN FOR APPROXIMATE LOCATION OF TREES)

5385 VETERANS PARKWAY	
OWNER / AGENT:	SSVR LLC 1001 W. MARKET STREET ATLANTA, GA 30305
24 HOUR CONTACT:	(404) 541-4344
PROJECT ADDRESS:	5385 VETERANS PARKWAY
DATE OF PLAN:	02/24/20
TAX MAP INFORMATION:	188 000 001
LEGAL DESCRIPTION:	PT 1/2 OF THE 100 ACRES
ZONING CLASSIFICATION:	SSVR - 188 000 001
CONDITIONAL ZONING:	SSVR - 188 000 001
STATE WATER OR AIR QUALITY ZONE:	188 000 001
WETLANDS COLORADO ZONE:	188 000 001

PARKING REQUIREMENTS:
 AS PER U.D.O. TABLE 4.3.3 (COMMERCIAL STORE WITH GAS)
 1 SPACE PER 250 GSF
 1 SPACE PER 2 GAS PUMPS
 GSF = 3,600 SF
 3,600/250 = 14.4 SPACES

10 GAS PUMPS/2 = 5.0 SPACES
 TOTAL SPACES REQUIRED/ALLOWED = 14.4 + 5.0 = 19.4 SPACES
 18 SPACES PROVIDED
 WITHIN THE 10% ALLOWABLE SPACES
 (NO VARIANCE REQUEST REQUIRED)

File Attachments for Item:

4. 2nd Reading: An ordinance providing for the demolition of various structures located at:

1) 3219 Cusseta Road (Edward Francis, Owner)2) 945 Henry Avenue (Willie A. Callier Etal, Owner)3) 1103 Henry Avenue (Connell L. & Minnie L. Holloman, Owner)4) 4026 Oates Avenue (Blue Fox Goebell LLC, Owner)5) 917 38th Street (Winston S. Marchan Jr., Owner)6) 4010 6th Avenue (Nstream Properties LLC, Owner)7) 1112 Bolton Avenue (Claudia & Harvey Joseph, Sr, Owner)8) 2623 Clover Lane (Darrel G. Hicks Jr., Owner)9) 2119 Munson Drive (Wendy Margarita Martinez, Owner)10)1118 Thyer Avenue (Nchotu Success, Owner)

and for demolition services for the Inspections and Code Department in accordance with the attached Tabulation of Bid sheet. (Mayor Pro-Tem)

AN ORDINANCE

NO. _____

An ordinance providing for the demolition of various structures located at:

- 1) **3219 Cusseta Road** (Edward Francis, Owner)
- 2) **945 Henry Avenue** (Willie A. Callier Etal, Owner)
- 3) **1103 Henry Avenue** (Connell L. & Minnie L. Holloman, Owner)
- 4) **4026 Oates Avenue** (Blue Fox Goebell LLC, Owner)
- 5) **917 38th Street** (Winston S. Marchan Jr., Owner)
- 6) **4010 6th Avenue** (Nstream Properties LLC, Owner)
- 7) **1112 Bolton Avenue** (Claudia & Harvey Joseph, Sr, Owner)
- 8) **2623 Clover Lane** (Darrel G. Hicks Jr., Owner)
- 9) **2119 Munson Drive** (Wendy Margarita Martinez, Owner)
- 10) **1118 Thyer Avenue** (Nchotu Success, Owner)

and for demolition services for the Inspections and Code Department in accordance with the attached Tabulation of Bid sheet.

WHEREAS, Section 8-81 through 8-90 of the Columbus Code specifies the procedure and requirements for removal of buildings unsafe or unfit for human habitation;

WHEREAS, these provisions and requirements have been and are fully complied with on the property listed below;

WHEREAS, administrative implementation instructions pertaining to this Ordinance are on file in the Finance Department, Accounting Division, the Inspections and Code Department, the Clerk of Council's Office, and the City Manager's Office;

WHEREAS, W.T. Miller is the contractor for the demolition of all structures located at:

- 1) **3219 Cusseta Road** (Edward Francis, Owner)
- 2) **945 Henry Avenue** (Willie A. Callier Etal, Owner)
- 3) **1103 Henry Avenue** (Connell L. & Minnie L. Holloman, Owner)
- 4) **4026 Oates Avenue** (Blue Fox Goebell LLC, Owner)
- 5) **917 38th Street** (Winston S. Marchan Jr., Owner)
- 6) **4010 6th Avenue** (Nstream Properties LLC, Owner)
- 7) **1112 Bolton Avenue** (Claudia & Harvey Joseph, Sr, Owner)
- 8) **2623 Clover Lane** (Darrel G. Hicks Jr., Owner)
- 9) **2119 Munson Drive** (Wendy Margarita Martinez, Owner)
- 10) **1118 Thyer Avenue** (Nchotu Success, Owner)

in the total amount of **\$145,941.82** for demolition services; and

WHEREAS, funds are budgeted in the FY26 Budget, in the General Fund (0101-240-2200-6381).

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

SECTION 1.

After adoption and approval of this Ordinance and compliance with such required procedures, including the notices and hearing set forth, the demolition of the structures listed above, and for total costs listed above, in accordance with Sections 8-81 through 8-90 of the Columbus Code, is hereby authorized.

SECTION 2.

After validation by signature of duly appointed officials, the City's Chief Accountant shall cause the assessments to be entered in the Demolition Lien Book located in the Office of the Clerk of Superior Court.

SECTION 3.

A copy of this Ordinance shall be mailed to each property owner immediately after entry with a noted date, page, and line number of the Demolition Lien Book.

Introduced at a regular meeting of the Council of Columbus, Georgia, held on the 12th day of May 2026; introduced a second time at a regular meeting of said council held on the ____ day of May 2026 and adopted at said meeting by the affirmation 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

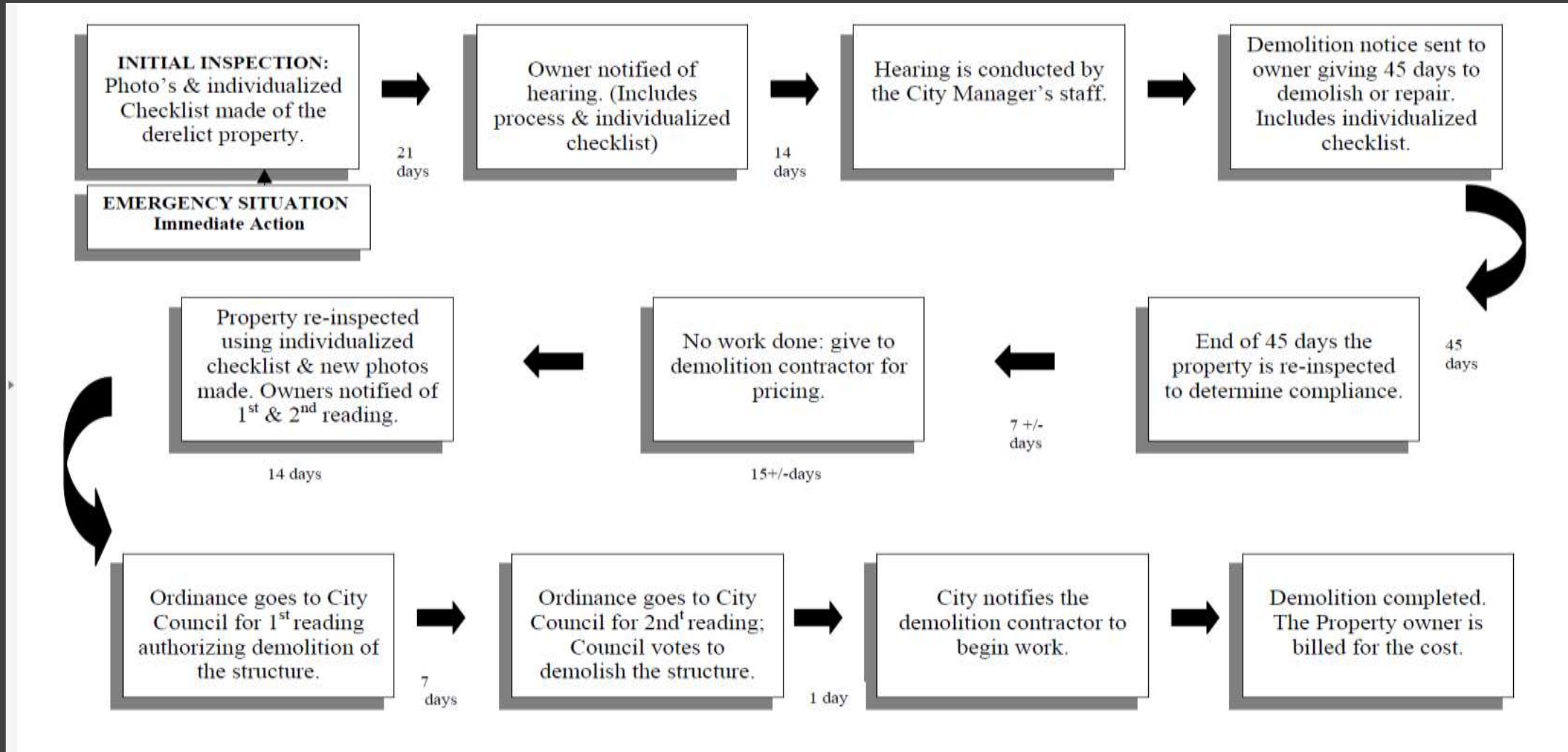
May 2026 Demolition Bid Tabulation Sheet	
Property	Demolition Amount
1) 3219 Cusseta Road (Edward Francis, Owner)	\$11,616.72
2) 945 Henry Avenue (Willie A. Callier Etal, Owner)	\$9,308.16
3) 1103 Henry Avenue (Connell L. & Minnie L. Holloman, Owner)	\$14,305.36
4) 4026 Oates Avenue (Blue Fox Goebell LLC, Owner)	\$12,912.72
5) 917 38th Street (Winston S. Marchan Jr., Owner)	\$18,712.98
6) 4010 6th Avenue (Nstream Properties LLC, Owner)	\$8,471.40
7) 1112 Bolton Avenue (Claudia & Harvey Joseph, Sr, Owner)	\$15,733.56
8) 2623 Clover Lane (Darrel G. Hicks Jr., Owner)	\$15,303.32
9) 2119 Munson Drive (Wendy Margarita Martinez, Owner)	\$12,808.24
10) 1118 Thyer Avenue (Nchotu Success, Owner)	\$26,769.36
TOTAL	\$145,941.82



INSPECTIONS & CODE DEPARTMENT

Demolition Properties

Demolition Process



Tabulation Bid Sheet – WT Miller May 2026

May 2026 Demolition Bid Tabulation Sheet

Property	Demolition Amount
1) 3219 Cusseta Road (Edward Francis, Owner)	\$11,616.72
2) 945 Henry Avenue (Willie A. Callier Etal, Owner)	\$9,308.16
3) 1103 Henry Avenue (Connell L. & Minnie L. Holloman, Owner)	\$14,305.36
4) 4026 Oates Avenue (Blue Fox Goebell LLC, Owner)	\$12,912.72
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9) 2119 Munson Drive (Wendy Margarita Martinez, Owner)	\$12,808.24
10) 1118 Thyer Avenue (Nchotu Success, Owner)	\$26,769.36
TOTAL	\$145,941.82

Proposed
Properties to
be Demolished

3219 Cusseta Road (Edward Francis, Owner)



Property Tax Status: Delinquent for 2025

945 Henry Avenue (Willie A. Callier Etal, Owner)



Property Tax Status: Delinquent for 2016-2025

1103 Henry Avenue (Connell L. & Minnie L.
Holloman, Owner)



Property Tax Status: Delinquent for 2023-2025

4026 Oates Avenue (Blue Fox Goebell LLC, Owner)



Property Tax Status: Delinquent for 2025

917 38th Street (Winston S. Marchan Jr., Owner)



Property Tax Status: Delinquent for 2021-2025

4010 6th Avenue (Nstream Properties LLC, Owner)



Property Tax Status: Delinquent for 2025

1112 Bolton Avenue (Claudia & Harvey Joseph, Sr, Owner)



Property Tax Status: Up to date

2623 Clover Lane (Darrel G. Hicks Jr., Owner)



Property Tax Status: Delinquent for 2022-2025

2119 Munson Drive (Wendy Margarita Martinez, Owner)



Property Tax Status: Up to date

1118 Thyer Avenue (Nchotu Success, Owner)



Property Tax Status: Delinquent for 2024 & 2025



INSPECTIONS & CODE DEPARTMENT

Questions?

File Attachments for Item:

5. 2nd Reading: An ordinance to provide for a levy of increase on ad valorem taxes for blighted property; to provide for identification of blighted property; to provide for remediation; to provide for a decrease on ad valorem taxes on property; and for other purposes. (Councilors Garrett and Davis)

Ordinance

No. _____

An ordinance to provide for a levy of increase on ad valorem taxes for blighted property; to provide for identification of blighted property; to provide for remediation; to provide for a decrease on ad valorem taxes on property; and for other purposes.

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

SECTION 1.

Chapter 8 of the Columbus Code is amended by adding a new Article, to be numbered Article VII, which shall include the following language:

Article VII Blighted Property- Identification, tax increase and tax reduction

Sec. 8-91. Purpose.

The existence of real property which is maintained in a blighted condition increases the burden of the state and local government by increasing the need for government services, including but not limited to social services, public safety services, and code enforcement services. Rehabilitation of blighted property decreases this need for such government services.

In recognition of the need for enhanced governmental services and in order to encourage private property owners to maintain their real property and the buildings, structures and improvement thereon in good condition and repair, and as an incentive to encourage community redevelopment, a community redevelopment tax incentive program is hereby established as authorized by Article IX, Section II, Paragraph VII(d) of the 1983 Constitution of the State of Georgia.

Sec. 8-92. Definitions.

- (a) 'Blighted property', 'blighted', or 'blight' means any urbanized or developed property which:
- (1) Presents two or more of the following conditions:
 - (A) Uninhabitable, unsafe, or abandoned structure;
 - (B) Inadequate provisions for ventilation, light, air, or sanitation;
 - (C) An imminent harm to life or other property caused by fire, flood, hurricane, tornado, earthquake, storm, or other natural catastrophe respecting which the governor has declared a

state of emergency under the state law or has certified the need for disaster assistance under federal law; provided, however, this division shall not apply to property unless the relevant public agency has given notice in writing to the property owner regarding specific harm caused by the property and the owner has failed to take reasonable measures to remedy the harm;

- (D) A site identified by the federal Environmental Protection Agency as a superfund site pursuant to 42 U.S.C. Section 9601, et seq., or having environmental contamination to an extent that requires remedial investigation or a feasibility study;
 - (E) Repeated illegal activity on the individual property of which the property owner knew, should have known, or has been made aware; or
 - (F) The maintenance of the property is below state, county, or municipal codes for at least one year after written notice of the code violation to its owner; and
- (2) Is conducive to ill health, transmission of disease, infant mortality, or crime in the immediate proximity of the property or otherwise detrimental to the health or safety of the public.

Property shall not be deemed blighted solely because of esthetic conditions.

- (b) ‘Building inspector’ means a certified inspector possessing the requisite qualifications to determine minimal code compliance.
- (c) ‘Community redevelopment’ means any activity, project, or service necessary or incidental to achieving the redevelopment or revitalization of a redevelopment area or portion thereof designated for redevelopment through an urban redevelopment plan or thorough local ordinances relating to the repair, closing, and demolition of buildings and structures unfit for human habitation.
- (d) ‘Governing authority’ means the Council of Columbus, Georgia, a consolidated city-county government.
- (e) ‘Millage’ or ‘millage rate’ means the levy, in mills, which is the general millage rate established by the governing authority for purposes of financing, in whole or in part, the levying jurisdiction's general maintenance and operations expenses for the fiscal year (“the M&O millage”).

- (f) 'Person' means such individual(s), partnership, corporations, business entities and associations which return real property for ad valorem taxation or who are chargeable by law for the taxes on the property.
- (g) 'Public officer' means Building Official as defined in this Chapter or such officer or employee of the city as designated by the city manager to perform the duties and responsibilities hereafter set forth in this article.

Sec. 8-93. Ad Valorem Tax Increase on Blighted Property

- (a) There is hereby levied on all real property within the city which has been officially identified on or before January 1 of the tax year as maintained in a blighted condition an increased ad valorem tax by applying a factor of seven (7.0) to the millage rate applied to the property, so that such property shall be taxed at a higher millage rate generally applied in the municipality, or otherwise provided by general law; provided, however, real property on which there is situated a dwelling house which is being occupied as the primary residence of one or more persons shall not be subject to official identification as maintained in a blighted condition and shall not be subject to increased taxation.
- (b) Such increased ad valorem tax shall be applied and reflected in the first tax bills after the increased ad valorem tax is levied pursuant to paragraph (a) above.
- (c) Revenues arising from the increased rate of ad valorem taxation shall, upon receipt, be deposited in the general fund. at Council's election some or all of the funds may be designated to be used for community redevelopment purposes, as identified in an approved urban redevelopment program, including defraying the cost of the city's program to close, repair, or demolish unfit building and structures.

Sec. 8-94. Identification of Blighted Property.

- (a) In order for a parcel of real property to be officially designated as maintained in a blighted condition and subject to increased taxation, the following steps must be completed:
 - (1) An inspection must be performed on the parcel of property. In order for an inspection to be performed,
 - (A) A request may be made by the public officer or by at least five residents of the city for inspection of a parcel of property, said inspection to be based on the criteria as delineated in ordinance, or

- (B) The public officer may cause a survey of existing housing conditions to be performed, or may refer to any such survey conducted or finalized within the previous five years, to locate or identify any parcels which may be in a blighted condition and for which a full inspection should be conducted to determine if that parcel of property meets the criteria set out in this article for designation as being maintained in a blighted condition.
- (2) A written inspection report of the findings for any parcel of property inspected pursuant to subsection (1) above shall be prepared and submitted to the public officer. Where feasible, photographs of the conditions found to exist on the property on the date of inspection shall be made and supplement the inspection report. Where compliance with minimum construction, housing, occupancy, fire and life safety codes in effect within the city are in question, the inspection shall be conducted by a certified inspector possessing the requisite qualifications to determine minimal code compliance.
- (3) Following completion of the inspection report, the public officer shall make a determination, in writing, that a property is maintained in a blighted condition, as defined by this article, and is subject to increased taxation.
- (4) The public officer shall cause a written notice of his determination that the real property at issue is being maintained in a blighted condition to be served upon the person(s) shown on the most recent tax digest of Muscogee County as responsible for payment of ad valorem taxes assessed thereon; provided, however, where through the existence of reasonable diligence it becomes known to the public officer that real property has been sold or conveyed since publication of the most recent tax digest, written notice shall be given to the person(s) known or reasonably believed to then own the property or be chargeable with the payment of ad valorem taxes thereon, at the best address available. Service in the manner set forth at O.C.G.A. § 41-2-12 shall constitute sufficient notice to the property's owner or person chargeable with the payment of ad valorem taxes for purpose of this section, except that posting of the notice on the property will not be required.
- (b) The written notice given to the person(s) chargeable with the payment of ad valorem taxes shall notify such person of the public officer's determination the real property is being maintained in a blighted condition and shall advise such person of the hours and location at which the person may inspect and copy the public officer's determination and any supporting documentation. Persons notified that real property of which the person(s) is chargeable with

the payment of ad valorem taxes shall have 30 days from the receipt of notice in which to request a hearing before the Environmental Division of the Recorder's Court of Columbus, Georgia. Written request for hearing shall be filed with the public officer and shall be date-stamped upon receipt. Upon receipt of a request for hearing, the public officer shall notify the municipal court and the building inspector or person who performed the inspection and prepared the inspection report.

- (c) Within 30 days of the receipt of a request for hearing, the Recorder's court clerk shall set a date, time and location for the hearing and shall give at least ten business days' notice to the person(s) requesting the hearing, the public officer and the building inspector or person who performed the inspection and prepared the inspection report. Notice of scheduled hearings shall be published as a legal advertisement in at least one newspaper of general circulation in Columbus, Georgia, and posted on the Columbus Consolidated Government web-site, at least five days prior to the hearing. Hearings may be continued by the Recorder's court judge upon request of any party, for good cause.
- (d) At the hearing, the public officer shall have the burden of demonstrating by a preponderance of the evidence that the subject property is maintained in a blighted condition, as defined by this article. The Recorder's Court judge shall cause a record of the evidence submitted at the hearing to be maintained. Upon hearing from the public officer and/or their witnesses and the person(s) requesting the hearing and/or their witnesses, the judge of Recorder's Court shall make a determination either affirming or reversing the determination of the public officer. The determination shall be in writing and copies thereof shall be served on the parties by certified mail or statutory overnight delivery. The determination by the court shall be deemed final. A copy of such determination shall also be served upon the Tax Commissioner of Muscogee County, who shall include the increased tax on the next regular tax bill rendered on behalf of the city.
- (e) Persons aggrieved by the determination of the court affirming the determination of the public officer may petition the Superior Court of Muscogee County for a writ of certiorari within 30 days of issuance of the court's written determination.

Sec. 8-95. Remediation or Redevelopment.

- (a) A property owner or person(s) who is chargeable with the payment of ad valorem taxes on real property which has been officially designated pursuant to this article as property maintained in a blighted condition may petition the public officer to lift the designation, upon proof of compliance with the following:

- (1) Completion of work required under a plan of remedial action or redevelopment approved by the city's planning and development director which addresses the conditions of blight found to exist on or within the property, including compliance with all applicable minimum codes; or
 - (2) Completion of work required under a court order entered in a proceeding brought pursuant to Article _____, Unfit Buildings and Structures, of Chapter _____ of the Code of _____, Georgia.
- (b) Before action on a petition to lift the designation, the public officer shall cause the property to be thoroughly inspected by a building inspector who, by written inspection report, shall certify that all requisite work has been performed to applicable code in a workmanlike manner, in accordance with the specifications of the plan of remedial action or redevelopment, or applicable court order. Upon finding required work to be satisfactorily performed, the public officer shall issue a written determination that the real property is no longer maintained in a blighted condition. Copies of this determination shall be served upon the person(s) chargeable with the payment of ad valorem taxes, and upon the Board of Tax Assessors and the Tax Commissioner of Muscogee County.
- (c) All plans for remedial action or redevelopment shall be in writing, signed by the person(s) chargeable with the payment of ad valorem taxes on the real property and the director of the city's planning and development department, and contain the following:
- (1) The plan shall be consistent with the city's comprehensive plan and all laws and ordinances governing the subject property, and shall conform to any urban redevelopment plan adopted for the area within which the property lies;
 - (2) The plan shall set forth in reasonable detail the requirements for repair, closure, demolition, or restoration of existing structures, in accordance with minimal statewide codes; where structures are demolished, the plan shall include provisions for debris removal, stabilization and landscaping of the property;
 - (3) On parcels of five acres or greater, the plan shall address the relationship to local objectives respecting land uses, improved traffic, public transportation, public utilities, recreational and community facilities, and other public improvements;
 - (4) The plan shall contain verifiable funding sources which will be used to complete its requirements and show the feasibility thereof;

- (5) The plan shall contain a timetable for completion of required work; and
- (6) Any outstanding ad valorem taxes (state, school, county and city, including the increased tax pursuant to this article) and governmental liens due and payable on the property must be satisfied in full.

Sec. 8-96. Decrease of Tax Rate.

- (a) Real property which has had its designation as maintained in a blighted condition removed by the public officer, as provided in Section 8-94, Identification of Blighted Property, of this Article, shall be eligible for a decrease in the rate of city ad valorem taxation by applying a factor of 0.5 to the city millage rate applied to the property, so that such property shall be taxed at a lower millage rate than the millage rate generally applied in the municipality or otherwise provided by general law; such decreased rate of taxation shall be applied beginning with the next tax bill rendered following removal of official designation of a real property as blighted. The decreased rate of taxation may be given in successive years, depending on the amount of cost expended by the person(s) chargeable with payment of ad valorem taxes on the property to satisfy its remediation or redevelopment, with every \$25,000.00 or portion thereof equaling one year of tax reduction; provided, however, that no property shall be entitled to reduction in city ad valorem taxes for more than four successive years.
- (b) In order to claim entitlement for a decreased rate of taxation, the person(s) chargeable with payment of ad valorem taxes on the property shall submit a notarized affidavit to the public officer, supported by receipts or other evidence of payment, of the amount expended. The value of qualifying remediation expenses shall be certified annually by the Public Officer. In determining costs which may be considered ineligible to support a claim the Public Officer shall use the list of ineligible costs defined in O.C.G.A. §48-5-7.6(a)(4)

Sec. 8-97. Notice to Board of Tax Assessors and Tax Commissioner.

It shall be the duty of the public officer to notify the Board of Tax Assessors and the Tax Commissioner of Muscogee County in writing as to designation or removal of designation of a specific property as maintained in a blighted condition. Such notice shall identify the specific property by street address and tax map, block and parcel number, as assigned by the Muscogee County Tax Assessor's Office. The public officer shall cooperate with the tax commissioner to assure accurate tax billing of those properties subject to increased or reduced ad valorem taxation under this article.

SECTION 2.

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 12th day of May 2026; introduced a second time at a regular meeting held on the ____ day of ____ 2026 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. 1st Reading: An Ordinance regulating vehicular traffic in Columbus, Georgia by establishing a “NO PARKING ANYTIME” zone along Warm Springs Road beginning at the Southwest corner of the intersection of Billings Road running Southwesterly for approximately 500 Feet; repealing any conflicting ordinances : and for other purposes. (Mayor Pro-Tem)

**ORDINANCE
NO. _____**

AN ORDINANCE REGULATING VEHICULAR TRAFFIC IN COLUMBUS, GEORGIA BY ESTABLISHING A “NO PARKING ANYTIME” ZONE ALONG WARM SPRINGS ROAD BEGINNING AT THE SOUTHWEST CORNER OF THE INTERSECTION OF BILLINGS ROAD RUNNING SOUTHWESTERLY FOR APPROXIMATELY 500 FEET; REPEALING ANY CONFLICTING ORDINANCES; AND FOR OTHER PURPOSES.

THE COUNCIL OF COLUMBUS, GEORGIA HEREBY ORDAINS:

SECTION I.

That it shall be unlawful for any person to park or rank a vehicle anytime along any portion of the following street segment as herein described.

Warm Springs Road – Beginning at the Southwest corner of the intersection of Billings Road, running Southwesterly for approximately 500 feet.

SECTION II.

That official traffic control signs indicate the parking restriction described here within.

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 ____ 2026; introduced a second time at a regular meeting of said Council held on the ____ day of ____ 2026 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



**Columbus Consolidated Government
Council Meeting Agenda Item**

Item #6.

TO:	Mayor and Councilors
AGENDA SUBJECT:	Proposed Parking Ordinance restricting parking on Warm Springs Road
AGENDA SUMMARY:	Approval is requested enacting a “No Parking Ordinance” along Warm Springs Road; authorizing the installation of traffic control signs and repealing any conflicting ordinances.
INITIATED BY:	Engineering Department

Recommendation: Approval is requested to enact a “No Parking Anytime” Ordinance along Warm Springs Road beginning at the Southwest corner of the intersection of Billings Road running Southwesterly for approximately 500 feet; authorizing the installation of official Traffic Control Signs indicating restrictions; repealing conflicting ordinances and for other purposes.

Background: The Engineering Department received a request from Councilors due to tractor trailers parking and damaging City Right-of-way.

Analysis: Parking within this location is causing damage to the City Right-of-way. During times of rain, it also is causing tracking onto the roadway.

Financial Considerations: The cost for the installation of the traffic control signs will be provided from the Traffic Engineering Division’s operating budget.

Legal Considerations: Council approval is required to enact ordinances restricting parking.

Recommendation/Action: Approval is requested to enact a “No Parking Anytime” Ordinance along Warm Springs Road beginning at the Southwest corner of the intersection of Billings Road running Southwesterly for approximately 500 feet; authorizing the installation of official Traffic Control Signs indicating restrictions; repealing conflicting ordinances and for other purposes.

File Attachments for Item:

7. 1st Reading: An Ordinance amending the Columbus Code to repeal and replace Sections 14-14 and 14-15 with new code sections that impose a curfew for unattended minors in the Uptown District, and for other purposes. (Request of Uptown Columbus)

ORDINANCE

NO. _____

An Ordinance amending the Columbus Code to repeal and replace Sections 14-14 and 14-15 with new code sections that impose a curfew for unattended minors in the Uptown District, and for other purposes.

WHEREAS, the Uptown District from 8th Street to 14th Street, between 2nd Avenue and Bay Avenue, (“the District”) is a diverse area of business, entertainment, recreation and tourism activities; and

WEHREAS, the Columbus Police Department has recorded a concerning number of calls and arrests in the District over the past years as evidenced by the report attached hereto as Exhibit A which shows that there have been 434 cases resulting in 331 arrests; and

WHEREAS, it has been the observation of law enforcement officials, business owners, and other goodwill ambassadors in the District that a large number of the incidents occur in the evening hours and are associated with the presence of a large number of unsupervised juveniles who appear to be dropped off and left in the District during the evening hours; and

WHEREAS, it is the desire of this Council to implement a curfew for the summer and early fall months to address these issues.

**NOW THEREFORE THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY ORDAINS:
SECTION 1.**

Section 14-14 and 14-15 of the Columbus code which are currently reserved shall be replaced by two new code sections 14-14 and 14-15 to read as follows:

“Sec. 14-14. Curfew Authorized.

It shall be unlawful for any person under the age of eighteen (18) years to remain in or upon any public place, street, sidewalk, park, parking garage, or any other public area within the designated Uptown District (from 8th Street to 14th Street, between 2nd Avenue and Bay Ave) unsupervised by an adult having the lawful authority to be at such places between the hours of 9:00 p.m. on any day and 5:00 a.m. of the following day.

The provisions of this ordinance shall not apply to a minor who:

- a) Is accompanied by a parent, legal guardian, or other adult having the lawful care and custody of the minor;
- b) Is engaged in lawful employment, or traveling directly to or from such employment;
- c) Is attending or traveling to or from a school-sponsored, civic, religious, or other approved organized activity;
- d) Is a current Columbus State University student and is housed in the Uptown Columbus area;
- e) Is attending or traveling directly to or from an activity exercising the First Amendment rights protected under the Constitution; or
- f) Is staying at a hotel or lodging facility in the designated area.

Sec. 14-15. Responsibility of Parents.

- (a) It shall be unlawful for the parent, guardian, or other adult having custody or control of any child under the age of 18 to permit, or by insufficient control, allow such child to remain

in or upon any public place, street, sidewalk, park, parking garages or other public area within the designated Uptown District (from 8th Street to 14th Street, between 2nd Avenue and Bay Ave) unsupervised by an adult having the lawful authority to be at such places between the hours of 9:00 p.m. on any day and 5:00 a.m. of the following day; except in circumstances set out in subsection (a) through (f) of section 14-14.

(b) Any parent, guardian, or other adult violating this section shall, upon conviction before the recorder of Columbus, Georgia, be punished in accordance with section 1-8 of the Columbus, Georgia, Code of Ordinances.

SECTION 2.

If any section, clause, portion or provision of this ordinance is found unconstitutional, such invalidity shall not affect any other portion of this ordinance.

SECTION 3.

This ordinance shall become effective ten (10) days after signing by the Mayor and transmission to the Clerk of Council, and it shall sunset on September 30, 2026, for evaluation of its effectiveness and whether there is a continuing need for it.

SECTION 4.

All ordinances and 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 26th day of May 2026; and introduced on second reading at a regular meeting of said Council held on the ____ day of ____ 2026 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

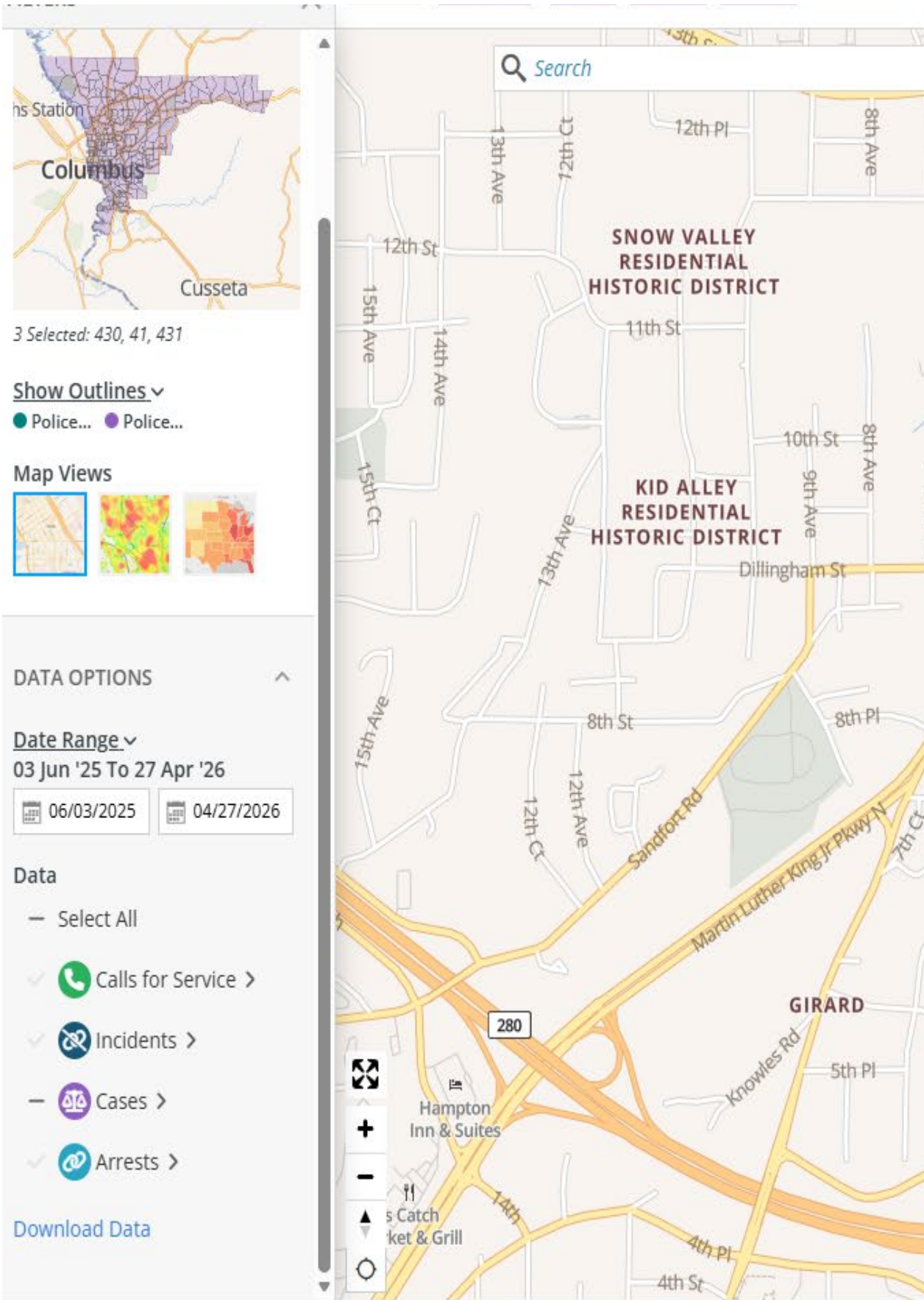
Uptown CFS By Time

Disposition (Multiple Items)
 ORI GA1060100

Call Count Row Labels	Column Labels Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
12 - 1:00 AM						1	1
2 - 3:00 AM					1	1	
3 - 4:00 AM	1					1	
4 - 5:00 AM			1				
5 - 6:00 AM				1			
6 - 7:00 AM			1				
7 - 8:00 AM		2		5	1		
8 - 9:00 AM		2		1		1	
9 - 10:00 AM		1	2		1	2	
10 - 11:00 AM	1	1		1	1		1
11 - 12:00 PM			1		1	2	
12 - 1:00 PM	1	1	1	1	2		2
1 - 2:00 PM	2		1		1	2	1
2 - 3:00 PM				1		2	
3 - 4:00 PM	1	1		1	1	2	1
4 - 5:00 PM							1
5 - 6:00 PM		1		1			1
6 - 7:00 PM		1	1			2	
7 - 8:00 PM	1						1
8 - 9:00 PM			1	1			
9 - 10:00 PM	1	1			1	1	2
10 - 11:00 PM						1	
11 - 12:00 AM					1		
Grand Total	8	11	9	13	11	18	11

Law Enforcement Explorer - Columbus Consolidated Government (Muscoogie)

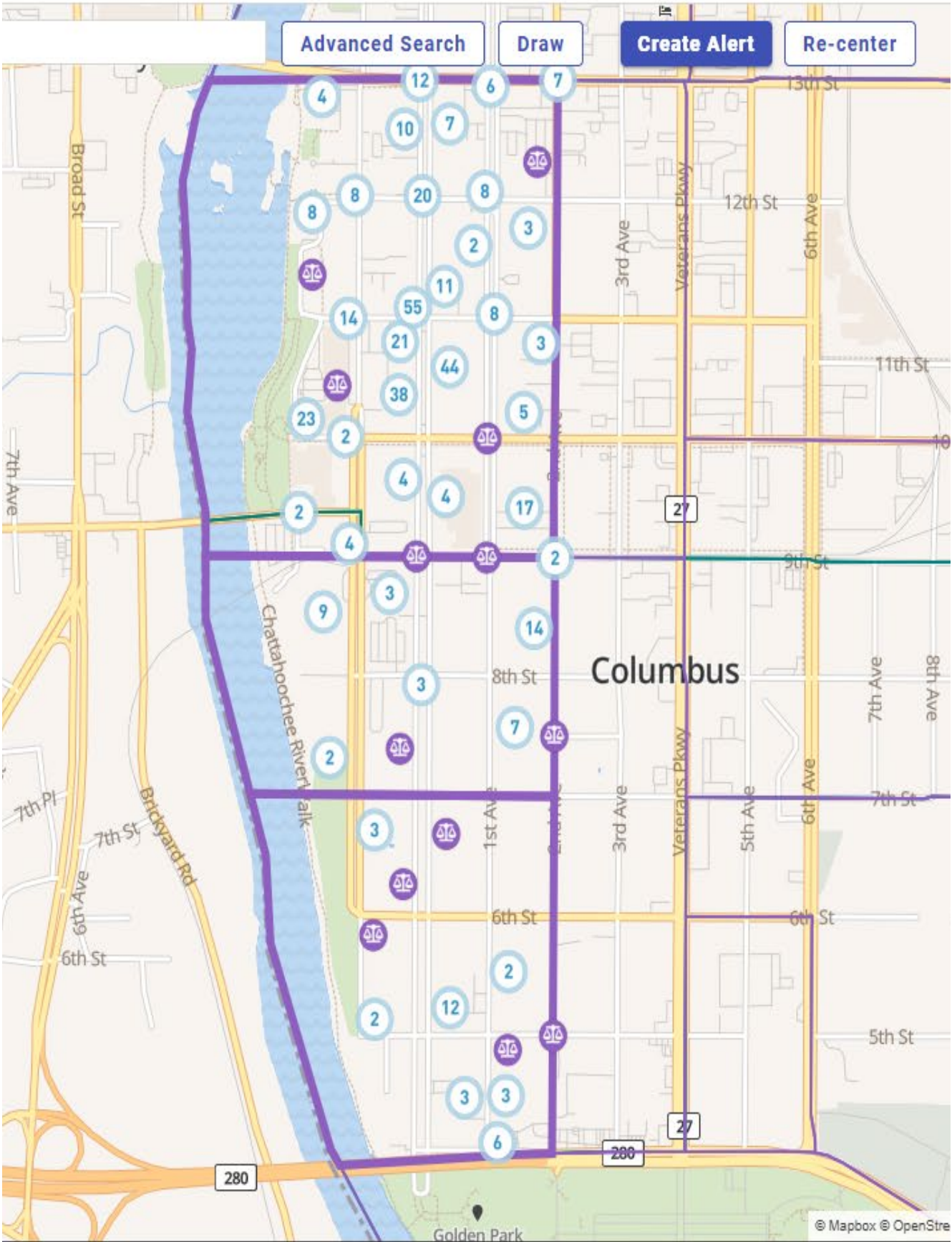
FILTERS Pin x Cases x 41 x 430 x 431 x



Uptown Cases by Tir

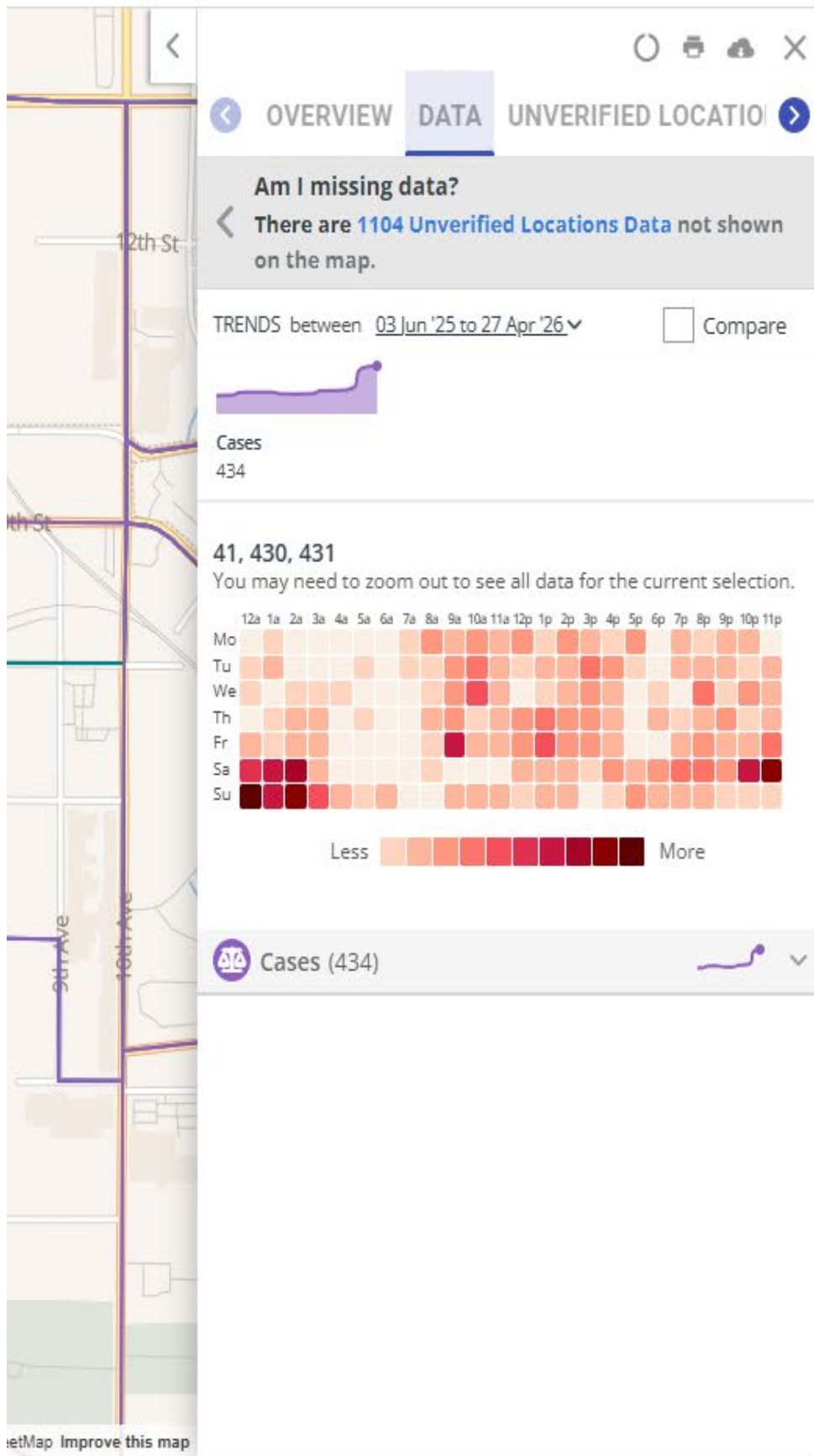
ORI GA1060100

Case Count		Column Labels			
Grand Total	Row Labels	Sunday	Monday	Tuesday	Wednesday
2	12 - 1:00 AM	18	1	2	3
2	1 - 2:00 AM	12	1	1	
2	2 - 3:00 AM	15			1
1	3 - 4:00 AM	5			1
1	4 - 5:00 AM	2	4		2
1	5 - 6:00 AM	1	2	1	3
8	6 - 7:00 AM	3	1		1
4	7 - 8:00 AM		1	1	
6	8 - 9:00 AM	1	2	3	
5	9 - 10:00 AM	4	1	3	1
4	10 - 11:00 AM	2	1	3	6
8	11 - 12:00 PM	1		4	2
7	12 - 1:00 PM	3	2	2	1
3	1 - 2:00 PM	2		2	4
7	2 - 3:00 PM	2	3	4	
1	3 - 4:00 PM	2	2	5	1
3	4 - 5:00 PM	3	1	2	2
4	5 - 6:00 PM	2	4	3	1
2	6 - 7:00 PM	1	1		4
2	7 - 8:00 PM	2	1	2	
6	8 - 9:00 PM	3		3	4
1	9 - 10:00 PM	2	2	3	2
1	10 - 11:00 PM	2	3	2	2
	11 - 12:00 AM	2		2	3
81	Grand Total	90	33	48	44



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Thursday	Friday	Saturday	Grand Total
1	6	9	40
2	4	9	29
3	4	10	33
2	2	1	11
1			9
	1	1	9
	1		6
	1		3
4	1	1	12
1	8	2	20
5	2	1	20
3		3	13
1	3	7	19
1	3	3	15
7	4	1	21
3	4	2	19
2	1	5	16
		5	15
2	2	7	17
2	4	7	18
1	6	5	22
5	8	5	27
1	3	10	23
1	5	13	26
48	73	107	443



Case Number	Occurred Incident Type
2025-00020207	7400 - Assault
2025-00025578	8430 - Wanted Person
2025-00026024	8230 - Fight
2025-00026080	8190 - Traffic Stop
2025-00028920	7500 - Burglary Business
2025-00030931	8130 - DUI
2025-00033227	8200 - Domestic Incident
2025-00035395	8200 - Domestic Incident
2025-00035754	8410 - Drunk Person
2025-00036201	8220 - Disorderly Crowd
2025-00036207	8750 - Investigate Person
2025-00036268	8200 - Domestic Incident
2025-00036314	8200 - Domestic Incident
2025-00038971	8410 - Drunk Person
2025-00039381	8410 - Drunk Person
2025-00040451	7620 - Other Thefts
2025-00040491	7870 - Narcotics Crimes
2025-00043056	8400 - Meet a Person
2025-00044987	8190 - Traffic Stop
2025-00044997	8190 - Traffic Stop
2025-00046095	7430 - Person w/Weapon
2025-00046101	8400 - Meet a Person
2025-00048174	8410 - Drunk Person
2025-00048230	8130 - DUI
2025-00048475	8190 - Traffic Stop
2025-00048762	7720 - Recovered Stolen Auto
2025-00053522	8430 - Wanted Person
2025-00053565	8750 - Investigate Person
2025-00053591	8430 - Wanted Person
2025-00053942	8190 - Traffic Stop
2025-00055782	7800 - Vandalism
2025-00056366	8130 - DUI
2025-00060040	8230 - Fight
2025-00060617	8130 - DUI
2025-00063173	Warrant Service
2025-00064241	8130 - DUI
2025-00064903	8230 - Fight
2025-00065883	8130 - DUI
2025-00067866	7402 - Aggravated Assault
2025-00068526	8400 - Meet a Person
2025-00068969	9010 - Meet Officer

<u>2025-00070629</u>	7620 - Other Thefts
<u>2025-00073194</u>	8230 - Fight
<u>2025-00073309</u>	8200 - Domestic Incident
<u>2025-00073639</u>	7500 - Burglary Business
<u>2025-00075038</u>	8190 - Traffic Stop
<u>2025-00076833</u>	7620 - Other Thefts
<u>2025-00076939</u>	8750 - Investigate Person
<u>2025-00077639</u>	8750 - Investigate Person
<u>2025-00078641</u>	7620 - Other Thefts
<u>2025-00081015</u>	8430 - Wanted Person
<u>2025-00081555</u>	8795- Park Check
<u>2025-00082048</u>	8750 - Investigate Person
<u>2025-00082073</u>	8230 - Fight
<u>2025-00082084</u>	8750 - Investigate Person
<u>2025-00082089</u>	8230 - Fight
<u>2025-00085205</u>	7800 - Vandalism
<u>2025-00086036</u>	8750 - Investigate Person
<u>2025-00086109</u>	8130 - DUI
<u>2025-00086790</u>	8190 - Traffic Stop
<u>2025-00089906</u>	8230 - Fight
<u>2025-00090138</u>	8430 - Wanted Person
<u>2025-00091399</u>	8750 - Investigate Person
<u>2025-00093027</u>	8430 - Wanted Person
<u>2025-00094621</u>	8200 - Domestic Incident
<u>2025-00095234</u>	8130 - DUI
<u>2025-00096677</u>	7500 - Burglary Business
<u>2025-00097045</u>	8730 - Investigate Occupied Vehi
<u>2025-00097653</u>	7220 - Exposing
<u>2025-00098740</u>	8750 - Investigate Person
<u>2025-00099071</u>	7220 - Exposing
<u>2025-00100097</u>	8130 - DUI
<u>2025-00101413</u>	8220 - Disorderly Crowd
<u>2025-00103243</u>	7820 - Defrauding/Scamming
<u>2025-00103513</u>	8750 - Investigate Person
<u>2025-00104010</u>	8130 - DUI
<u>2025-00105128</u>	8270 - Trespassing
<u>2025-00107638</u>	8190 - Traffic Stop
<u>2025-00107735</u>	8750 - Investigate Person
<u>2025-00107825</u>	8130 - DUI
<u>2025-00107826</u>	8190 - Traffic Stop
<u>2025-00108339</u>	8730 - Investigate Occupied Vehi
<u>2025-00110978</u>	8130 - DUI
<u>2025-00111603</u>	8410 - Drunk Person
<u>2025-00112210</u>	8200 - Domestic Incident

<u>2025-00112213</u>	8200 - Domestic Incident
<u>2025-00114524</u>	8430 - Wanted Person
<u>2025-00114950</u>	8200 - Domestic Incident
<u>2025-00116154</u>	7870 - Narcotics Crimes
<u>2025-00117402</u>	8430 - Wanted Person
<u>2025-00118189</u>	7600 - Shoplifting
<u>2025-00118243</u>	7870 - Narcotics Crimes
<u>2025-00119100</u>	8430 - Wanted Person
<u>2025-00120020</u>	7870 - Narcotics Crimes
<u>2025-00120036</u>	8200 - Domestic Incident
<u>2025-00121035</u>	7800 - Vandalism
<u>2025-00122435</u>	8750 - Investigate Person
<u>2025-00124169</u>	8230 - Fight
<u>2025-00124615</u>	7220 - Exposing
<u>2025-00124984</u>	7870 - Narcotics Crimes
<u>2025-00125788</u>	8750 - Investigate Person
<u>2025-00126103</u>	CPD - Retroactive Incident
<u>2025-00127692</u>	8410 - Drunk Person
<u>2025-00128151</u>	8750 - Investigate Person
<u>2025-00131201</u>	8430 - Wanted Person
<u>2025-00131612</u>	8410 - Drunk Person
<u>2025-00132130</u>	8200 - Domestic Incident
<u>2025-00132163</u>	8100 - Auto Accident
<u>2025-00132176</u>	8750 - Investigate Person
<u>2025-00134020</u>	8430 - Wanted Person
<u>2025-00134028</u>	7870 - Narcotics Crimes
<u>2025-00134065</u>	8200 - Domestic Incident
<u>2025-00136324</u>	8730 - Investigate Occupied Vehi
<u>2025-00137165</u>	8430 - Wanted Person
<u>2025-00139453</u>	8750 - Investigate Person
<u>2025-00142432</u>	8130 - DUI
<u>2026-00000099</u>	7400 - Assault
<u>2026-00000111</u>	8130 - DUI
<u>2026-00000126</u>	8270 - Trespassing
<u>2026-00002592</u>	8190 - Traffic Stop
<u>2026-00003736</u>	8280 - Civil Matter
<u>2026-00004824</u>	8430 - Wanted Person
<u>2026-00005262</u>	7240 - Public Indecency
<u>2026-00005284</u>	7870 - Narcotics Crimes
<u>2026-00006859</u>	8200 - Domestic Incident
<u>2026-00009135</u>	7610 - Entering an Auto
<u>2026-00009536</u>	8230 - Fight
<u>2026-00009537</u>	8230 - Fight
<u>2026-00010147</u>	7870 - Narcotics Crimes

<u>2026-00011648</u>	7240 - Public Indecency
<u>2026-00013677</u>	8750 - Investigate Person
<u>2026-00016629</u>	CPD - Retroactive Incident
<u>2026-00017810</u>	8430 - Wanted Person
<u>2026-00022055</u>	Warrant Service
<u>2026-00022304</u>	7620 - Other Thefts
<u>2026-00022692</u>	7400 - Assault
<u>2026-00023025</u>	8430 - Wanted Person
<u>2026-00025515</u>	8430 - Wanted Person
<u>2026-00025990</u>	8230 - Fight
<u>2026-00030550</u>	7700 - Stolen Auto
<u>2026-00030562</u>	8430 - Wanted Person
<u>2026-00031758</u>	8130 - DUI
<u>2026-00032541</u>	8430 - Wanted Person
<u>2026-00034321</u>	9010 - Meet Officer
<u>2026-00034445</u>	8270 - Trespassing
<u>2026-00035790</u>	8230 - Fight
<u>2026-00037062</u>	8430 - Wanted Person
<u>2026-00038742</u>	8410 - Drunk Person
<u>2026-00039545</u>	8750 - Investigate Person
<u>2026-00039945</u>	8200 - Domestic Incident
<u>2026-00039956</u>	7620 - Other Thefts
<u>2026-00041560</u>	7620 - Other Thefts
<u>2026-00043093</u>	8430 - Wanted Person
<u>2026-00043114</u>	8430 - Wanted Person
<u>2026-00043131</u>	8430 - Wanted Person
<u>2026-00043143</u>	8750 - Investigate Person
<u>2026-00043149</u>	8410 - Drunk Person
<u>2026-00043240</u>	8130 - DUI
<u>2026-00043260</u>	8130 - DUI
<u>2026-00043268</u>	8410 - Drunk Person
<u>2026-00043311</u>	8130 - DUI
<u>2026-00043606</u>	8430 - Wanted Person
<u>2026-00043662</u>	8750 - Investigate Person
<u>2026-00044148</u>	8750 - Investigate Person
<u>2026-00044874</u>	7400 - Assault
<u>2026-00045075</u>	8430 - Wanted Person
<u>2026-00046481</u>	7870 - Narcotics Crimes
<u>2026-00047203</u>	8410 - Drunk Person
<u>2026-00047519</u>	7310 - Robbery (Not Armed)
<u>2026-00048371</u>	8750 - Investigate Person
<u>2026-00048456</u>	8430 - Wanted Person
<u>2026-00049216</u>	7240 - Public Indecency
<u>2026-00049502</u>	8201 - Verbal Altercation

<u>2026-00049837</u>	8410 - Drunk Person
<u>2026-00050332</u>	8750 - Investigate Person
<u>2026-00050355</u>	7800 - Vandalism
<u>2026-00055157</u>	8130 - DUI
<u>2026-00056521</u>	7401 - Assault (No EMS needed)
<u>2026-00058145</u>	7220 - Exposing
<u>2026-00058423</u>	8750 - Investigate Person
<u>2026-00058438</u>	8410 - Drunk Person
<u>2026-00059057</u>	CPD - Reckless Conduct
<u>2026-00059131</u>	8130 - DUI
<u>2026-00059152</u>	7220 - Exposing
<u>2026-00062693</u>	8430 - Wanted Person
<u>2026-00062809</u>	7430 - Person w/Weapon
<u>2026-00062876</u>	8230 - Fight
<u>2026-00065956</u>	7610 - Entering an Auto
<u>2026-00066462</u>	8430 - Wanted Person
<u>2026-00066625</u>	7800 - Vandalism
<u>2026-00066881</u>	8230 - Fight
<u>2026-00068763</u>	7401 - Assault (No EMS needed)
<u>2026-00070275</u>	8130 - DUI
<u>2026-00070614</u>	8230 - Fight
<u>2026-00070617</u>	8750 - Investigate Person
<u>2026-00070636</u>	8750 - Investigate Person
<u>2026-00070707</u>	8750 - Investigate Person
<u>2026-00072208</u>	8200 - Domestic Incident
Unknown	Unknown

Grand Total

Address	Arrest Count
430 1ST AVE, COLUMBUS, GA	1
100 10TH ST, COLUMBUS, GA	1
1030 BROADWAY, COLUMBUS, GA	1
100 10TH ST, COLUMBUS, GA	1
1102 BROADWAY, COLUMBUS, GA	1
DILLINGHAM ST / BAY AVE, COLUMBUS, GA	1
1111 BROADWAY, COLUMBUS, GA	1
100 10TH ST, COLUMBUS, GA	1
1024 BROADWAY, COLUMBUS, GA	1
BROADWAY / 12TH ST, COLUMBUS, GA	1
BROADWAY / 12TH ST, COLUMBUS, GA	3
1024 BROADWAY, COLUMBUS, GA	1
100 10TH ST, COLUMBUS, GA	1
1027 BROADWAY, COLUMBUS, GA	1
1201 FRONT AVE, STE E, COLUMBUS, GA	2
1037 BROADWAY, COLUMBUS, GA	1
1027 BROADWAY, COLUMBUS, GA	1
6 11TH ST, COLUMBUS, GA	1
2ND AVE / 4TH ST, COLUMBUS, GA	2
2ND AVE / 4TH ST, COLUMBUS, GA	1
1000 BAY AVE, COLUMBUS, GA	1
100 10TH ST, COLUMBUS, GA	1
1111 BROADWAY, COLUMBUS, GA	1
BROADWAY / 11TH ST, COLUMBUS, GA	1
5TH ST / 2ND AVE, COLUMBUS, GA	2
32 7TH ST, COLUMBUS, GA	1
FRONT AVE / DILLINGHAM ST, COLUMBUS, GA	1
8 W 11TH ST, COLUMBUS, GA	1
120 12TH ST, COLUMBUS, GA	1
BROADWAY / 12TH ST, COLUMBUS, GA	1
1037 BROADWAY, COLUMBUS, GA	1
BROADWAY / 11TH ST, COLUMBUS, GA	1
1039 BROADWAY, COLUMBUS, GA	1
BROADWAY / 11TH ST, COLUMBUS, GA	1
100 10TH ST, COLUMBUS, GA	1
1ST AVE / 12TH ST, COLUMBUS, GA	1
1039 BROADWAY, COLUMBUS, GA	1
4TH ST / 1ST AVE, COLUMBUS, GA	1
1032 BROADWAY, COLUMBUS, GA	2
BROADWAY / 11TH ST, COLUMBUS, GA	1
BROADWAY / 11TH ST, COLUMBUS, GA	2

103 10TH ST, COLUMBUS, GA	1
1024 BROADWAY, COLUMBUS, GA	4
12TH ST / BROADWAY, COLUMBUS, GA	1
1000 BAY AVE, COLUMBUS, GA	1
4TH ST / 2ND AVE, COLUMBUS, GA	1
103 10TH ST, COLUMBUS, GA	1
W 12TH ST / BAY AVE, COLUMBUS, GA	2
BAY AVE / W 11TH ST, COLUMBUS, GA	7
103 10TH ST, COLUMBUS, GA	1
100 10TH ST, COLUMBUS, GA	1
BAY AVE / W 11TH ST, COLUMBUS, GA	10
1000 BAY AVE, COLUMBUS, GA	2
BROADWAY / 11TH ST, COLUMBUS, GA	2
BROADWAY / 11TH ST, COLUMBUS, GA	1
1024 BROADWAY, COLUMBUS, GA	1
901 FRONT AVE, COLUMBUS, GA	1
1028 FRONT AVE, COLUMBUS, GA	1
BROADWAY / 11TH ST, COLUMBUS, GA	1
12TH ST / BROADWAY, COLUMBUS, GA	1
BROADWAY / 11TH ST, COLUMBUS, GA	2
100 10TH ST, COLUMBUS, GA	1
11TH ST / BROADWAY, COLUMBUS, GA	2
1ST AVE / 12TH ST, COLUMBUS, GA	1
1009 BROADWAY, COLUMBUS, GA	2
11TH ST / BROADWAY, COLUMBUS, GA	1
1039 1ST AVE, COLUMBUS, GA	1
1000 BAY AVE, COLUMBUS, GA	2
1019 BROADWAY, COLUMBUS, GA	1
11TH ST / BROADWAY, COLUMBUS, GA	1
BROADWAY / 8TH ST, COLUMBUS, GA	1
BROADWAY / 11TH ST, COLUMBUS, GA	1
11 W 11TH ST, COLUMBUS, GA	4
1148 BROADWAY, COLUMBUS, GA	1
1110 BROADWAY, COLUMBUS, GA	1
11TH ST / BROADWAY, COLUMBUS, GA	1
1014 BROADWAY, COLUMBUS, GA	1
1ST AVE / 11TH ST, COLUMBUS, GA	1
1030 BROADWAY, COLUMBUS, GA	1
11TH ST / 2ND AVE, COLUMBUS, GA	1
11TH ST / 1ST AVE, COLUMBUS, GA	1
900 BROADWAY, COLUMBUS, GA	2
BROADWAY / 12TH ST, COLUMBUS, GA	1
BROADWAY / 11TH ST, COLUMBUS, GA	1
BROADWAY / 11TH ST, COLUMBUS, GA	1

1039 BROADWAY, COLUMBUS, GA	3
9TH ST / 1ST AVE, COLUMBUS, GA	1
817 2ND AVE, COLUMBUS, GA	1
1ST AVE / 12TH ST, COLUMBUS, GA	2
100 10TH ST, COLUMBUS, GA	1
1027 BROADWAY, COLUMBUS, GA	1
FRONT AVE / W 12TH ST, COLUMBUS, GA	3
100 10TH ST, 10TH FL, COLUMBUS, GA	1
BROADWAY / 11TH ST, COLUMBUS, GA	1
W 11TH ST / FRONT AVE, COLUMBUS, GA	1
1002 BAY AVE, COLUMBUS, GA	2
1017 FRONT AVE, COLUMBUS, GA	1
1111 BROADWAY, COLUMBUS, GA	1
1030 BROADWAY, COLUMBUS, GA	1
2ND AVE / CHAPEL ST, COLUMBUS, GA	1
FRONT AVE / W 12TH ST, COLUMBUS, GA	1
1100 1ST AVE, COLUMBUS, GA	1
1039 BROADWAY, COLUMBUS, GA	1
1039 BROADWAY, COLUMBUS, GA	1
100 10TH ST, COLUMBUS, GA	1
1020 BROADWAY, COLUMBUS, GA	1
W 11TH ST / FRONT AVE, COLUMBUS, GA	1
11TH ST / BROADWAY, COLUMBUS, GA	1
1107 BROADWAY, COLUMBUS, GA	1
801 FRONT AVE, COLUMBUS, GA	1
801 FRONT AVE, COLUMBUS, GA	1
510 BROADWAY, COLUMBUS, GA	1
18 11TH ST, COLUMBUS, GA	1
100 10TH ST, COLUMBUS, GA	1
1000 BAY AVE, COLUMBUS, GA	1
1ST AVE / 11TH ST, COLUMBUS, GA	1
1014 BROADWAY, COLUMBUS, GA	1
W 11TH ST / FRONT AVE, COLUMBUS, GA	1
1111 BROADWAY, COLUMBUS, GA	1
BROADWAY / 11TH ST, COLUMBUS, GA	1
1010 BROADWAY, COLUMBUS, GA	1
100 10TH ST, COLUMBUS, GA	1
FRONT AVE / W 11TH ST, COLUMBUS, GA	1
1010 BROADWAY, COLUMBUS, GA	1
100 10TH ST, COLUMBUS, GA	1
1028 FRONT AVE, COLUMBUS, GA	1
1110 BROADWAY, COLUMBUS, GA	2
1110 BROADWAY, COLUMBUS, GA	1
1032 BROADWAY, COLUMBUS, GA	1

1208 BROADWAY, COLUMBUS, GA	1
BROADWAY / 12TH ST, COLUMBUS, GA	1
100 10TH ST, COLUMBUS, GA	1
817 2ND AVE, COLUMBUS, GA	1
1123 BROADWAY, COLUMBUS, GA	1
628 FRONT AVE, COLUMBUS, GA	1
BROADWAY / W 10TH ST, COLUMBUS, GA	1
900 BROADWAY, COLUMBUS, GA	1
1028 FRONT AVE, COLUMBUS, GA	1
817 2ND AVE, COLUMBUS, GA	1
1044 FRONT AVE, COLUMBUS, GA	1
1101 BROADWAY, COLUMBUS, GA	1
1010 BROADWAY, COLUMBUS, GA	1
100 10TH ST, 8TH FL, COLUMBUS, GA	1
100 10TH ST, COLUMBUS, GA	1
1037 BROADWAY, COLUMBUS, GA	1
1024 BROADWAY, COLUMBUS, GA	2
100 10TH ST, COLUMBUS, GA	1
W 11TH ST / FRONT AVE, COLUMBUS, GA	1
11TH ST / BROADWAY, COLUMBUS, GA	1
1002 BAY AVE, COLUMBUS, GA	1
1027 BROADWAY, COLUMBUS, GA	1
1234 BROADWAY, COLUMBUS, GA	1
11TH ST / BROADWAY, COLUMBUS, GA	1
1104 BROADWAY, COLUMBUS, GA	1
1027 BROADWAY, COLUMBUS, GA	1
BROADWAY / 11TH ST, COLUMBUS, GA	1
11TH ST / BROADWAY, COLUMBUS, GA	1
FRONT AVE / W 11TH ST, COLUMBUS, GA	1
1ST AVE / 12TH ST, COLUMBUS, GA	1
1111 BROADWAY, COLUMBUS, GA	1
1110 BROADWAY, COLUMBUS, GA	1
W 9TH ST / FRONT AVE, COLUMBUS, GA	1
BROADWAY / 12TH ST, COLUMBUS, GA	1
W 11TH ST / BROADWAY, COLUMBUS, GA	1
510 BROADWAY, APT 607, COLUMBUS, GA	1
100 10TH ST, COLUMBUS, GA	1
900 BROADWAY, COLUMBUS, GA	2
1107 BROADWAY, COLUMBUS, GA	2
1019 BROADWAY, COLUMBUS, GA	3
1000 BROADWAY, COLUMBUS, GA	35
100 10TH ST, COLUMBUS, GA	1
1100 BAY AVE, COLUMBUS, GA	2
532 1ST AVE, apt b, COLUMBUS, GA	1

1039 BROADWAY, COLUMBUS, GA	1
BAY AVE / W 10TH ST, COLUMBUS, GA	1
10TH ST / BROADWAY, COLUMBUS, GA	1
BROADWAY / 11TH ST, COLUMBUS, GA	1
1041 BROADWAY, COLUMBUS, GA	1
1110 BROADWAY, COLUMBUS, GA	1
W 10TH ST / FRONT AVE, COLUMBUS, GA	1
1011 BROADWAY, COLUMBUS, GA	3
11TH ST / BROADWAY, COLUMBUS, GA	1
12TH ST / BROADWAY, COLUMBUS, GA	1
1020 FRONT AVE, COLUMBUS, GA	1
1028 FRONT AVE, COLUMBUS, GA	1
1024 BROADWAY, COLUMBUS, GA	1
1039 BROADWAY, COLUMBUS, GA	2
1201 BROADWAY, COLUMBUS, GA	1
1ST AVE / 11TH ST, COLUMBUS, GA	1
1106 BROADWAY, COLUMBUS, GA	1
1107 BROADWAY, COLUMBUS, GA	2
1115 BROADWAY, COLUMBUS, GA	1
1017 FRONT AVE, COLUMBUS, GA	1
1000 BAY AVE, COLUMBUS, GA	2
FRONT AVE / W 11TH ST, COLUMBUS, GA	2
1024 BROADWAY, COLUMBUS, GA	1
FRONT AVE / W 11TH ST, COLUMBUS, GA	1
1013 BAY AVE, COLUMBUS, GA	1
100 10TH ST, 4th floor, COLUMBUS, GA	1
100 10TH ST, COLUMBUS, GA	39
1009 BROADWAY, COLUMBUS, GA	1
11TH ST / BROADWAY, COLUMBUS, GA	1
921 FRONT AVE, COLUMBUS, GA	1
BROADWAY / 11TH ST, COLUMBUS, GA	1

331

ORI	GA1060100
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Occurred Incident Type	Case Count
7100 - Murder	1
7120 - Deceased Person	1
7210 - Molesting	2
7220 - Exposing	5
7240 - Public Indecency	3
7310 - Robbery (Not Armed)	1
7400 - Assault	6
7401 - Assault (No EMS needed)	3
7402 - Aggravated Assault	1
7430 - Person w/Weapon	6
7440 - Shots Heard/Fired	1
7500 - Burglary Business	4
7600 - Shoplifting	2
7610 - Entering an Auto	20
7620 - Other Thefts	40
7700 - Stolen Auto	5
7720 - Recovered Stolen Auto	1
7800 - Vandalism	15
7820 - Defrauding/Scamming	9
7840 - Credit Card Crimes	1
7870 - Narcotics Crimes	22
8100 - Auto Accident	5
8110 - Auto Accident w/Injuries	1
8130 - DUI	22
8140 - Parking Complaint	1
8190 - Traffic Stop	11
8200 - Domestic Incident	38
8201 - Verbal Altercation	4
8220 - Disorderly Crowd	3
8230 - Fight	22
8240 - Neighbor Trouble	1
8250 - Person Screaming	1
8270 - Trespassing	10
8370 - Other Disaster or Hazards	1
8400 - Meet a Person	39
8410 - Drunk Person	14
8430 - Wanted Person	29
8460 - Missing Persons	7
8500 - Sick/Injured/Mental	7
8700 - Not listed Elsewhere	1
8720 - Recovered Property	10

8730 - Investigate Occupied Vehi	5
8750 - Investigate Person	38
8760 - Investigate Area/Premises	3
8795- Park Check	1
9010 - Meet Officer	2
Grand Total	425

File Attachments for Item:

8. A resolution approving a Special Exception to allow for a Convenience Store with Gas Sales located at **5385 Veterans Parkway** located in the General Commercial (GC) zoning district. Planning Department and PAC recommend approval.) (Councilor Garrett)

A RESOLUTION

NO. _____

A resolution approving a Special Exception to allow for a Convenience Store with Gas Sales located at **5385 Veterans Parkway** located in the General Commercial (GC) zoning district.

WHEREAS, Highland Asset Veterans Parkway LLC has appropriately applied for a Special Exception, to allow a Convenience Store with Gas Sales in General Commercial (GC) zone to be granted a special exception; and

WHEREAS, a Convenience Store with Gas Sales between 0.5 and 1.0 acre is permitted solely as a Special Exception Use under the current General Commercial (GC) zoning district; and,

WHEREAS, the Planning Department and the Planning Advisory Commission have reviewed the request and recommend granting the Special Exception Use.

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

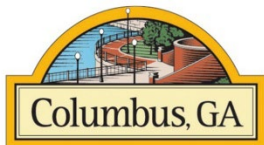
That all the criteria listed under Section 3.2.22 of the Unified Development Ordinance have been properly met and a Special Exception Use to operate a Convenience Store with Gas Sales is approved for the property located at 5385 Veterans Parkway.

Introduced at a regular meeting of the Council of Columbus, Georgia, held the 26th day of May 2026 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

April 9, 2026

Honorable Mayor and Councilors
 City Manager
 City Attorney
 Clerk of Council

Subject: (EXCP-03-26-0416) Special Exception Use request to allow for a Convenience Store with Gas Sales with a lot size between a half-acre and one acre at 5385 Veterans Parkway.

Highland Asset Veterans Parkway LLC has submitted an application for the Special Exception Use cited above. The property is located in a General Commercial (GC) **proposed** zoning district. The site for the proposed Convenience Store with Gas Sales located at 5385 Veterans Parkway. The purpose of the Special Exception Use is to allow for the operation of a Convenience Store with Gas Sales with a lot size between 0.5 and 1.0 acre:

(1) Access: Is or will the type of street providing access to the use be adequate to serve the proposed special exception use?

Veterans Parkway is an arterial road, it will provide adequate free flow movement. Access has been reviewed by the Engineering Department.

(2) Traffic and Pedestrian Safety : Is or will access into and out of the property be adequate to provide for traffic and pedestrian safety, the anticipated volume of the traffic flow, and access by emergency vehicles?

Access into and out of the property in question will provide for adequate traffic and pedestrian safety and emergency access.

(3) Adequacy of Public Facilities: Are or will public facilities such as school, water, or sewer utilities and police and fire protection be adequate to serve the special exception use?

Services such as water, utilities, police, and fire protection are adequate.

(4) Protection from Adverse Affects: Are or will refuse, service, parking and loading areas on the property be located or screened to protect other properties in the area from such adverse effects as noise, light, glare or odor?

The property is surrounded by commercial use.

(5) Hours of Operation: Will the hours and manner of operation of the special exception use have no adverse effects on other properties in the area?

The hours of operation for this use will be consistent with the neighboring properties in the area.

(6) Compatibility: Will the height, location of the buildings or other structures on the property be compatible with the height, size, character, or location of buildings

or other structures on neighboring properties?

Yes, the proposed building is one story.

Council District: District 8

27 property owners within 300 feet of the property have been notified by mail of the proposed Special Exception Use. The Planning Department received no calls and/or emails regarding the rezoning.

Approval: 0 Responses

Opposition: 0 Responses

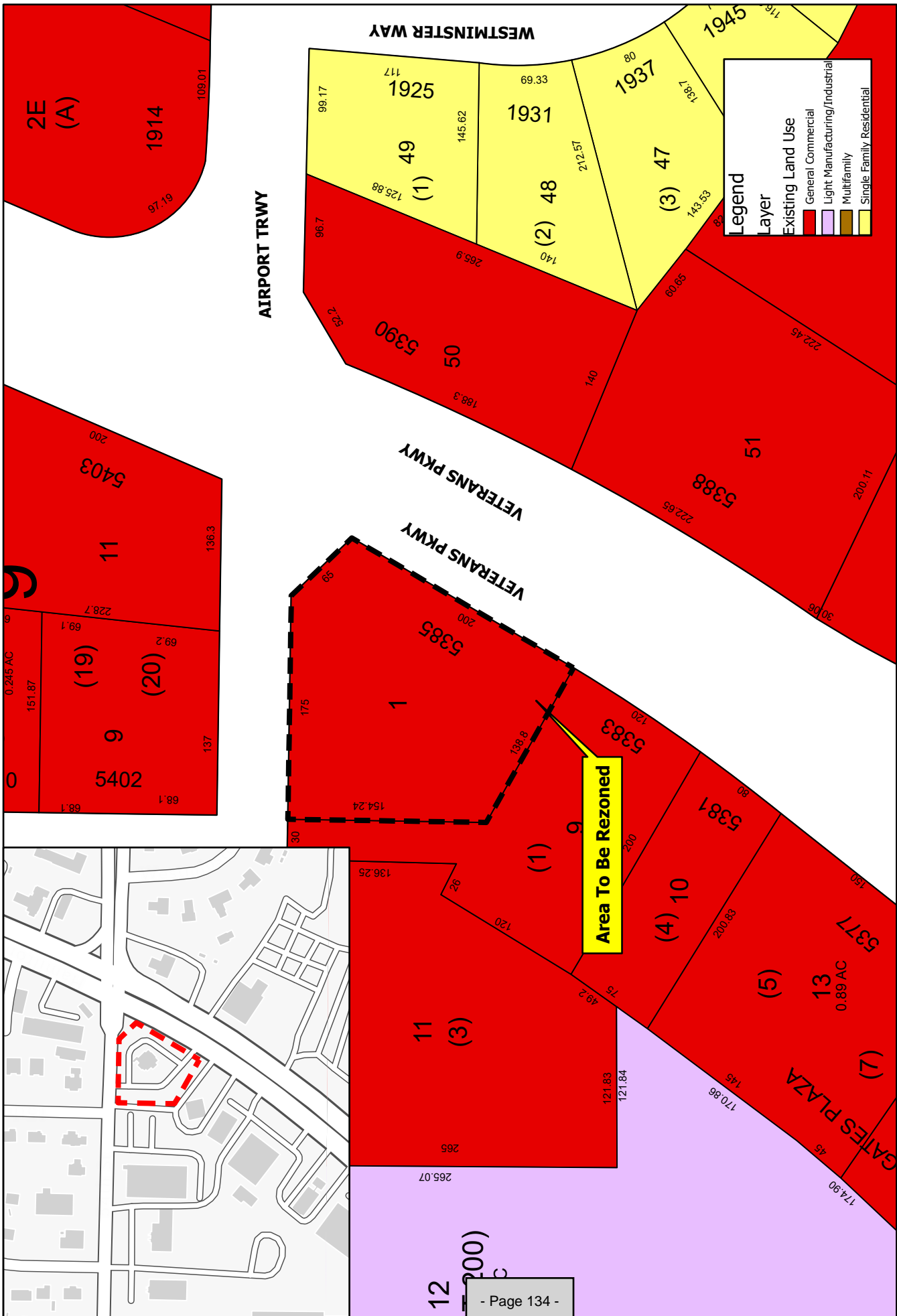
Additional Information: N/A

Respectfully,

Will Johnson
Director, Planning Department

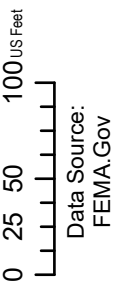
Attachments:

- Aerial Land Use Map
- Location Map
- Zoning Map
- Existing Land Use Map
- Future Land Use Map
- Flood Map
- Concept Plan



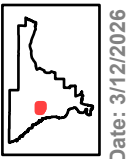
Legend

Layer	Existing Land Use
[Red Box]	General Commercial
[Purple Box]	Light Manufacturing/Industrial
[Green Box]	Multifamily
[Yellow Box]	Single Family Residential

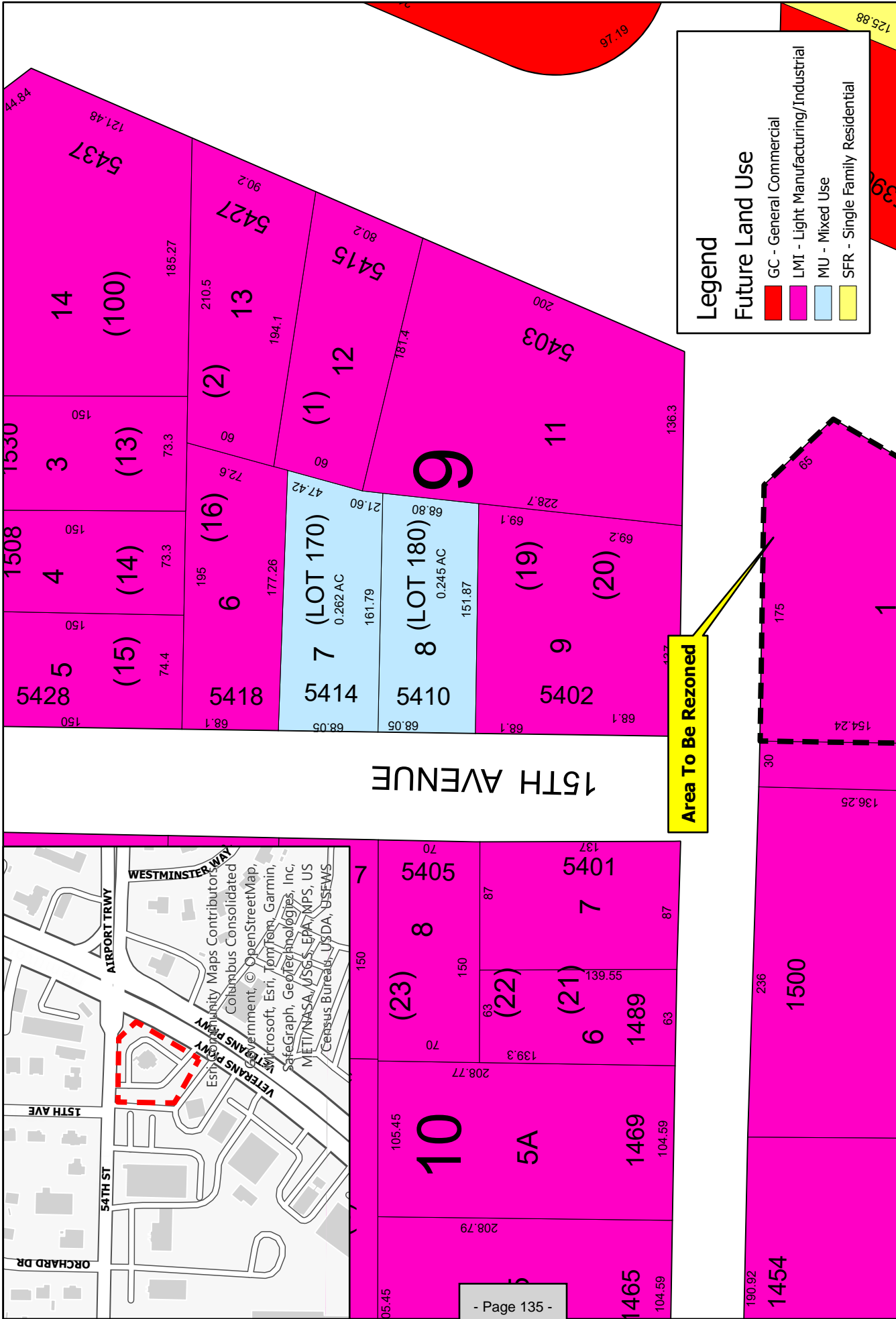


Existing Land Use Map for
 EXCP 0416
 Map 188 Block 020 Lot 001
 Planning Department-Planning Division
 Prepared By Planning GIS Tech

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: 3/12/2026

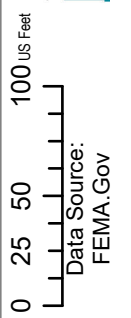


Area To Be Rezoned

Legend

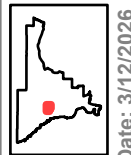
Future Land Use

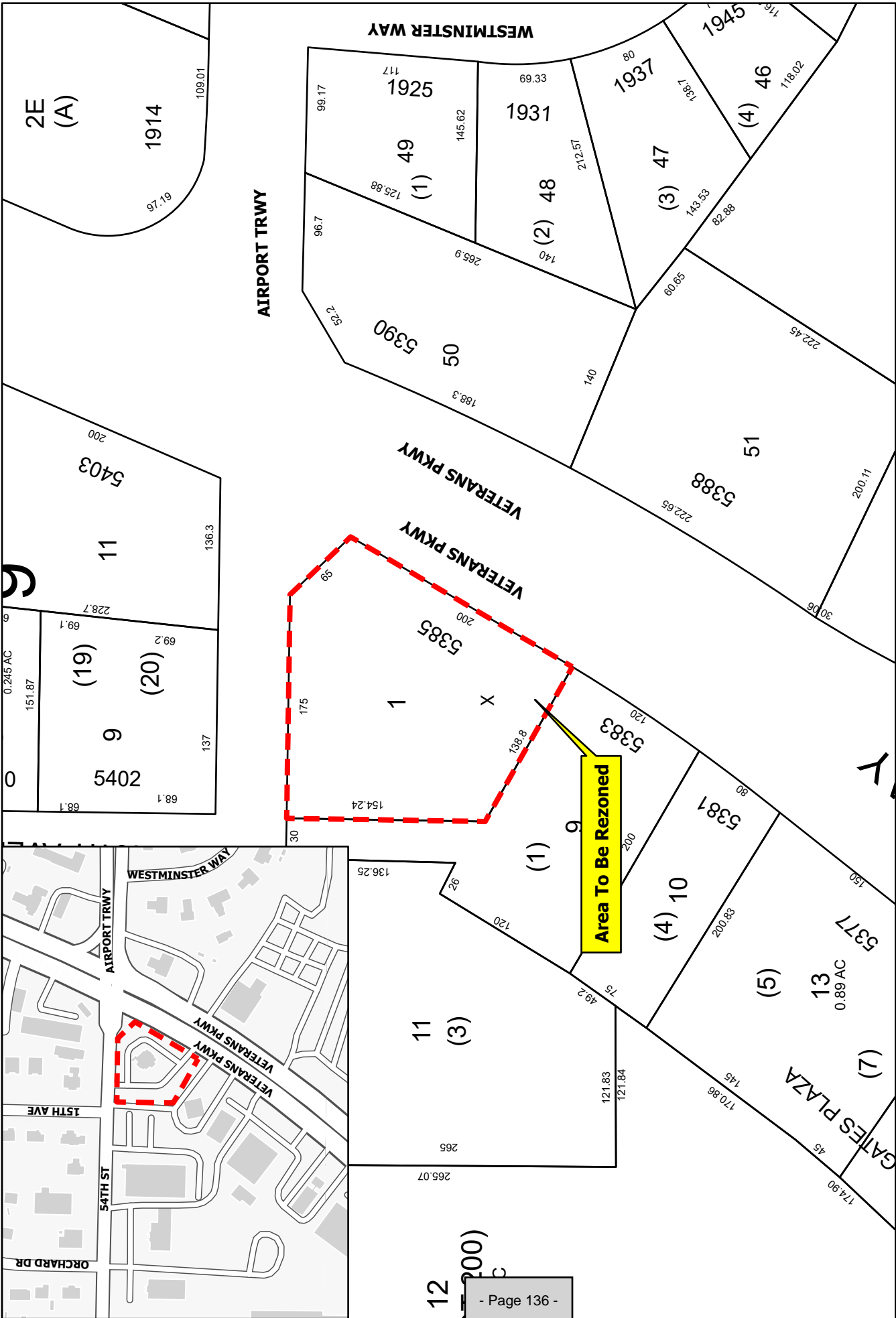
- GC - General Commercial
- LMI - Light Manufacturing/Industrial
- MU - Mixed Use
- SFR - Single Family Residential



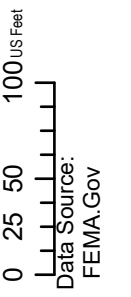
Future Land Use Map for
EXCP 03-025 - 0416
Map 188 Block 020 Lot 001
Planning Department-Planning Division
Prepared By Planning GIS Tech

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.



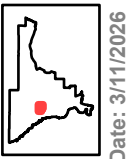


Area To Be Rezoned



Flood Hazard Map for
EXCP 0416
Map 188 Block 020 Lot 001
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: 3/11/2026

REZONING MEMORANDUM
5385 Veterans Parkway
Columbus, Georgia
Parcel ID: 188 020 001

Applicant: Edward French of Highland Asset Veterans Pkwy LLC

Request: Rezoning from NC (Neighborhood Commercial) to GC (General Commercial) with Special Exception

Ordinance Reference: Ordinance No. 24-069

I. Property Overview

The subject property consists of approximately 0.85 acres located at 5385 Veterans Parkway in Columbus, Georgia (Parcel ID 188 020 001). The site fronts Veterans Parkway, a major arterial corridor serving established commercial development in north Columbus.

The applicant seeks to rezone the property from NC (Neighborhood Commercial) to GC (General Commercial) to allow for development of a convenience store with fuel sales consistent with the character and intensity of the surrounding corridor.

II. Compliance with Ordinance No. 24-069

Section 1(G) – Separation from Existing Fuel Sales

Ordinance 24-069 requires a minimum 2,000-foot separation between convenience stores with fuel sales located on the same side of the street.

The property line-to-property line distance between the subject property and the nearest existing convenience store with fuel sales located on the same side of Veterans Parkway (5731 Veterans Parkway – Chevron) exceeds 2,300 feet.

Accordingly, the subject property satisfies and exceeds the required same-side separation standard under Ordinance 24-069.

Section 1(H) – Major Arterial Requirement

The subject property fronts Veterans Parkway, which is classified as a major arterial roadway. This requirement is fully satisfied.

Section 1(I) – Special Exception (Lot Size)

The subject parcel contains approximately 0.85 acres.

Section 1(I)(2) allows for a special exception for parcels between one-half ($\frac{1}{2}$) acre and one (1) acre. The applicant respectfully requests this special exception as part of this application.

Section 1(J) – Pump Count Requirement

The ordinance requires that a qualifying convenience store with fuel sales include six (6) or more fueling positions.

The proposed site plan includes ten (10) fueling positions. This requirement is fully satisfied.

III. Alcohol Distance Compliance (Future Beer & Wine Sales)

Although not part of the zoning request itself, the applicant has reviewed applicable alcohol distance requirements for future licensing compliance.

The door-to-door travel distance from the proposed store entrance to the nearest church exceeds 300 feet, satisfying the applicable separation requirement.

With respect to residential separation provisions, the surrounding corridor is predominantly zoned GC and NC. The UDO provides that the 200-foot private residence restriction does not apply where a majority of land within the prohibited distance is zoned UPT, NC, GC, RO, LMI, HMI, or PMUD. The subject property is located within a commercially zoned corridor meeting this standard.

The proposed development is compliant with applicable local alcohol distance provisions.

IV. Corridor Character & Consistency

Veterans Parkway is a developed commercial arterial corridor characterized by General Commercial (GC) zoning, Neighborhood Commercial (NC) zoning, established retail and service uses, and existing commercial infrastructure.

Rezoning the subject property to GC aligns the zoning classification with the functional character of the corridor and permits a use contemplated under Ordinance 24-069.

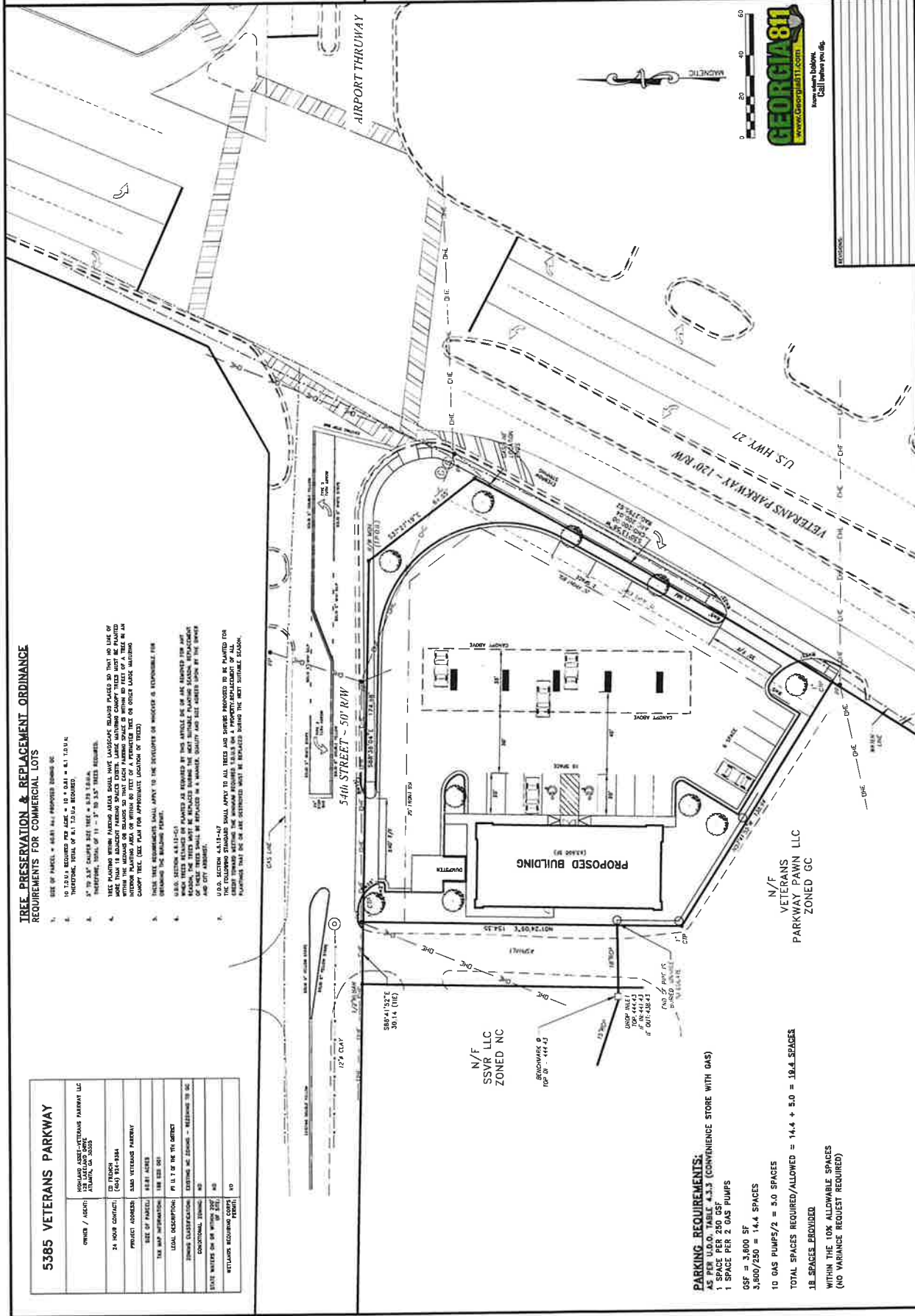
The request does not introduce an incompatible land use but instead reflects the established commercial pattern along Veterans Parkway.

V. Conclusion

The requested rezoning from NC to GC with Special Exception:

- Meets separation requirements under Ordinance 24-069
- Satisfies arterial frontage requirements
- Qualifies for special exception lot size consideration
- Meets pump count requirements
- Is consistent with the commercial character of the Veterans Parkway corridor
- Complies with applicable alcohol distance standards

The applicant respectfully requests approval of the rezoning and associated special exception.



TREE PRESERVATION & REPLACEMENT ORDINANCE REQUIREMENTS FOR COMMERCIAL LOTS

1. SIZE OF PAVEMENT SHALL BE PROPORTIONATE TO THE SIZE OF THE LOT.
2. TO BE PLANTED WITHIN THE PAVED AREA.
3. TO BE PLANTED WITHIN THE PAVED AREA.
4. TO BE PLANTED WITHIN THE PAVED AREA.
5. TO BE PLANTED WITHIN THE PAVED AREA.
6. TO BE PLANTED WITHIN THE PAVED AREA.
7. TO BE PLANTED WITHIN THE PAVED AREA.
8. TO BE PLANTED WITHIN THE PAVED AREA.
9. TO BE PLANTED WITHIN THE PAVED AREA.
10. TO BE PLANTED WITHIN THE PAVED AREA.
11. TO BE PLANTED WITHIN THE PAVED AREA.
12. TO BE PLANTED WITHIN THE PAVED AREA.
13. TO BE PLANTED WITHIN THE PAVED AREA.
14. TO BE PLANTED WITHIN THE PAVED AREA.
15. TO BE PLANTED WITHIN THE PAVED AREA.
16. TO BE PLANTED WITHIN THE PAVED AREA.
17. TO BE PLANTED WITHIN THE PAVED AREA.
18. TO BE PLANTED WITHIN THE PAVED AREA.
19. TO BE PLANTED WITHIN THE PAVED AREA.
20. TO BE PLANTED WITHIN THE PAVED AREA.

5385 VETERANS PARKWAY	
OWNER / AGENT	SSVR LLC 1000 W. WASHINGTON STREET ATLANTA, GA 30305
24 HOUR CONTACT	JOE WATSON (404) 524-1884
PROJECT ADDRESS	5385 VETERANS PARKWAY
DATE OF PAVEMENT	12/15/15
DATE OF THIS REPORT	02/24/16
LOCAL JURISDICTION	CITY OF ATLANTA
ENGINEER'S NAME	LARRY CASPERY
DATE WRITTEN OR REVISION	02/24/16
REVISIONS	10

PARKING REQUIREMENTS:
 AS PER U.D.O. TABLE 4.3.3 (COMMERCIAL STORE WITH GAS)
 1 SPACE PER 250 GSF
 1 SPACE PER 2 GAS PUMPS
 GSF = 3,600 SF
 3,600/250 = 14.4 SPACES

10 GAS PUMPS/2 = 5.0 SPACES
 TOTAL SPACES REQUIRED/ALLOWED = 14.4 + 5.0 = 19.4 SPACES
 19 SPACES PROVIDED
 WITHIN THE 10% ALLOWABLE SPACES
 (NO VARIANCE REQUEST REQUIRED)

File Attachments for Item:

1. Memorandum of Understanding (MOU) with NeighborWorks Columbus

Approval is requested to authorize an MOU with NeighborWorks Columbus for the development of workforce housing at the Newman's Crossing subdivision utilizing State of Georgia Department of Community Affairs Equity Fund Rural Workforce Housing Initiative Funding.

**Columbus Consolidated Government
Council Meeting Agenda Item**

Item #1.

TO:	Mayor and Councilors
AGENDA SUBJECT:	Memorandum of Understanding (MOU) with NeighborWorks Columbus
AGENDA SUMMARY:	Approval is requested to authorize an MOU with NeighborWorks Columbus for the development of workforce housing at the Newman’s Crossing subdivision utilizing State of Georgia Department of Community Affairs Equity Fund Rural Workforce Housing Initiative Funding.
INITIATED BY:	Community Reinvestment

Recommendation: Approval is requested to authorize an MOU with NeighborWorks Columbus for the development of workforce housing at the Newman’s Crossing subdivision utilizing State of Georgia Department of Community Affairs Equity Fund Rural Workforce Housing Initiative Funding.

Background: The State of Georgia Department of Community Affairs (DCA) has announced the newly established Rural Workforce Housing Initiative. It is meant to spur the development of critically needed workforce housing across the state. Through resolution 352-25, The City of Columbus has applied on behalf of NeighborWorks Columbus for the Newman’s Crossing development, which was awarded and will provide 62 single-family homes for sale at price points between \$125,000 and \$290,000 as well as the infrastructure for this development. The City wishes to enter into a programmatic administration of the allocated funds through an Memorandum of Understanding (MOU) with NeighborWorks Columbus for the State of Georgia Department of Community Affairs Equity Fund Rural Workforce Housing Initiative.

Analysis: The applicant for the funding source had to be a unit of local government. The City of Columbus was awarded and to move forward, the city will enter into a Memorandum of Agreement with NeighborWorks Columbus. The funding will include a \$2,500,000 infrastructure grant (State of GA).

Financial Considerations: There will be no financial impact to the city. There are no match requirements for this grant by the city.

Legal Considerations: The City Attorney will review all grant agreements prior to obtaining the mayor's signature.

Recommendations/Actions: Approval is requested to authorize a MOU with NeighborWorks Columbus for the development of workforce housing at Newman’s Crossing utilizing State of Georgia Department of Community Affairs Equity Fund Rural Workforce Housing Initiative Funding.

Item #1.

A RESOLUTION AUTHORIZING THE EXECUTION OF A MEMORANDUM OF UNDERSTANDING WITH THE COLUMBUS HOUSING INITIATIVE, DBA NEIGHBORWORKS COLUMBUS, FOR THE DEVELOPMENT OF WORKFORCE HOUSING AT NEWMAN’S CROSSING UTILIZING STATE OF GEORGIA DEPARTMENT OF COMMUNITY AFFAIRS EQUITY FUND RURAL WORKFORCE HOUSING INITIATIVE FUNDING.

WHEREAS, The State of Georgia Department of Community Affairs (DCA) has announced the newly established Rural Workforce Housing Initiative, meant to spur the development of critically needed workforce housing across the state; and,

WHEREAS, DCA has made the opportunity of funding available to local governments through the OneGeorgia Authority; and,

WHEREAS, The Columbus Consolidated Government has applied for and accepted a State of Georgia Department of Community Affairs Equity Fund Rural Workforce Housing Initiative Award on behalf of NeighborWorks Columbus; and,

WHEREAS, The City wishes to enter into a programmatic administration of the awarded funds through a Memorandum of Understanding (MOU) with NeighborWorks Columbus for the State of Georgia Department of Community Affairs Equity Fund Rural Workforce Housing Initiative at Newman’s Crossing.

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

The Mayor or his Designee is authorized to execute the attached memorandum of understanding and appropriate related documents relative to the development of workforce housing at Newman’s Crossing utilizing State of Georgia Department of Community Affairs Equity Fund Rural Workforce Housing Initiative Funding.

Introduced at a regular meeting of the Council of Columbus, Georgia held on the _____ day of _____ 2026 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.

Lindsey G. Mclemore, Clerk of Council

B.H. "Skip" Henderson III, Mayor

**MEMORANDUM OF UNDERSTANDING
BETWEEN
NEIGHBORWORKS COLUMBUS AND
COLUMBUS CONSOLIDATED
GOVERNMENT**

1. Parties. This Memorandum of Understanding (“MOU”) is made and entered into on this 26th day of May, 2026 (“Effective Date”), by and between COLUMBUS CONSOLIDATED GOVERNMENT, hereafter called “the Recipient,” whose address is 1111 1st Avenue, Columbus, GA 31901, and COLUMBUS HOUSING INITIATIVE, INC. dba NEIGHBORWORKS COLUMBUS, hereafter called “the Sub-recipient,” whose address is 345 6th Street, GA 31901. Recipient and Sub-recipient are collectively referred to as the “Parties”.

2. Contract. This MOU is bound by the conditions and requirements listed in the OneGeorgia Rural Workforce Housing Initiative Award packet dated March 19, 2026, hereafter referred to as the “Contract.” The Contract contains six sections: a letter of congratulations (Exhibit A), an award determination letter (Exhibit B), a “Statement of OneGeorgia Equity Fund General Conditions (Exhibit C),” a “Statement of Special Conditions (Exhibit D),” and a “OneGeorgia Equity Fund Approved Budget (Exhibit E), and Zoning Conditions (Exhibit F).”

3. Funding. The source of funding for this engagement is the OneGeorgia Rural Workforce Housing Initiative Award made by DCA to the Columbus Consolidated Government under the terms of the Contract (the “Award Funds”). The parties acknowledge that awarded institutions of the state of Georgia are prohibited from pledging the credit of the state of Georgia. If the source of payment for the charges payable hereunder no longer exist or are determined to be insufficient, this Agreement shall terminate without further obligation.

4. Purpose. The purpose of this MOU is to define the preliminary terms and conditions of the use of the Award Funds for the construction of infrastructure associated with the Newman’s Crossing subdivision, which is to contain 62 affordable, single-family workforce housing units (the “Units”), to be located at 988 Farr Road, Columbus, GA, 31906 and to be developed by Sub-recipient (the “Development”). The Award Funds shall be used for site preparation and the construction of water and sewer lines and facilities, streets, and flood and drainage improvements (collectively the “Infrastructure Improvements”). Sub-recipient agrees to construct the Units for sale at no less than \$125,000 and no greater than \$290,000. The proposed activity is funded through the following sources:

OneGeorgia Equity Fund: \$2,500,000

Fort Benning Technology Park TAD Fund: \$2,952,000

NeighborWorks Capital: \$1,500,000

5. Term of MOU. This MOU shall be effective immediately upon execution by all duly authorized representatives of the Parties hereto and shall remain in full force and effect until the earlier of December 31, 2028 or the date the construction of the Infrastructure Improvements is completed.

6. Responsibilities of Parties. The Recipient shall be responsible for administering the OneGeorgia award in compliance with the Contract and all local, state and federal laws.

Additional Recipient responsibilities include the following:

- A. Verification of appropriate expenditures, submit drawdowns, and reports to appropriate entities.
- B. Maintain accounting records in accordance with the *Uniform Chart of Accounts for Local Governments in Georgia*, as mandated under state law (O.C.G.A. § 36-81-3).
- C. Submit an annual financial audit conducted in accordance with Generally Accepted Government Auditing Standards that covers all or part of the award period, to include a Source and Application of Funds Schedule and a Project Cost Schedule for all OneGeorgia funds.

By signature hereto, the Sub-recipient acknowledges that it has received an executed copy of the Contract and shall assume and be responsible for its obligations under the Contract, directly administering the OneGeorgia award in compliance with the Contract and all local, state and federal laws. In addition, the Sub-recipient shall have the responsibility of procuring, planning, designing, and supervising the construction of the Infrastructure Improvements. The estimated cost of all proposed infrastructure, including the Infrastructure Improvements, and construction of the 62 Units is \$17,267,348.00. The Sub-recipient shall assume monetary obligation for all aspects of this MOU and the Recipient shall not be held liable for any direct funding for the Development. The Sub-recipient must cover the balance of funding for any cost overruns for the Infrastructure Improvements that exceed the Award Funds. The Sub-recipient shall manage and maintain the Infrastructure Improvements through the completion of the Development.

Additional Sub-recipient responsibilities include the following:

- A. Retain documentation for which the funding was used, for a minimum of fifteen (15) years from the date of the issuance of a Certificate of Occupancy for the newly constructed Units to include infrastructure and documentation ensuring

affordability was met.

- B. Comply with the Environmental Policy Act (O.C.G.A. § 12-16-1 et seq.) as it relates to all land disturbing activity, obtain plan and specification approval from the Georgia Environmental Protection Division as required, and obtain all pertinent permits (e.g., soil disturbance, erosion control, etc.) from the Columbus Consolidated Government as needed.
- C. Certify that no conflicts of interest exist in regard to the Development.
- D. Comply with the requirements of O.C.G.A. §50-36 entitled “Verification of Lawful Presence Within United States” and verify the lawful presence in the United States of any natural person 18 years of age who has applied for state or local benefits, as defined in 8 U.S.C. Section 1621, or for federal public benefits, defined in U.S.C. Section 1611.
- E. Comply with the requirements of O.C.G.A. § 13-10-91 under Article 3 entitled “Security and Immigration Compliance.”
- F. Comply with the zoning conditions approved in Ordinance 24-070 by the Columbus Consolidated Government City Council on December 17, 2024.
- G. Provide access to all applicable records for DCA/Recipient inspection.
- H. Meet with the Recipient and DCA staff to ensure compliance/progress, upon request.
- I. Provide accurate and timely progress reports to Recipient every six months in accordance with DCA’s bi-annual performance reporting format.
- J. Issue bid documents, and ensuring bid documents and contract documents meet local, state, and federal regulations and contain necessary language to satisfy all applicable requirements.
- K. Submit for DCA/ Recipient's approval the final executed copies of the bid specifications and tabulations and contract(s), including a copy of the executed contract, Bid bond, Performance bond, and Payment bond, for the Development prior to the drawdown of funds.
- L. If the scope of work changes in relationship to the approved budget or Pro Forma, the Sub-recipient must inform the Recipient and receive approval from DCA before moving forward with change orders.

7. General Provisions

- A. Amendments. Either Party may request changes to this MOU. Any changes,

modifications, revisions, or amendments to this MOU which are mutually agreed upon by and between the Parties to this MOU shall be incorporated by written instrument, and effective when executed and signed by all Parties to this MOU.

- B. **Applicable Law.** The construction, interpretation and enforcement of this MOU shall be governed by the laws of the State of Georgia. Any and all legal disputes among the parties shall be brought in the Superior Court of Muscogee County, Georgia, and the parties agree to the venue and jurisdiction of such court.
- C. **Entirety of Agreement.** This MOU, consisting of seven (7) sections, represents the entirety of the agreements between the Parties concerning the Contract and use of the Award Funds and supersedes all prior negotiations, representations and agreements, whether written or oral.
- D. **Severability.** Should any portion of this MOU be judicially determined to be illegal or unenforceable, the remainder of the MOU shall continue in full force and effect; provided, however, the Parties shall make good faith attempts to agree upon terms in replacement of such unenforceable terms..
- E. **Third Party Beneficiary Rights.** The Parties do not intend to create in any other individual or entity the status of a third party beneficiary, and this MOU shall not be construed so as to create such status. The rights, duties and obligations contained in this MOU shall operate only between the Parties to this MOU, and shall inure solely to the benefit of the Parties to this MOU. The provisions of this MOU are intended only to assist the Parties in determining and performing their obligations under this MOU. The Parties to this MOU intend and expressly agree that only Parties to this MOU shall have any legal or equitable right to seek to enforce this MOU, to seek any remedy arising out of a Party's performance or failure to perform any term or condition of this MOU, or to bring an action for the breach of this MOU.
- F. **Limitation of Liability.** The Recipient shall not be held liable for any allegation that a qualified contractor's performance infringes or violates a third party's rights, including proprietary information and non-disclosure rights, or any intellectual property rights. Neither party shall be held liable for claims arising solely from the acts, omissions, or negligence of the other party.
- G. **Termination.** This MOU may be terminated for convenience of either party upon delivery of thirty (30) days written notice of intent to do so, signed by a duly authorized representative of either party; or by operation of law.

In the event of termination of this MOU for any reason, the Subrecipient will remain liable for only those amounts, if any, incurred up to and including the termination date, subject to appropriations and the payment terms related to this Agreement.

- H. Default. If there is an event of default, the non-defaulting party shall provide written notice thereof requesting that the breach or noncompliance be remedied within ten (10) days from the date of such notice. If the breach or noncompliance is not remedied by such date, the non-defaulting party may immediately terminate this MOU, in whole or in part, without additional written notice.
- I. Default Repayment. If an event of default by Sub-recipient is not remedied by the date provided in the default notification, the Sub-recipient shall remit the total amount of the Award Funds received from the Recipient no later than forty-five (45) days after the date of the notification letter. Should the Sub-recipient fail to remit the total amount of the award to the Recipient in a timely manner, the Recipient shall have the right, in its sole discretion, to impose all remedies available at law or equity.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]
[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, each party, by its respective officers authorized so to do, have executed this MOU as of the Effective Date.
AGREED:

COLUMBUS CONSOLIDATED GOVERNMENT

By: _____

B. H. "Skip" Henderson III, Mayor

Date: _____

Attest: _____

Lindsey Mclemore, Clerk of Council

Date: _____

OFFICIAL SEAL:

COLUMBUS HOUSING INITIATIVE, INC.

By: _____

Kimberly Poole, President & CEO

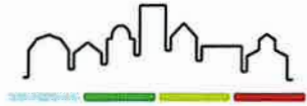
Date: _____

Attest: _____

Date: _____

Brian P. Kemp
Governor

**Christopher
Nunn**
Commissioner



**GEORGIA DEPARTMENT
of COMMUNITY AFFAIRS**

March 19, 2026

Ms. Kimberly Mitchell
Columbus Consolidated Government
1111 1st Avenue
Columbus, GA 31901

Re: OneGeorgia Rural Workforce Housing Initiative Award # 26wh-MCR- 5-5312

Dear Kimberly:

Congratulations on the selection of your project as a recipient of a OneGeorgia Equity Rural Workforce Housing Initiative Award. These funds in the amount of \$2,500,000 have been approved to assist with the construction of infrastructure improvements to assist with the development of workforce housing units. As discussed in our site visit, the infrastructure improvements and the housing construction/sales should be completed within the 30-month award period.

Enclosed are the Statement of Award, Statement of General Conditions, Statement of Special Conditions, and Approved Budget that have been placed on the award drawdown forms, and signature cards along with instructions. You will receive a link for the acceptance of the award to be used in the administration of your project. Please access these documents electronically to print copies of each for the Authority's file. Please note your acceptance of these contract documents makes you responsible for adherence to all grant requirements.

After careful study of both Statement of Conditions, please acknowledge your acceptance by signing the Statement of Award, Statement of General and Special Conditions, Approved Budget, W-9, Authorization Agreement for Automatic Deposits, and the signature card. Once signed, executed copies of each statement, W-9, Authorization Agreement for Automatic Deposits, and the signature card must be uploaded in GrAAM. Please maintain an executed copy of each document for your records. There is also a copy of the Agreement to Provide Independent Audit Report to be signed and uploaded in GrAAM. The grant award does not become effective until we receive all of these executed copies.

If you have any questions in regard to this grant, please do not hesitate to call Gina Webb, OneGeorgia Director, at 404-387-1429 or Rebecca White at 404-782-2394.

Sincerely,

G. Christopher Nunn

cc: Rebecca White, DCA

60 Executive Park South, NE | Atlanta, GA 30329-2231 | 404-679-4940 | dca.georgia.gov

An Equal Opportunity Employer

Award Notification Letter

Dear Kimberly Mitchell,

Congratulations! This is to inform you that your application is now awarded.

Project: Newman's Crossing

Program: (OGA) OneGeorgia Rural Workforce Housing Fund FY26

Notification Date: 03/27/2026

Approval Date:

Approved Amount: \$2,500,000.00

Federal Awards: No federal funds were included in this award.

Other Awards:

- ORG0285 (OGA) OneGeorgia Rural Workforce Housing Fund FY26: \$2,500,000.00
 - Agency: OneGeorgia Authority
 - Fiscal Year: 2026

Total Other: \$2,500,000.00

Total Match: \$2,952,000.00

Period of Performance: 03/19/2026 - 09/19/2228

Award/Contract Number: 26wh-MCR-5-5312

Ein: 58-1097948

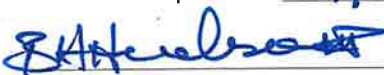
Georgia Department of Community Affairs
Statement of OneGeorgia Rural Workforce Housing (Equity Fund) General

Item #1.

Recipient: Columbus Consolidated Government

Award Number: 26wh-MCR-5-5312

1. Unless otherwise stated, upon approval of the OneGeorgia Authority, up to 90% of the total award may be drawn down as soon as the award documents are properly executed, special conditions (if any) cleared, and appropriate cost documentation submitted. Draws will be processed on an as-needed basis but no more than twice per week. OneGeorgia reserves the right to withhold payment of the final 10% of the grant award until after completion of the OneGeorgia portion of the project and satisfactory submission of all interim or final reports (depending on overall project status) and copies of cancelled checks, bank statements and/or other appropriate documentation related to the OneGeorgia-funded activities of the project.
2. Recipient's internally adopted procurement procedures must meet applicable state and local requirements (e.g., HB 1079). The procedures will be adhered to and proper documentation shall be maintained in the program file so as to document such adherence.
3. Drawdowns for construction costs and/or professional services shall be disbursed to the recipient subject to OneGeorgia's approval of copies of vendor invoices or paid invoices, properly completed drawdown forms and, if applicable, properly completed certification forms (e.g. AIA or similar). If force-account labor is used, recipient shall provide cost documentation that is certified by the appropriate local government official. This information should include, but not be limited to, the number of labor and/or machinery hours and their hourly rates. All invoices must clearly display either the name of the project, or the OneGeorgia award number.
4. Drawdowns for machinery and/or equipment shall be disbursed to the recipient based on approved unpaid or paid vendor invoices. All invoices must show the recipient as the "bill-to" entity or else be accompanied by secondary documentation (e.g., bill of sale) that indicates title to and ownership of the subject machinery and/or equipment has been transferred to the recipient. All invoices must clearly display either the name of the project, or the OneGeorgia award number.
5. Drawdowns for land acquisition must demonstrate the acquisition cost (e.g., purchase option and/or sales contract). Within 45 days of drawdown, documentation evidencing the land acquisition (i.e., executed settlement statement and a properly recorded deed evidencing the recipient's fee simple title to the land) must be forwarded to the OneGeorgia Authority. If the land was acquired with interim financing, the recipient must submit evidence of secured interim financing (i.e., executed loan papers). In such a case, within 45 days of drawdown, the recipient must provide OneGeorgia with evidence that the interim financing has been paid off (i.e., satisfied or paid promissory note and release of any security interest in the land) and a copy of the recorded deed evidencing the recipient's fee simple title to the land.
6. The recipient agrees to provide for the balance of funding for any cost overruns that exceed award amount.
7. The recipient certifies that all assets financed with OneGeorgia funds will be publicly owned property and that appropriate documentation evidencing such ownership will be available for OneGeorgia review.
8. The recipient certifies that before engaging in any land-disturbing activity and before acquiring real property, it will comply with the Environmental Policy Act (O.C.G.A. § 12-16-1 et seq.) and any other applicable laws and regulations.
9. The recipient certifies that the project is in compliance with the applicable local government's Comprehensive Plan, as approved by the State, is consistent with the applicable community's adopted Service Delivery Strategy and is in compliance with the State's rules governing Developments of Regional Impact. Furthermore, the appropriate local government is a Qualified Local Government as certified by the State.

Date of Acceptance: 4/17/26

 Authorized Signature

 Mayor
 Title (typed)
 Berry H. "Skip" Henderson III
 Name (typed)

Georgia Department of Community Affairs
Statement of OneGeorgia Rural Workforce Housing (Equity Fund) General

Item #1.

Recipient: Columbus Consolidated Government

Award Number: 26wh-MCR-5-5312

- 10. Where applicable, the recipient agrees to obtain approval from the Georgia Environmental Protection Division for the project's plans and specifications as required. The recipient also agrees to obtain all pertinent permits (e.g. soil disturbance, erosion control, etc.).
- 11. The recipient certifies that no applicable state laws, rules, regulations or applicable local ordinances shall be violated in carrying out this project and expending OneGeorgia funds.
- 12. The recipient certifies that no conflicts of interest exist with regard to this project. For more information about what constitutes a conflict of interest, consult the OneGeorgia Recipient's Manual.
- 13. The recipient certifies that without limitation of any other condition, OneGeorgia funds shall not be used to pay the cost of entertainment. Entertainment costs are defined as: "costs of amusements, social activities and incidental costs relating thereto, such as meals, beverages, lodgings, rentals, transportation, and gratuities." This definition includes meal/beverage expenses incurred for meetings which could reasonably have been conducted at a place of business and which did not require the provision of a meal.
- 14. All applications as well as supporting documentation submitted to the OneGeorgia Authority shall be subject to the provisions governing Georgia Open Records requests. All records pertinent to the OneGeorgia project, whether financial or programmatic, shall be maintained by the recipient for a minimum of three years from the date of formal grant close-out.
- 15. Local government recipients shall maintain their accounting records in accordance with the *Uniform Chart of Accounts for Local Governments in Georgia*, as mandated under state law (O.C.G.A. § 36-81-3), and all recipients shall undergo an annual financial audit conducted in accordance with Generally Accepted Government Auditing Standards. A Source and Application of Funds Schedule and a Project Cost Schedule for all OneGeorgia funds must be included in the audit report. The recipient shall submit to the OneGeorgia Authority copies of all audits that cover all or part of the award period.
- 16. Development Authorities with powers set forth in Chapter 62 of Title 36 of the Official Code of Georgia Annotated must adhere to O.C.G.A. § 36-62-7 and any other applicable law or regulation when selling or leasing assets funded in whole or in part with OneGeorgia funds.
- 17. The OneGeorgia award will remain "open" until the entire project (including activities funded by other sources) is complete. After project completion, OneGeorgia will conduct a close-out site visit of the project to determine the project's consistency with objectives and goals stated in the application. The site visit will also consist of a quantitative measure of the public benefits (e.g. jobs created, private investment). If OneGeorgia funds are used for a "soft" project (e.g. feasibility study), a copy of the OneGeorgia-funded project should be forwarded to the OneGeorgia Authority for review upon completion. If either the site visit or project review is determined to be satisfactory, an award close-out letter will be issued to the recipient.
- 18. The recipient will be responsible for submitting semi-annual progress reports to the OneGeorgia Authority for the term of the award. These reports are due June 30 and December 31 of each year. Recipients who are not up-to-date on their semi-annual reporting requirements may not be eligible to draw and/or receive funds from the OneGeorgia Authority.

Date of Acceptance: 4/17/26


Authorized Signature

Mayor
Title (typed)
Berry H. "Skip" Henderson III
Name (typed)

Georgia Department of Community Affairs Statement of OneGeorgia Rural Workforce Housing (Equity Fund) General

Item #1.

Recipient: Columbus Consolidated Government

Award Number: 26wh-MCR-5-5312

- 19. The Recipient, by signing these Conditions, is certifying that it will comply with the requirements of O.C.G.A. § 50-36 entitled "Verification of Lawful Presence Within United States" and verify the lawful presence in the United States of any natural person 18 years of age who has applied for state or local public benefits, as defined in 8 U.S.C. Section 1621, or for federal public benefits, defined in U.S.C. Section 1611, that is administered by an agency or a political subdivision of this state.
- 20. The Recipient, by signing these conditions, is certifying that it will comply with the requirements of O.C.G.A. § 13-10-91 under Article 3 entitled "Security and Immigration Compliance." This requires, among other things, that every public employer, including, but not limited to, every municipality and county, will register and participate in the federal work authorization program to verify employment eligibility of all newly hired employees. For more information, including a link to the Homeland Security website and the I-9 Form requirements for all new employees, see the OGA Recipient Manual and Forms Page at: <https://www.dca.ga.gov/community-economic-development/funding-programs/onegeorgia-authority>
- 21. The OneGeorgia Authority expects that all assets constructed, improved and/or purchased with OneGeorgia funds will be used for the approved use for no less than five years from the award date. OneGeorgia should be contacted immediately if there is a proposed change in use. OneGeorgia will require repayment of the award in the event a facility and/or asset is converted to an ineligible use or from public ownership.
- 22. For EDGE projects only: the recipient certifies that in accordance with Section 413-2.05(6) of the EDGE regulation, it will be accountable for this state EDGE expenditure made in partial consideration of assisting the recipient in fulfilling its mission as outlined in its EDGE application, local inducement resolution and local development agreements.
- 23. The Equity and EDGE programs generally require all Special Conditions to be cleared before funds can be drawn down. **Requests for drawdown of Equity or EDGE funds must be accompanied by adequate supporting cost documentation (including approved pay request(s) and/or invoices), certified by the Authority to demonstrate local oversight, and copies provided of cancelled checks or EFT payment verification for the cost documentation being submitted. No funds will be paid without complete documentation to support the drawdown request.**
- 24. For Rural Workforce Housing Initiative projects only: The Recipient certifies that it will be accountable for the homes being sold within the price range specified in the Notice of Funding Availability. If the home/housing unit is not sold in the specified price range, the infrastructure grant is subject to repayment to the OneGeorgia Authority.
- 25. For Rural Site Development projects only: The Recipient certifies that a data center, solar farm, nor a mini-storage facility will not be located within the industrial park being funded with OneGeorgia Rural Site Development funds for a minimum of 20 years. If the community allows for any of the above-mentioned facilities to locate within the park, the infrastructure grant is subject to repayment to the OneGeorgia Authority.

Date of Acceptance: 4/17/24


Authorized Signature

Mayor
Title (typed)
Berry H. "Skip" Henderson III
Name (typed)

Statement of Special Conditions

Recipient Columbus Consolidated Government

Award_No 26wh-MCR-5-5312

- 01. Prior to the drawdown of funds, the recipient must submit for OneGeorgia Authority approval final executed copies of the bid specifications and tabulations and contract(s) (includes copy of executed contract, Bid bond, Performance bond, Payment bond), for the proposed project. (Please submit all required documents at one time).
- 02. Prior to the drawdown of funds, a copy of an executed agreement between the grant recipient (city, county, or authority) and the housing developer. This agreement should state the number of housing units being built, type of housing units being built, projected sale price, and any public/private investment from each entity.
- 03. Prior to the closeout of the award, copies of the executed purchase/sales agreement between the buyer/seller need to be made available for inspection. Agreements should be able to prove than no more than one home/housing unit was sold to the same individual.

Date of Acceptance:

4/17/26



Authorized Signature

Berry H. "Skip" Henderson III

Name (typed)

Mayor

Title (typed)

C.A. 12-10-2024 (1)

C.A. 12-17-2024 (1)

ORDINANCE**NO. 24-070**

An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **988 Farr Road** parcel # 089-022-002) from General Commercial (GC) Zoning District to Single Family Residential – 4 (SFR4) Zoning District with conditions.

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

Section 1.

The Zoning Atlas on file with the Planning Department is hereby amended by changing the property described below from General Commercial (GC) Zoning District to Single Family Residential – 4 (SFR4) Zoning District with Conditions with conditions:

“All that lot, tract or parcel of land lying, situate and being in Land Lot 126, Coweta Reserve, Muscogee County, Georgia, and containing 17.0 acres, more or less, as shown on a map or plat recorded in Plat Book 48, folio 152, in the Office of the Clerk of the Superior Court of Muscogee County, Georgia, more particularly described as follows:

To find the true point of beginning, commence at the point where the North margin of Old Cusseta Road intersects the West margin of Farr Road, and run thence along said West margin of Farr Road North 00 degrees 46 minutes East, a distance of 242.96 feet to a point; thence continue along said West margin North 00 degrees 08 minutes East, a distance of 1160.19 feet to a point; thence South 89 degrees 52 minutes East, a distance of 50.0 feet to a point on the East margin of Farr Road, said point being the POINT OF BEGINNING; thence along the East margin of Farr Road, on a bearing of North 00 degrees 08 minutes East, a distance of 70.47 feet to a point; thence in a northwesterly direction along the curving eastern margin- of Farr Road (said curve having a radius of 692.76 feet and central angle of 46 degrees 27 minutes) a distance of 561.62 feet to a point at the end of said curve; thence North 46 degrees 35 minutes East, a distance of 130.25 feet to the beginning of a curve with radius of 492.99 feet and central angle of 49 degrees 47 minutes; thence along said curve a distance of 154.69 feet to a point; thence South 89 degrees 52 minutes East, a distance of 694.29 feet to a point; thence South 00 degrees 08 minutes West a distance of 784.85 feet to a point, and thence North 89 degrees 52 minutes West a distance of 1098.19 feet to the point of beginning.

Together with all those lots, tracts or parcels of land situate, lying and being in Land Lot 126 of the Coweta Reserve as is more particularly described on a map or plat entitled "SURVEY OF PART OF LAND LOT 126, COWETA RESERVE, which map or plat was prepared by Hobbs, Smith & Assoc. Inc., and is dated February 3, 1981, as revised on March 18, 1988, as recorded in Deed Book 5523, Page 228, in said Clerk's Office. The parcels herein conveyed are denominated as Parcel "B", 17,500 square feet, and Parcel "C", 6,895 square feet on said map or plat, to which reference should be made for the exact metes and bounds description of said Parcels "B" and "C" herein conveyed.

The above described property is all of the property conveyed by Farr Development Corporation to Jerry B. Newman by Warranty Deed dated May 14, 1988 and recorded in Deed Book 2957, Page 352 in the office of the Clerk of Superior Court of Muscogee County, Georgia.

The address of said property is 988 Farr Road, Columbus, Georgia 31907. The Muscogee County Tax Map Parcel ID is 089 022 002."

Section 2.

The above-described property shall be rezoned subject to the following conditions:

1. Minimum lot size of 5,000 square feet.
2. Maximum density of 8.71 dwelling units per acre.
3. Maximum lot coverage of 45%.
4. Minimum lot width of 42 feet.
5. Minimum side yard setback on corner lot of 15 feet.
6. Minimum rear yard setback of 20 feet.
7. Allow a roll back type curb and gutter or valley type gutter.
8. 25-foot street width measured from face of curb to face of curb.

Ordinance No. 24-070

Introduced at a regular meeting of the Council of Columbus, Georgia held on the 10th day of December 2024; introduced a second time at a regular meeting of said Council held on the 17th day of December 2024 and adopted at said meeting by the affirmative vote of nine members of said Council.

- Councilor Allen voting YES
- Councilor Chambers voting YES
- Councilor Cogle voting YES
- Councilor Crabb voting YES
- Councilor Davis voting YES
- Councilor Garrett voting YES
- Councilor Hickey voting YES
- Councilor Huff voting YES
- Councilor Thomas voting ABSENT
- Councilor Tucker voting YES

Sandra T. Davis
Clerk of Council

B. H. "Skip" Henderson, III
Mayor

This ordinance submitted to the Mayor for his signature, this the 19th day of December, 20 24
Sec: 3-202 (1)

Clerk of Council

This is to certify that the caption of this ordinance was published in the Columbus Ledger on the 20th day of December, 20 24. The full text is available for public inspection in the Clerk of Council's Office. Sec: 3-206

Clerk of Council

This ordinance received, signed by the Mayor at 12:12 P.M. on the 19th day of December 20 24, and became law at said time received and became effective at 12:00 noon the following day.

Sec: 3-202 (2)
Clerk of Council

RESOLUTION

NO. 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.

WHEREAS, Governor Kemp announced the initiative in January 2023 to spur the development of critically needed workforce housing across the state; and

WHEREAS, NeighborWorks Columbus desires to continue their efforts in the development of Newman’s Crossing in South Columbus; and,

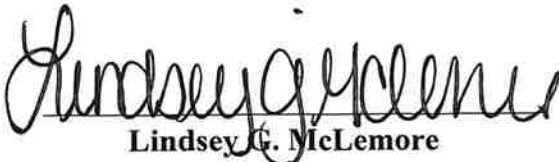
WHEREAS, the Department of Community Affairs has made the opportunity of funding available to local governments through the OneGeorgia Authority.


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

The Mayor or City Manager are hereby authorized to apply for and, if awarded, accept a State of Georgia Department of Community Affairs Equity Fund Rural Workforce Housing Initiative on behalf of NeighborWorks Columbus, by the amount awarded, and amend the Multi-Governmental Fund by the amount awarded.

Introduced at a regular meeting of the council of Columbus, Georgia, held the 14th day of October 2025 and adopted at said meeting by the affirmative vote of seven members of said Council.

- | | |
|--------------------|-----------------------------------|
| Councilor Allen | voting <u> YES </u> |
| Councilor Anker | voting <u> YES </u> |
| Councilor Chambers | voting <u> YES </u> |
| Councilor Cogle | voting <u> YES </u> |
| Councilor Crabb | voting <u> YES </u> |
| Councilor Davis | voting <u> ABSENT </u> |
| Councilor Garrett | voting <u> YES </u> |
| Councilor Hickey | voting <u> ABSENT </u> |
| Councilor Huff | voting <u> YES </u> |
| Councilor Tucker | voting <u> ABSENT FOR VOTE </u> |


Lindsey G. McLemore
Clerk of Council


B. H. "Skip" Henderson, III
Mayor

**Columbus Consolidated Government
Council Meeting Agenda Item**

Item #1.

TO: Mayor and Councilors

AGENDA SUBJECT: **State of Georgia Department of Community Affairs Equity Fund Rural Workforce Housing Application (NeighborWorks Columbus)**

AGENDA SUMMARY: Approval is requested to apply, and if awarded, accept the State of Georgia Department of Community Affairs Equity Fund Rural Workforce Housing Initiative on behalf of NeighborWorks Columbus by the amount awarded in the amount of a \$1,500,000 infrastructure loan and \$2,500,000 infrastructure grant, and amend the Multi-Governmental Fund by the amount awarded. The loan/grant funding will be utilized by NeighborWorks Columbus for workforce housing at Newman's Crossing, located off Farr Road, to provide 61 single-family homes for sale, as well as the necessary infrastructure for this development.

INITIATED BY: **City Manager's Office**

Recommendation: Approval is requested to apply, and if awarded, accept the State of Georgia Department of Community Affairs Equity Fund Rural Workforce Housing Initiative on behalf of NeighborWorks Columbus by the amount awarded in the amount of a \$1,500,000 infrastructure loan and \$2,500,000 infrastructure grant, and amend the Multi-Governmental Fund by the amount awarded. The loan/grant funding will be utilized by NeighborWorks Columbus for workforce housing at Newman's Crossing, located off Farr Road, to provide 61 single-family homes for sale, as well as the necessary infrastructure for this development.

Background: The State of Georgia Department of Community Affairs (DCA) announced the Rural Workforce Housing Initiative in 2023. It is meant to spur the development of critically needed workforce housing across the state. NeighborWorks Columbus is interested in applying for funding to the Newman's Crossing development to provide 61 single-family homes for sale and the infrastructure for this development.

Analysis: The applicant must be the local government. If awarded, the city will enter into a Memorandum of Agreement with NeighborWorks. The funding will include a \$1,500,000 infrastructure loan and \$2,500,000 infrastructure grant.

Financial Considerations: There will be no financial impact to the city. There are no match requirements for this grant/loan by the city. The match funds will be provided by NeighborWorks Columbus.

Legal Considerations: The City Attorney will review all grant agreements prior to obtaining the mayor's or City Manager's signature.

Recommendation/Action: Approval is requested to apply, and if awarded, accept the State of Georgia Department of Community Affairs Equity Fund Rural Workforce Housing Initiative on behalf of NeighborWorks Columbus by the amount awarded in the amount of a \$1,500,000 infrastructure loan and \$2,500,000 infrastructure grant, and amend the Multi-Governmental Fund by the amount awarded. The loan/grant funding will be utilized by NeighborWorks Columbus for workforce housing at Newman's Crossing, located off Farr Road, to provide 61 single-family homes for sale, as well as the necessary infrastructure for this development.

File Attachments for Item:

2. Easement to install EV charging stations on the METRA campus (814 Linwood Blvd)

Approval is requested to execute an easement with Georgia Power Company to install EV charging stations on the METRA campus (814 Linwood Blvd) through the Georgia Make Ready Program.

**Columbus Consolidated Government
Council Meeting Agenda Item**

TO:	Mayor and Councilors
AGENDA SUBJECT:	Easement to install EV charging stations on the METRA campus (814 Linwood Blvd)
AGENDA SUMMARY:	Approval is requested to execute an easement with Georgia Power Company to install EV charging stations on the METRA campus (814 Linwood Blvd) through the Georgia Make Ready Program.
INITIATED BY:	Department of Transportation/METRA

Recommendations: Approval is requested to execute an easement with Georgia Power Company in order to install EV charging stations on the METRA campus (814 Linwood Blvd) through the Georgia Make Ready Program.

Background: On 10/14/2025, Council approved a turnkey design/build agreement with Georgia Power Company in the amount of \$509,452.00 for EV charging stations to be installed and commissioned at the METRA campus through the Georgia Make Ready Program. This project is funded through available TSPLOST and 2024 Transit Trust Fund Program (TTFP) funds. These charging stations will be used to charge electric buses.

Analysis: In order to commence work on this project, the included easement agreement is required.

Financial Considerations: There is no local match for this project. An 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.

Legal Considerations: The City Attorney's Office has reviewed this agreement.

Recommendation/Action: Approval is recommended to execute an underground easement with Georgia Power Company in order to install EV charging stations on the METRA campus (814 Linwood Blvd) through the Georgia Make Ready Program.

A RESOLUTION

NO. _____

A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO EXECUTE AN EASEMENT WITH GEORGIA POWER COMPANY IN ORDER TO INSTALL EV CHARGING STATIONS ON THE METRA CAMPUS (814 LINWOOD BLVD) THROUGH THE GEORGIA MAKE READY PROGRAM.

WHEREAS, during the October 14th, 2025 meeting, Council approved a turnkey design/build agreement with Georgia Power Company in the amount of \$509,452.00 for EV charging stations to be installed and commissioned at the METRA campus through the Georgia Make Ready Program; and,

WHEREAS, in order to complete this project, the included easement agreement with Georgia Power Company will be needed to perform work within the boundaries of this project.

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

That the Mayor or his designee is hereby authorized to execute an easement with Georgia Power Company in order to install EV charging stations on the METRA campus (814 Linwood Blvd) through the Georgia Make Ready Program.

Introduced at a regular meeting of the Council of Columbus, Georgia held on the _____ day of _____ 2026 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

After recording, return to:
 Georgia Power Company
 Attn: Land Acquisition (Recording)
 241 Ralph McGill Blvd NE
 Bin 10151
 Atlanta, GA 30308-3374

TAX ID: 017 019 001

PROJECT **2026010336** LETTER FILE DEED FILE MAP FILE
 ACCOUNT NUMBER **11056735-GPC9596-VBS-15**
 NAME OF LINE/PROJECT: **METRA TRANSIT, 814 LINWOOD BLVD. (MUSKOGEE COUNTY) MAKE READY PROGRAM**

PARCEL NUMBER **001**

STATE OF GEORGIA
 MUSKOGEE COUNTY

U N D E R G R O U N D E A S E M E N T

For and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, in hand paid by GEORGIA POWER COMPANY, a Georgia corporation (the "Company"), the receipt and sufficiency of which are hereby acknowledged, COLUMBUS, GEORGIA (the "Undersigned", which term shall include heirs, successors and/or assigns), whose mailing Address is PO Box 1340, Columbus, GA 31902-1340, does hereby grant and convey to the Company, its successors and assigns, the right, privilege and easement to go in, upon, along, across, under and through the Property (as defined below) for the purposes described herein.

The "Property" is defined as that certain tract of land owned by the Undersigned at 814 LINWOOD BLV, COLUMBUS, GA 31901 (Tax Parcel ID No. 017 019 001) in Land Lot 0, of the CCFR District of Muscogee County, Georgia.

The "Easement Area" is defined as any portion of the Property located (a) within ten (10) feet of the centerline of the underground distribution line(s) as installed in the approximate location(s) shown on "Exhibit A" attached hereto and made a part hereof, and (b) within ten (10) feet from each side of any related above-ground equipment and facilities, including without limitations cubicles, transformers and service pedestals, as installed in the approximate location(s) shown in "Exhibit A".

The rights granted herein include and embrace the right of the Company to construct, operate, maintain, repair, renew and rebuild continuously upon and under the Easement Area its lines for transmitting electric current with wires,

PARCEL 001	NAME OF	METRA TRANSIT, 814 LINWOOD BLVD. (MUSKOGEE
	LINE/PROJECT:	COUNTY) MAKE READY PROGRAM

transformers, service pedestals, manholes, conduits, cables and other necessary apparatus, fixtures and appliances; the right to stretch communication or other lines of any other company or person under the Easement Area; the right to assign this Underground Easement in whole or in part; the right at all times to enter upon the Easement Area for the purpose of inspecting said lines and/or making repairs, renewals, alterations and extensions thereon, thereunder, thereto or therefrom; the right to cut, trim, remove, clear and keep clear of said underground lines, transformers, fixtures, and appliances all trees and other obstructions that may in the opinion of the Company now or hereafter in any way interfere or be likely to interfere with the proper maintenance and operation of said underground lines, transformers, fixtures, and appliances; the right of ingress and egress over the Property to and from the Easement Area; and the right to install and maintain electrical and communication lines and facilities to existing and future structure(s) within the Easement Area under the easement terms provided herein. Any timber cut on the Easement Area by or for the Company shall remain the property of the owner of said timber.

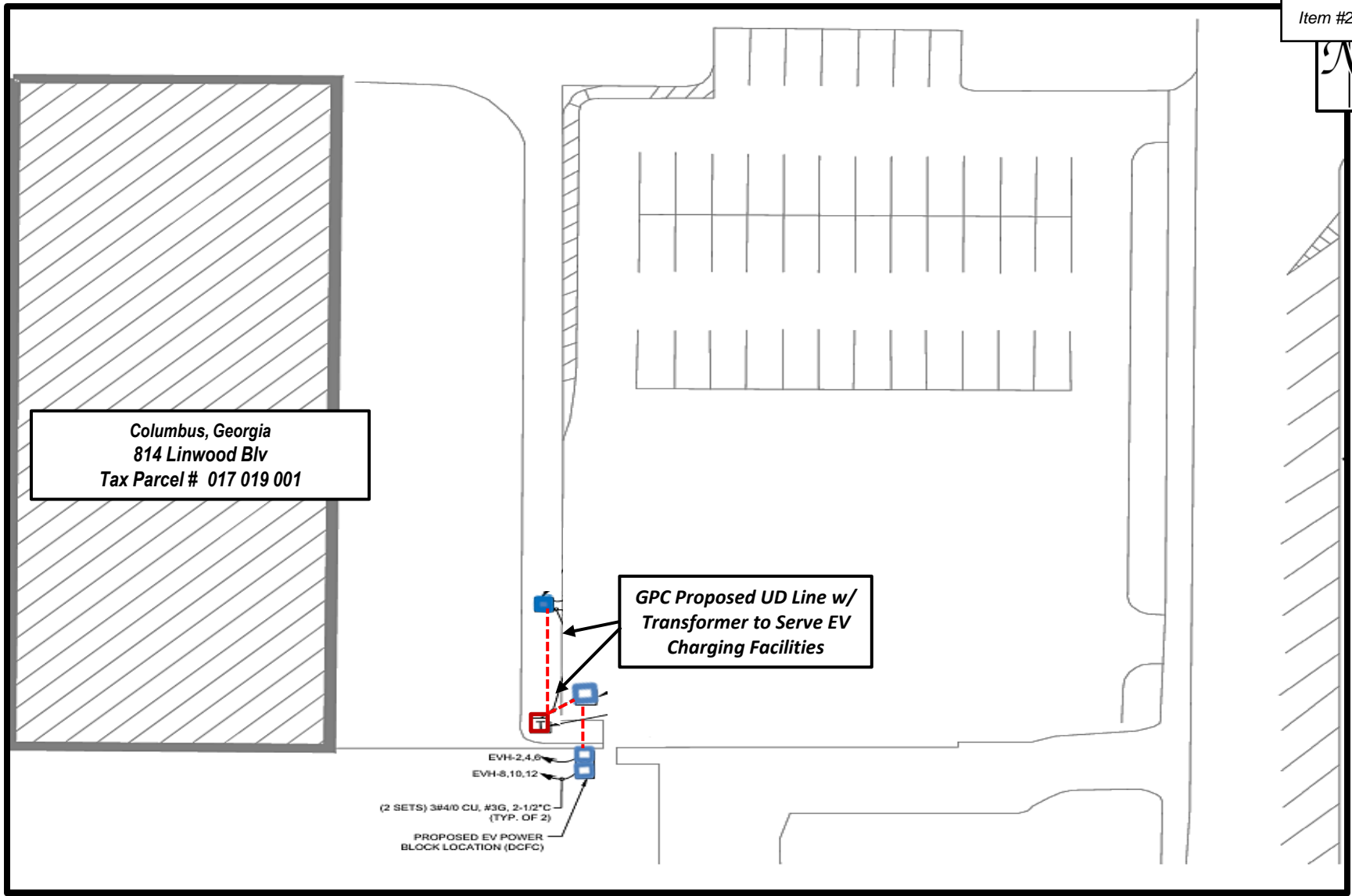
The Undersigned does not convey any land, but merely grants the rights, privileges and easements hereinbefore set out.

The Company shall not be liable for or bound by any statement, agreement or understanding not herein expressed.

[Signature(s) on Following Page(s)]

Exhibit "A"

Item #2.
N



Columbus, Georgia
814 Linwood Blv
Tax Parcel # 017 019 001

GPC Proposed UD Line w/
Transformer to Serve EV
Charging Facilities

EVH-2,4,6
EVH-8,10,12
(2 SETS) 3#4/0 CU, #3G, 2-1/2" C
(TYP. OF 2)
PROPOSED EV POWER
BLOCK LOCATION (DCFC)

Parcel 001

DRAWING NOT TO SCALE

**METRA TRANSIT, 814 LINWOOD BLVD.
(MUSKOGEE COUNTY) MAKE READY PROGRAM
LIMS # 2026010336
Location Number(s): N/A**

File Attachments for Item:

3. Hazard Mitigation Grant Application – Hazard Mitigation Plan 2029-2034

Approval is requested for the homeland security and emergency management to apply for a hazard mitigation grant through the Georgia Emergency Management Agency for the update/revision of the hazard mitigation plan for Muscogee County (Columbus Consolidated Government).

**Columbus Consolidated Government
Council Meeting Agenda Item**

Item #3.

TO:	Mayor and Councilors
AGENDA SUBJECT:	Hazard Mitigation Grant Application – Hazard Mitigation Plan 2029-2034
AGENDA SUMMARY:	Approval is requested for the homeland security and emergency management to apply for a hazard mitigation grant through the Georgia Emergency Management Agency for the update/revision of the hazard mitigation plan for Muscogee County (Columbus Consolidated Government).
INITIATED BY:	Homeland Security Department

Recommendation: Approval is requested for the City Manager, the Mayor, or their designee to apply for and accept, if awarded, the hazard mitigation grant award, in the amount of \$69,541.00, or as otherwise awarded, for updating the Muscogee County hazard mitigation plan, with a local match requirement of \$15,318.25 cash or in-kind services match, and amend the 0216 Multi-governmental fund budget by the amount of the award.

Background: It is required that the Muscogee County Hazard Mitigation Plan be updated every five years and remain current in order for Muscogee County (Columbus Consolidated Government) to be eligible for mitigation and recovery funding through GEMA and FEMA.

Analysis: The current hazard mitigation plan will expire in 2029; however, these grant funds have been made available through Hurricane Helene, and Muscogee County has been invited to apply for this grant to help pay for the next update of the plan.

Financial Considerations: The grant will pay for 75% of the project, which will be completed by an approved consultant. The matching funds can be paid by cash or in-kind labor of the employees of the homeland security and emergency management department. It will be the goal to not have any cash match if enough in-kind work can be completed to take care of all of the grant match.

Legal Considerations: None

Recommendation/Action: Approval is requested for the application for and acceptance, if awarded, of the hazard mitigation grant, and amend the homeland security (450) budget by the amount awarded.

A RESOLUTION

Item #3.

NO.

A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO APPLY FOR AND ACCEPT A HAZARD MITIGATION GRANT FROM THE GEORGIA EMERGENCY MANAGEMENT AGENCY IN THE AMOUNT OF \$69,541.00, OR AS OTHERWISE AWARDED, TO CONTRACT WITH A CONSULTANT TO COMPLETE A REVISION OF THE CITY'S HAZARD MITIGATION PLAN. THIS GRANT IS ALLIGNED WITH THE PRE-DISASTER HAZARD MITIGATION PLAN CURRENTLY IN EFFECT FOR COLUMBUS, GA/MUSCOGEE COUNTY, AND WILL CONCLUDE WITH A FULL REVISION AND SUBSEQUENT ADOPTION BY THE COUNCIL OF THE 2029-2034 HAZARD MITIGATION PLAN.

WHEREAS, this grant will allow the Homeland Security and Emergency Management Department to hire a consultant to begin the planning process and conclude the same with a draft of a revised hazard mitigation plan for 2029-2024, which may be subsequently approved by the city council, and;

WHEREAS, the Department of Homeland Security & Emergency Management will work closely with the consultants, the public safety departments, the general government departments, local partners, regional partners, and state partners to gather accurate information to be included in the revised plan, and;

WHEREAS, the local match of 25% totaling \$15,318.25 will be paid out of the budget of the Department of Homeland Security & Emergency Management at the time of the grant award.

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

That the Mayor, or his designee, is hereby authorized to submit a pre-application and if approved, accept a Hazard Mitigation Grant from the Georgia Emergency Management Agency in the amount of \$69,541.00 with a local match of \$15,318.25, or as otherwise awarded, and the FY 27 budget will be amended by like amount and amend the Multi-Governmental Fund by the amount awarded.

Introduced at a regular meeting of the Council of Columbus, Georgia held on the _____ day of _____ 2026 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. Architectural & Engineering Services for the Renovation & Expansion of the METRA Transfer Center – RFP No. 26-0021

**Columbus Consolidated Government
Council Meeting Agenda Item**

TO:	Mayor and Councilors
AGENDA SUBJECT:	Architectural & Engineering Services for the Renovation & Expansion of the METRA Transfer Center – RFP No. 26-0021
INITIATED BY:	Finance Department

It is requested that Council authorize the execution of a contract with Wendel Architecture PC (Williamsville, NY) for Architectural & Engineering Services for the Renovation & Expansion of the METRA Transfer Center.

The Vendor shall provide all architectural services, engineering services, site plans, cost analysis, and construction plans and specifications required to advertise bids for the construction of the METRA Transfer Center Addition and Renovation and successfully complete the construction of the facility within the existing construction budget. The design must be sensitive to the operational continuity of the Transfer Center and reflect METRA's commitment to sustainability and accessibility.

The selected firm will be responsible for delivering innovative, cost-effective, and code-compliant design solutions that address the following goals:

- Modernize and expand the Transfer Center to meet current and future operational needs.
- Enhance multimodal connectivity and site accessibility for transit users, staff, and the public.
- Improve energy efficiency and sustainability through building systems upgrades and ecological design strategies.
- Ensure compliance with all applicable local, state, and federal codes, FTA procurement and purchasing requirements, ADA and life safety standards.
- Support METRA's long-term vision for a safe, efficient, and community-oriented transit hub.
- The Transfer Center will need to remain in operation during construction and will require temporary facilities and a phasing plan.

RFP Advertisement and Receipt of Proposals:

RFP Specifications were posted on the web pages of the Purchasing Division, the Georgia Procurement Registry, and DemandStar on December 24, 2025. This RFP has been advertised, opened and evaluated. Four (4) proposals were received on January 23, 2026.

The responding vendors were:

Wendel Architecture PC (Williamsville, NY)

2WR of Georgia, Inc. (Columbus, GA)

Axis Infrastructure, LLC (Roswell, GA)

Praxis3, LLC (Atlanta, GA)*

*Praxis3 was deemed non-responsive due to incomplete E-Verify Affidavit, a mandatory submission requirement.

The following events took place after receipt of the proposals:

RFP MEETINGS/EVENTS		
Description	Date	Agenda/Action
Pre-Evaluation	02/18/26	The Purchasing Manager advised Evaluation Committee members of the RFP rules and process. The proposals were distributed to the committee.
1 st Evaluation	03/09/26	The Evaluation Committee discussed each proposal and determined no clarifications were required.
Evaluation Forms Sent	03/10/26	Evaluation forms forwarded to voting committee members.
Evaluation Forms Returned	03/16/26	Final completed set of evaluation forms were received from voting committee members.
Evaluation Results	03/17/26	Evaluation results were forwarded to the Committee for review. The Committee unanimously voted to request a cost proposal from the highest-scoring vendor, Wendel Architecture PC.
Cost Proposal Requested	03/30/26	A cost proposal was requested from the vendor. Upon receipt of the request, the vendor submitted questions regarding preparation of the proposal. The questions were forwarded to the Committee for review.
Response to Vendor	04/24/26	Responses from the Committee were received and the information forwarded to the Vendor.
Cost Proposal Received	04/30/26	The vendor's cost proposal was received and forwarded to the Evaluation Committee for review and acceptance.
Cost Proposal Accepted	05/18/26	The Evaluation Committee unanimously accepted the cost proposal and recommends award to Wendel Architecture PC.

Evaluation Committee:

The proposals were reviewed by the Evaluation Committee, which consisted of three (3) voting members from the METRA Department of Transportation, one (1) voting member from the Engineering Department, one (1) voting member from the Inspections and Code Department, and one (1) voting member from the Engineering Department. One (1) representative from the Planning Department and one (1) representative from METRA served as alternate voters. Two (2) representatives from METRA served as non-voting advisors.

Award Recommendation:

The Evaluation Committee unanimously recommends award of the contract to Wendel Architecture PC (Williamsville, NY), the highest scoring vendor, as reflected by their comments provided below:

- The strengths of this vendor's proposal are: having over 50 years of experience in public transportation design, more than 150 transportation projects completed and support by Kimley-

Horn, who is a nationally recognized civil engineering and transportation planning firm. Vendor is capable of fulfilling the requirements of the contract. They have a local office and their response times will be adequate.

- Long history of being an architecture firm. Multiple transit jobs exceeding the complexity of the project for METRA. Offices all over the country, able to bring ideas from other regions.
- Extensive experience and a long history with similar projects. The Engineering Department has had a good experience working with [sub-contractor] Kimley-Horn on projects.

Vendor Experience/Qualifications:

- Wendel has been master planning and designing transit facilities since 1975, and they have planned or designed more than 150 public transportation facility projects over the past fifteen years alone.
- Since designing their first project in 1975, they have completed several hundred transportation projects from coast to coast and have become nationally known as a transit industry design leader.
- Wendel team members have extensive experience delivering projects under Federal Transit Administration (FTA) funding and oversight and understand the compliance requirements that apply throughout the various project stages.

Client Work History:

- Clarksville Transit Center April 2021 – June 2024
1 Public Square, Suite 301, Clarksville, TN 37040
Provided design services for WeGo's new transfer center in the Clarksville Pike neighborhood of North Nashville for the Nashville Metropolitan Authority. This project includes six bus bays along with passenger waiting amenities. The site uses approximately one acre in sawtooth platform configuration around a central plaza. Passengers get off the bus right into the site, allowing for safe and convenient transfer without crossing the bus path. A kiss and ride drop off area is provided along with a dedicated paratransit bay for patrons that wish to transfer to fixed route vehicles. There are two on street level boarding platform for express service.
- BJCTA West Transit Center October 2018 – April 2022
710 North 20th Street, 2nd Floor, Birmingham, AL 35203
Performed design services for 10 BRT stations in the downtown core, plus two terminus stations that anchor each end. The West Terminus Station provides a logical connection point between the fixed route service and the BRT service. The site is designed to engage the Five Points West community and provide indoor and outdoor waiting areas, ticketing, public restrooms, and driver break areas.
- Augusta Public Transit Department April 2016 – June 2019
1535 Fenwick Street, Augusta, GA 30904
Provided architecture and engineering services for the design and construction of a new operations and maintenance facility to house 40 buses and accommodate future expansion. All maintenance se

a contiguous building closer to the operations' core. Wendel also provided site selection and master planning services as part of the design work.

The City's Procurement Ordinance Article 3-110, Competitive Sealed Proposals for the procurement of Equipment, Supplies and Professional Services and Article 3-111 Architectural/Engineering and Land Surveying Services, govern the RFP Process. During the RFP process, there is no formal opening due to the possibility of negotiated components of the proposal. In the event City Council does not approve the recommended offeror, no proposal responses or any negotiated components are made public until after the award of the contract. Therefore, the evaluation results and cost information has been submitted to the Mayor in a separate memo for informational purposes.

The recommended firm's cost proposal is within the Department's budget. Funds are budgeted for this expense: Transportation Fund – Transportation – FTA – Capital Expend-Over \$5,000; 0751-610-2400-MFTA-7761.

A RESOLUTION

NO. _____

A RESOLUTION AUTHORIZING THE EXECUTION OF A CONTRACT WITH WENDEL ARCHITECTURE PC (WILLIAMSVILLE, NY) FOR ARCHITECTURAL & ENGINEERING SERVICES FOR THE RENOVATION & EXPANSION OF THE METRA TRANSFER CENTER.

WHEREAS, an RFP was administered (RFP No. 26-0021) and four (4) proposals were received; and,

WHEREAS, the proposal submitted by Wendel Architecture PC met all proposal requirements and was evaluated most responsive to the RFP.

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

That the Mayor and/or his designee is hereby authorized to execute a contract with Wendel Architecture PC (Williamsville, NY) for Architectural & Engineering Services for the Renovation & Expansion of the METRA Transfer Center. The recommended firm’s cost proposal is within the Department’s budget. Funds are budgeted for this expense: Transportation Fund – Transportation – FTA – Capital Expend-Over \$5,000; 0751-610-2400-MFTA-7761.

Introduced at a regular meeting of the Council of Columbus, Georgia, held the ____ day of _____, 2026 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. Third-Party Administration Services for the Community Care Program Serving Medically Underserved Persons in Muscogee County – RFP No. 26-0023

**Columbus Consolidated Government
Council Meeting Agenda Item**

TO:	Mayor and Councilors
AGENDA SUBJECT:	Third-Party Administration Services for the Community Care Program Serving Medically Underserved Persons in Muscogee County – RFP No. 26-0023
INITIATED BY:	Finance Department

It is requested that Council authorize the execution of an annual contract with Benefit Source, Inc., d/b/a BSi Companies (Greenville, SC) for Third-Party Administration Services for the Community Care Program Serving Medically Underserved Persons in Muscogee County.

The selected TPA provider will be responsible for processing healthcare claims submitted by contracted providers delivering medical, pharmaceutical, and mental health services through the program.

Administrative responsibilities may include, but are not limited to:

- Receipt and processing of provider claims
- Verification of participant eligibility
- Maintenance of documentation related to claims activity
- Support for provider inquiries and reporting

Medically underserved persons are defined as residents of Muscogee County who are not covered under a private or governmental insurance plan and meet the income requirements of the Community Care Program. The income requirements are defined as having a total yearly income below 125% of the poverty income guidelines for family units in the United States, as set by the U.S. Department of Health and Human Services.

The funding for these services is provided by property taxes levied for this specific purpose to ensure that all residents of Columbus, GA have access to quality health care. Providing quality health care improves the quality of life for all residents.

Annual Contract History:

This is a new annual contract.

RFP Advertisement and Receipt of Proposals:

RFP Specifications were posted on the web pages of the Purchasing Division, the Georgia Procurement Registry, and DemandStar on January 20, 2026. This RFP has been advertised, opened and evaluated. Three (3) proposals were received on February 27, 2026.

The responding vendors were:

- Benefit Source, Inc., d/b/a BSi Companies (Greenville, SC)**
- Crowned Allegiance, Inc. (Atlanta, GA)
- K2 Lynx (Atlanta, GA)

The following events took place after receipt of the proposals:

RFP MEETINGS/EVENTS		
Description	Date	Agenda/Action
Pre-Evaluation	03/12/26	The Purchasing Manager advised evaluation committee members of the RFP rules and process. The proposals were distributed to the committee.
1 st Evaluation	04/06/26	The Evaluation Committee discussed each proposal and determined no clarifications were required.
Evaluation Forms Sent	04/06/26	Evaluation forms forwarded to voting committee members.
Evaluation Forms Returned	04/24/26	Completed set of evaluation forms were received from voting committee members.
Evaluation Results	05/05/26	Evaluation results were forwarded to the Committee for review. The Committee unanimously voted to request a presentation from the highest-scoring vendor, BSi Companies.
Presentation Requested	05/07/26	BSi Companies were requested to provide a presentation of their proposal and demonstration of the software they use for providing services.
Vendor Presentation	05/13/26	The Evaluation Committee met with BSi Companies via Teams to view the vendor's presentation and ask questions.
Ballots Sent	05/14/26	A ballot was forwarded to the voting Committee members to vote for award recommendation of the contract.
Ballots Received	05/18/26	The final ballot was received. The Voting Committee members unanimously voted to recommend award the contract to BSi Companies.

Evaluation Committee:

The proposals were reviewed by the Evaluation Committee, which consisted of one (1) voting member from the City Manager's Office, one (1) voting member from the Human Resources Department, one (1) voting member from the Community Reinvestment Department, one (1) voting member from the Finance Department and one (1) voting member from Valley Healthcare. One (1) representative from the City Manager's Office, one (1) representative from the City Attorney's Office and one (1) representative from Finance Department served as non-voting advisors.

Award Recommendation:

The Evaluation Committee unanimously recommends award of the contract to BSi Companies (Greenville, SC), the highest scoring vendor, as reflected by their comments provided below:

- BSi Companies demonstrated the strongest overall qualifications, with:
 - Extensive experience in TPA services
 - Proven claims administration systems
 - Structured and phased implementation plan
 - Strong compliance and audit controls
 - Low-risk, highly capable vendor ready for immediate deployment
- BSi was chosen based on their extensive experience and strong knowledge of claims management. Their expertise aligns closely with the goals and operational needs of the program, making them well positioned to provide administrative support. Additionally, the

vendor demonstrated they have the necessary resources, systems and tools to successfully support the Community Care Program through management of key administrative functions, timely and accurate claims processing, and on-going compliance with program requirements and regulations.

- Deep experience administering healthcare benefits for medically underserved populations, including programs serving disabled adults with complex access and care coordination needs. Understanding of the structural barriers common in underserved populations. Real time eligibility verification, rules-based processing with experienced claims examiner oversight for complex cases. In-house database for tracking eligibility and enrollment that prioritizes data security, integrity, controlled access, and reliable availability

Vendor Experience/Qualifications:

- BSi Companies is a proud veteran-owned, family-owned business founded in 1973 and now led by second-generation ownership.
- The vendor brings deep experience administering healthcare benefits nationwide for medically underserved populations, including programs serving disabled adults with complex access and care coordination needs. Their organization is comprised of thirty-four members whose average industry experience exceeds thirty years.
- BSi Companies is registered and authorized as a Third-Party Administrator in the State of Georgia and has maintained this status for five years.

Client Work History:

- Chimes District of Columbia, Inc. January 2024 – December 2027
4815 Seton Drive, Baltimore, MD 21215
TPA Agreement – BSi administers and adjudicates claims across more than 70 distinct medical plan designs serving disabled adults. Management of medical, dental, vision, pharmacy, disability and mental health claims.
- United Government Security Officers of America (UGSOA) April 2018 – December 2026
710 North 20th Street, 2nd Floor, Birmingham, AL 35203
TPA & Trust Agreement – TPA services for four core medical plan platforms encompassing more than 25 employer groups. Management of medical, dental, vision, pharmacy, disability and ancillary benefits. Full claims adjudication and payment in accordance with plan documents. Administration of Plan Associated Irrevocable Trust funds.
- Power Works Industries, Inc. January 2025 – December 2026
2601 Cross Country Drive, Bldg A, Columbus, GA 31906
TPA & Trust Agreement – BSi administers and adjudicates claims across multiple plan designs serving disabled adults employed under federal contracts. Health reimbursement account (HRA) administration. Management of medical, dental, vision, pharmacy, disability and health claims.

The City's Procurement Ordinance Article 3-110, Competitive Sealed Proposals for the procurement of Equipment, Supplies and Professional Services, governs the RFP Process. During the RFP process, there is no formal opening due to the possibility of negotiated components of the proposal. In the event City Council does not approve the recommended offeror, no proposal responses or any negotiated components are made public until after the award of the contract. Therefore, the evaluation results and cost information has been submitted to the Mayor in a separate memo for informational purposes.

The recommended firm's cost proposal is within the Department's budget. Funds are budgeted each fiscal year for this on-going expense: Community Care Fund – Miscellaneous – Non-Categorical – Contractual Services ; 0204-590-3000-NCAT-6319.

A RESOLUTION

NO. _____

A RESOLUTION AUTHORIZING THE EXECUTION OF AN ANNUAL CONTRACT WITH BENEFIT SOURCE, INC., D/B/A BSI COMPANIES (GREENVILLE, SC) FOR THIRD-PARTY ADMINISTRATION SERVICES FOR THE COMMUNITY CARE PROGRAM SERVING MEDICALLY UNDERSERVED PERSONS IN MUSCOGEE COUNTY.

WHEREAS, an RFP was administered (RFP No. 26-0023) and three (3) proposals were received; and,

WHEREAS, the proposal submitted by Benefit Source, Inc., d/b/a BSi Companies met all proposal requirements and was evaluated most responsive to the RFP.

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

That the Mayor and/or his designee is hereby authorized to execute an annual contract with Benefit Source, Inc., d/b/a BSi Companies (Greenville, SC) for Third-Party Administration Services for the Community Care Program Serving Medically Underserved Persons in Muscogee County. The recommended firm’s cost proposal is within the Department’s budget. Funds are budgeted each fiscal year for this on-going expense: Community Care Fund – Miscellaneous – Non-Categorical – Contractual Services; 0204 – 590 – 3000 – NCAT - 6319.

Introduced at a regular meeting of the Council of Columbus, Georgia, held the ____ day of _____, 2026 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. Aerial, Ground Ladder & Apparatus Pumps Inspection & Testing Services (Annual Contract) – RFB No. 26-0010

**Columbus Consolidated Government
Council Meeting Agenda Item**

TO:	Mayor and Councilors
AGENDA SUBJECT:	Aerial, Ground Ladder & Apparatus Pumps Inspection & Testing Services (Annual Contract) – RFB No. 26-0010
INITIATED BY:	Finance Department

It is requested that Council approve the annual contact with Randall Brackett Fire Truck Repair LLC., (Rockmart, GA) to provide aerial, ground ladder and apparatus pumps inspection and testing services for the Fire and EMS Department, on an “as needed” basis. Fire and EMS Department anticipates an annual contract value of \$20,000.00 based on prior year’s usage and inflation.

The contracted vendor will provide inspection and testing services for aerial and ground ladders, as well as, all fire apparatus equipped with a fire pump. The contract period will be for two (2) years, with the option to renew for three (3) additional twelve-month periods.

Bid specifications were posted on the web pages of the Purchasing Division, Georgia Procurement Registry, and DemandStar. One bid was received on December 19, 2026, from US Fire Services. In accordance with Section 3-108, Item H of the Procurement Ordinance, the Purchasing Division performed due diligence by conducting a survey of non-responsive firms to determine if it was necessary to revise the specifications to encourage more competition. The following Two (2) vendors were surveyed:

1. Randall Brackett Fire Truck Repair - Expressed interest in submitting if the bid were to be re-opened.
2. CFS Inspection dba Consolidated Fleet Services, Inc. – Our company performs quality NFPA inspections on both Aerials and Ground Ladders, but we do not inspect Apparatus Pumps. We would be interested in offering a bid for testing the Aerials and Ground Ladders if this bid can be separated.

Due to the interest expressed, the bid was re-opened for an additional two weeks. One more response was received. This bid has been advertised, opened, and reviewed. The two bidders were:

Vendor:				Randall Brackett Fire Truck Repair LLC (Rockmart, GA)		US Fire Services (Newport, RI)	
	Est. Qty	Unit	Description	Unit Price	Extended Price	Unit Price	Extended Cost
1)	1	EA	2007 E-One 100' Aerial Ladder (L-1)	\$ 800.00	\$ 800.00	\$ 1,300.00	\$ 1,300.00
2)	1	EA	2003 E-One 100' Aerial Ladder (L-4)	\$ 800.00	\$ 800.00	\$ 1,300.00	\$ 1,300.00

Vendor:				Randall Brackett Fire Truck Repair LLC (Rockmart, GA)		US Fire Services (Newport, RI)		
				Item #C.				
3)	1	EA	2016 E-One 100' Aerial Ladder (L-6)	\$ 800.00	\$ 800.00	\$ 1,300.00	\$ 1,300.00	
4)	1	EA	2017 E-One 100' Aerial Ladder (L-8)	\$ 800.00	\$ 800.00	\$ 1,300.00	\$ 1,300.00	
5)	1	EA	2010 E-One 75" Aerial Ladder (L-10)	\$ 800.00	\$ 800.00	\$ 1,300.00	\$ 1,300.00	
6)	1	EA	2003 E-One 100' Aerial Ladder (L-12)	\$ 800.00	\$ 800.00	\$ 1,300.00	\$ 1,300.00	
7)	1	EA	2003 E-One 100' Aerial Ladder (RL-15)	\$ 800.00	\$ 800.00	\$ 1,300.00	\$ 1,300.00	
8)	1600	FT	1700' of Various Sizes. Ground Ladders	\$ 1.75	\$2,975.00	\$ 3.00	\$ 5,100.00	
9)	48	EA	Heat Sensor Labels for Ladders	\$ 2.50	\$ 120.00	\$ 5.00	\$ 240.00	
Total Cost for Aerial				\$8,695.00		\$ 14,440.00		
	Est. Qty	Year	Type	Description	Unit Price	Extended Price	Unit Price	Extended Cost
1)	1	2002	Engine	Pierce Saber	\$ 195.00	\$ 195.00	\$ 500.00	\$ 500.00
2)	2	2004	Quint	100' Ladder E-One - S	\$ 195.00	\$ 390.00	\$ 500.00	\$ 1,000.00
3)	1	2006	Rescue	E-One	\$ 195.00	\$ 195.00	\$ 500.00	\$ 500.00
4)	1	2007	Quint	100' E-One Platform	\$ 195.00	\$ 195.00	\$ 500.00	\$ 500.00
5)	1	2008	Engine	E-One	\$ 195.00	\$ 195.00	\$ 500.00	\$ 500.00
6)	1	2010	Engine	E-One	\$ 195.00	\$ 195.00	\$ 500.00	\$ 500.00
7)	1	2013	Engine	E-One	\$ 195.00	\$ 195.00	\$ 500.00	\$ 500.00
8)	1	2011	Quint	78' Ladder E-One	\$ 195.00	\$ 195.00	\$ 500.00	\$ 500.00
9)	3	2016	Engine	E-One	\$ 195.00	\$ 585.00	\$ 500.00	\$ 1,500.00
10)	1	2016	Engine	E-One Quest	\$ 195.00	\$ 195.00	\$ 500.00	\$ 500.00
11)	1	2016	Quint	100' Ladder E-One	\$ 195.00	\$ 195.00	\$ 500.00	\$ 500.00
12)	3	2017	Engine	E-One	\$ 195.00	\$ 585.00	\$ 500.00	\$ 500.00
13)	1	2017	Quint	100' Ladder E-One	\$ 195.00	\$ 195.00	\$ 500.00	\$ 1,500.00
14)	6	2023	Engine	E-One Typhoon	\$ 195.00	\$ 3,570.00	\$ 500.00	\$ 3,000.00
15)	2	2023	Quint	E-One Typhoon	\$ 195.00	\$ 390.00	\$ 500.00	\$ 1,000.00
16)	1	2024	Engine	E-One	\$ 195.00	\$ 195.00	\$ 500.00	\$ 500.00
17)	2	2025	Engine	E-One Typhoon	\$ 195.00	\$ 390.00	\$ 500.00	\$ 1,000.00
Total Cost for Apparatus Pumps				\$ 8,055.00		\$ 14,500.00		
GRANT TOTAL COST				\$ 16,750.00		\$ 28,940.00		

Funds are budgeted each fiscal year for this on-going expense: General Fund - Fire & EMS – Logistics/Support – Miscellaneous Equipment Maintenance; 0101 – 410 – 3610 – LOGI – 6519.

A RESOLUTION

NO. _____

A RESOLUTION AUTHORIZING THE EXECUTION OF AN ANNUAL CONTRACT WITH RANDALL BRACKETT FIRE TRUCK REPAIR LLC., (ROCKMART, GA) TO PROVIDE AERIAL, GROUND LADDER, AND APPARATUS PUMPS INSPECTION AND TESTING SERVICES TO THE COLUMBUS CONSOLIDATED GOVERNMENT FIRE AND EMS DEPARTMENT, ON AN “AS NEEDED” BASIS. FIRE AND EMS DEPARTMENT ANTICIPATES AN ANNUAL CONTRACT VALUE OF \$20,000.00 BASED ON PRIOR YEAR’S USAGE AND INFLATION.

WHEREAS, the contracted vendor will provide inspection and testing services for aerial and ground ladders, as well as, all fire apparatus equipped with a fire pump; and,

WHEREAS, the contract period will be for two (2) years, with the option to renew for three (3) additional twelve-month periods.

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

That the Mayor and/or his designee is hereby authorized to enter into an annual contract with Randall Brackett Fire Truck Repair LLC., (Rockmart, GA) to provide aerial, ground ladder and apparatus pumps inspection and testing services for the Fire and EMS Department, on an “as needed” basis, for the estimated annual contract value of \$20,000.00. Funds are budgeted each fiscal year for this on-going expense: General Fund - Fire & EMS – Logistics/Support – Miscellaneous Equipment Maintenance; 0101 – 410 – 3610 – LOGI – 6519.

Introduced at a regular meeting of the Council of Columbus, Georgia, held the ____ day of _____, 2026 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:

BID ADVERTISEMENTS

DATE: May 26, 2026

Item #

TO: Mayor and Councilors

FROM: Finance Department

SUBJECT: Advertised Bids/RFPs/RFQs

May 29, 2026

1. Consultant Services for Edgewood Road Corridor Study– P.I. #0020289 – RFP No. 26-0034

Scope of RFP

Columbus Consolidated Government (the “City”) and the Columbus-Phenix City Transportation Study (C-PCMPO) are requesting proposals for a Consultant Team to perform a study to develop actionable recommendations to improve traffic flow, enhance safety, and expand active transportation options along Edgewood Road.

All Proposers must be prequalified by the Georgia Department of Transportation (GDOT).

The work shall be performed in accordance with GDOT Plan Development Process (PDP), Plan Presentation Guide (PPG), Design Policies and Manuals, and current software version approved by the Project Manager.

2. Consultant Services for Master Study for Trails/Sidewalks Throughout the City of Columbus – P.I. #0020290 – RFP No. 26-0005

Scope of RFP

Columbus Consolidated Government (the “City”) and the Columbus-Phenix City Transportation Study (C-PCMPO) are requesting proposals for a Consultant Team to perform a study that will assess the current state of trails and sidewalks throughout the city to identify areas for improvement, ways to enhance connectivity and add additional trails/sidewalks, and evaluate the safety of existing facilities.

All Proposers must be prequalified by the Georgia Department of Transportation (GDOT).

The work shall be performed in accordance with GDOT Plan Development Process (PDP), Plan Presentation Guide (PPG), Design Policies and Manuals, and current software version approved by the Project Manager.

3. Elevator Maintenance & Repairs Services (ANNUAL CONTRACT) - RFB No. 26-0001

Scope of RFB

Provide maintenance services for sixty-seven (67) passenger, freight, and inmate elevators located at various City locations. The services will be performed on a regular and systematic schedule.

4. Portable Toilet Rental & Service (Annual Contract) – RFB No. 26-0036

Scope of RFB

The Consolidated Government of Columbus, Georgia (the City) is seeking vendors to provide portable toilets, hand washing stations and grey water collection containers at various City location sites. The contract term will be for two (2) years, with the option to renew for three (3) additional twelve-month periods.

June 17, 2026

1. Stone (Annual Contract) – RFB No. 26-

Scope of Bid

Columbus Consolidated Government is requesting bids from qualified vendors to provide stone purchased on an “as needed” basis. The contract term will be for two (2) years with the option to renew for three (3) additional twelve-month periods.

Item #

June 19, 2026

1. Consulting Services for Employee Benefits Plans (Annual Contract) – RFP No. 26-0031

Scope of RFP

Columbus Consolidated Government is seeking proposals from qualified firms to provide comprehensive consulting and brokerage services for its employee health benefits programs and Health & Wellness Center strategy.

The contract will be for two (2) years with an option to renew for three (3) additional twelve-month periods. Contract renewal shall be contingent upon the mutual agreement of the City and the Contractor.

2. On-Call Roofing Services (Annual Contract) – RFP No. 26-0027

Scope of RFP

It is the intent of the Columbus Consolidated Government (City) to establish an annual contract with a Primary and a Secondary contractor to provide all labor, equipment and materials to provide on-call roofing services.

The contract will be for two (2) years with an option to renew for three (3) additional twelve-month periods. Contract renewal shall be contingent upon the mutual agreement of the City and the Contractor.

File Attachments for Item:

1. Minutes of the following boards:

Board of Elections and Registration 03-12-26

Board of Tax Assessors # 17-26 & 18-26

Board of Water Commissioners 04-20-26

Board of Zoning Appeals 04-08-26

Columbus Sports & Entertainment Authority 04-13-26

Development Authority of Columbus 01-08-26, 03-12-26 & 04-09-26

Hospital Authority of Columbus 03-31-26

Tree Board 09-03-25



Board of Elections and Registrations

Post Office Box 1340
Columbus, Georgia 31902-1340
"Georgia's First Consolidated Government"
(706) 653-4392

Item #1.

Uhland "U.D." Roberts, Chair
Linda Parker, Vice-Chair
Edwin Roldan
Diane Scrimshire
Annette Williams

Muscogee County Board of Elections and Registration March 12, 2026 Minutes

The monthly meeting for the Muscogee County Board of Elections and Registration was held Thursday; March 12th Chairperson Uhland Roberts called the meeting to order at 2:03p.m. UD Roberts, Linda Parker, Diane Scrimshire, Annette Williams, and Edwin Roldan were present for the meeting.

Board Comments: Potential Candidate Challenge of Branson Wright

Agenda Request: Dr. Natalie Nicole- Follow-up: Shirley Winston, web page, ethic procedures and staff issues.

Comments from the audience: Mrs. Gary and Mrs. Spake spoke on their support of Shirley Winston remaining an Early voting location and a precinct on election day.

Dr. Marvin Broadwater Sr voiced his concerns on how and why he is not in support of Shirley Winston remaining a precinct location.

Approval of Minutes:

- Annette Williams seconded Diane Scrimshire's motion to approve board meeting minutes for the month of February.

New Business:

- **Voter Registration Report-** Annette Williams seconded Edwin Roldan motion to approve 21 obituary deaths for the month of February.
- **Legislative Report-** SB 5058 did not pass the Senate on crossover day. The bill may reappear under a different House Bill with revisions. The Election Office will continue monitoring legislative developments.

Old Business:

- **FY27 Budget-** Awaiting hearing meeting.
- **Polling Place Confirmation-** Precinct 101 INC is now New Mt. Zion. 110 Cusseta is now Victory Mission. Signs will be posted for voters for new locations.
- **Advance Voting Locations-** City Service Center, Northside Rec Center, and Shirley Winston Rec Center. Hours are 7a.m -7p.m. including weekends. The Airport Center location deemed unsuitable for city contract.



Board of Elections and Registrations

Post Office Box 1340
Columbus, Georgia 31902-1340
"Georgia's First Consolidated Government"
(706) 653-4392

Item #1.

Uhland "U.D." Roberts, Chair
Linda Parker, Vice-Chair
Edwin Roldan
Diane Scrimshire
Annette Williams

Public Comments Regarding Agenda Items:

Marvin Broadwater Sr.
Dr. Natalie Nicole

Correspondence: N/A

No further business Chair, Uhland Roberts, adjourned the meeting at 3:22 p.m.
Respectfully Submitted,

Uhland Roberts
Chairperson



Columbus, Georgia, Board of Tax Assessors

Item #1.

GEORGIA'S FIRST CONSOLIDATED GOVERNMENT

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 #17-26

Chairman Jayne Govar calls the Columbus, Georgia Board of Assessors' meeting to order on Wednesday, April 29th, 2026 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 Hood 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. Vice Chairman Lanitra Sandifer Hicks seconds and the motion carries.

At 9:04, Administrative Manager Mary Hale presents to the Board:

- Homesteads - #085 042 016 & 116 005 035 - Signed & Approved.
- Homestead Removal Requests - 1064 total - Signed & Approved.
- Homestead Downgrades H5 to H1 - 48 total - Signed & Approved.
- Homestead Upgrades - 342 total - Signed & Approved.
- New Homesteads - 1266 total - Signed & Approved.
- Denied Homesteads - 14 total - Signed & Approved.

At 9:42, Personal Property Manager Stacy Pollard presents to the Board:

- Freeport Applications - Signed & Approved.
- Digest Approval - Signed & Approved.

At 9:51, Real Property Manager Jeff Milam presents to the Board:

- Local Value Changes - placed into record.
- Return Agenda - Signed & Approved.
- Settlement Conference Results - #024 011 001 & 024 009 001 - Signed by Chairman Govar. Assessor Jones motions to add settlement conference results to the agenda. Assessor Hood seconds and the motion carries.

At 10:13, Chief Appraiser Widenhouse presents to the Board:

- Legislative Updates - discussion only.
- Budget Hearing FY 2027 - initial results for this department, additional hearings will be held on May 5th, 12th & 19th, before final approval by Council.

Assessor Hood motions to adjourn the meeting. Assessor Jefcoat seconds and the motion carries.

At 10:58, Chairman Jayne Govar adjourns the meeting without any objections.

Suzanne Widenhouse
Chief Appraiser/Secretary

APPROVED: _____

MIN# 18 - 26 MAY 13 2026

absent

J. GOVAR
CHAIRMAN

K. JONES
ASSESSOR

D. JEFCOAT
ASSESSOR

C. HOOD
ASSESSOR

L. SANDIFER HICKS
VICE CHAIRMAN



Columbus, Georgia, Board of Tax Assessors

Item #1.

GEORGIA'S FIRST CONSOLIDATED GOVERNMENT

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 #18-26

Vice Chairman Lanitra Sandifer Hicks calls the Columbus, Georgia Board of Assessors' meeting to order on Wednesday, May 6th, 2026 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 with noted changes. Assessor Hood seconds and the motion carries.

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

At 9:02, Administrative Manager Mary Hale presents to the Board:

- Homestead Removal Requests - Signed & Approved.
- Late Renewals H5's - Signed & Approved.
- Homestead Denied Upgrades - 342 total - Signed & Approved.
- New Homesteads - Signed & Approved.
- VA Retro - #116 001 058

At 9:08, Personal Property Manager Stacy Pollard presents to the Board:

- Valuation Review Adjustments - Signed & Approved.
- Motor Vehicle Appeal - Signed & Approved.

At 9:18, Real Property Manager Jeff Milam presents to the Board:

- Waiver & Releases - Assessor Hood motions to approve. Assessor Jefcoat seconds and the motion carries. Signed by Vice Chairman Lanitra Sandifer Hicks.
- Bond Removals - Signed & Approved.
- Local Value Changes - Signed & Approved.


- CUVA Release - #158 001 001 - Signed & Approved.
- Sales Ratio Reports - Entered into record
- 2026 Values Commercial - Assessor Hood motions to approve commercial values. Assessor Jones seconds and the motion carries.
- 2026 Values Residential - Assessor Jones motions to approve commercial values. Assessor Hood seconds and the motion carries.

At 10:03, Chief Appraiser Widenhouse presents to the Board:

- Legislative Updates - discussion only.
- Executive Session - Assessor Jefcoat motions to go into Executive session @ 10:18. Assessor Jones seconds and the motion carries. Assessor Jones motions to end the executive session at 10:36. Assessor Jefcoat seconds and the motion carries. No votes taken.

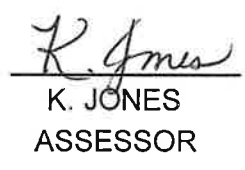
Assessor Jones motions to adjourn the meeting. Assessor Hood seconds and the motion carries. At 10:37, Vice Chairman Lanitra Sandifer Hicks adjourns the meeting without any objections.

Suzanne Widenhouse
Chief Appraiser/Secretary

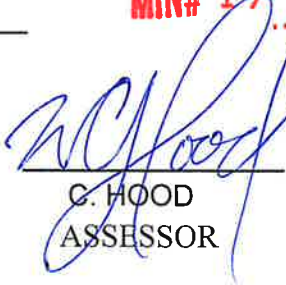
APPROVED: 

MIN# 19-26 MAY 20 2026

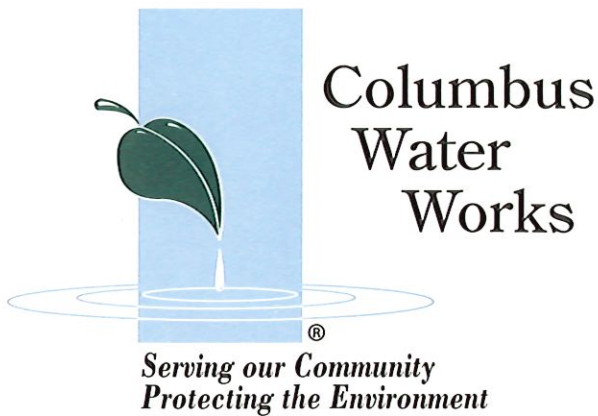

J. GOVAR
CHAIRMAN


K. JONES
ASSESSOR


D. JEFCOAT
ASSESSOR


C. HOOD
ASSESSOR


L. SANDIFER HICKS
VICE CHAIRMAN



April 20, 2026

The regular monthly meeting of the Board of Water Commissioners of Columbus, Georgia, was held on Monday, April 20, 2026, 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, Chairman
Jennifer Upshaw, Vice Chair
Brooks Yancey
Oz Roberts
Mayor Skip Henderson

Receipt of the Minutes from the regular meeting on March 25, 2026, was presented to the Board. A motion was made by Jennifer Upshaw and seconded by Mayor Skip Henderson to approve the Minutes as written. Motion carried.

Vickie Clark presented the March 2026 Financial Report, including Ft Benning, to the Board. A motion was made by Oz Roberts and seconded by Brooks Yancey to approve the Financial Reports. Motion carried.

Jason Jay presented the following project to the Board for their approval. This project is part of the 2025 Master Plan and consists of cleaning and lining approximately 5,000 linear feet of unlined cast-iron water mains in the Columbus Water Works Distribution System, ranging in diameter from 6 to 12 inches. Engineering plans and specifications were completed by Barge Design Solution. On March 26, 2026, CWW

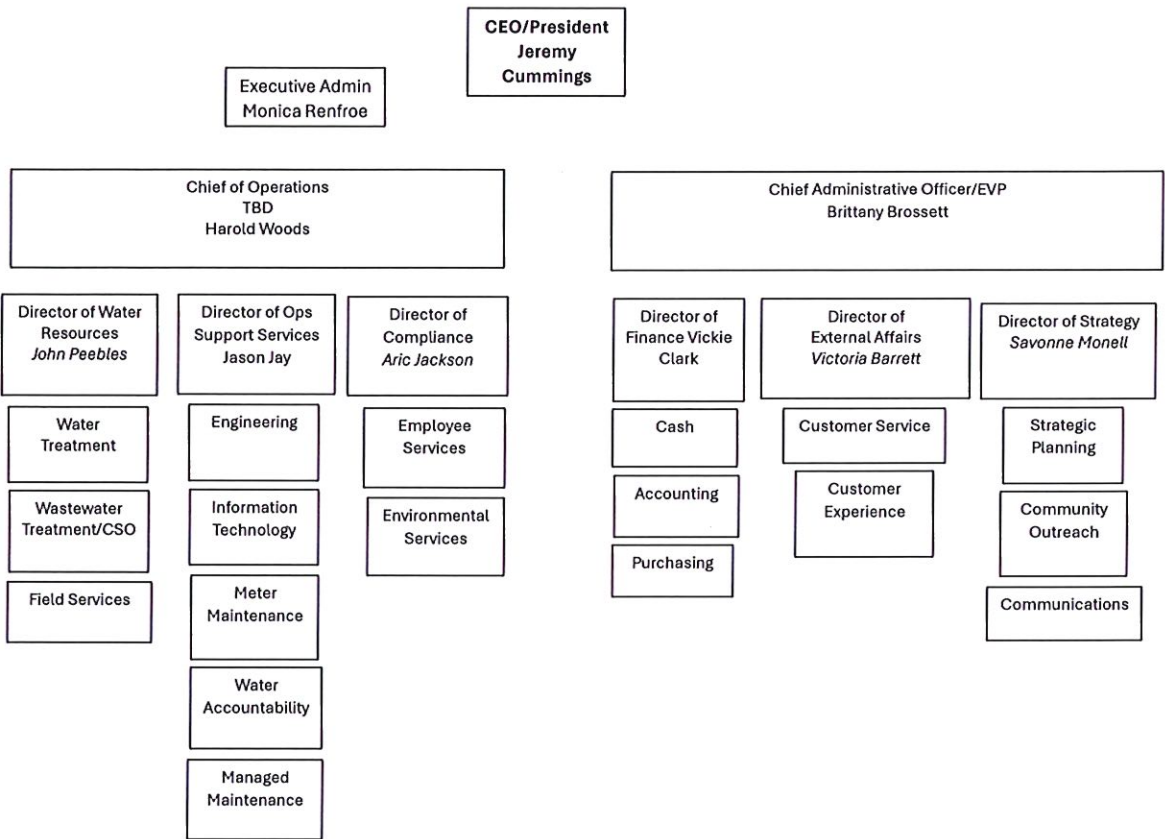
received one bid for the project from Mainlining America, LLC., in the amount of \$1,063,875.00, which was below the engineer's estimate of \$1,368,826.00. The engineer reviewed the bid and recommended awarding the contract to Mainlining America, LLC as the lowest responsive and responsible bidder (Funded via Columbus R&E).

Staff requested Board approval to award the Water Main Cleaning and Lining project to Mainlining America, LLC at the bid price of \$1,063,875.00. A motion to move forward was made by Brooks Yancey and seconded by Oz Roberts. Motion carried.

President Cummings presented organizational changes to the board. Vic Burchfield and Gwen Ruff will be retiring at the end of April, which has opened some positions we could fill with new roles. The new roles included the following:

- Chief of Operations – Harold Woods
- Chief of Administration Officer/EVP – Brittany Brossett

Chairman Smith asked about the Engineering position that has been open for a while. President Cummings explained that we are working with an outside company to help with the search for an Engineer.



President Cummings recommended Brittany Brossett for the position of Secretary to the Board. A motion was made by Mayor Henderson, seconded by Jennifer Upshaw. Motion carried.

President Cummings requested that the board allow him to enter into a Memorandum of Understanding (MOU) with the Columbus Consolidated Government (CCG) for the Transportation Investment Act (TIA) – funded Morris Road Bridge Project, contingent upon receipt of final pricing. TIA is a Georgia law that enables regions to fund transportation improvements through a voter-approved regional sales tax. The relocation of a 12-inch water main (in casing) and the relocation of a 36-inch sewer main (to be installed in a 42-inch casing) as part of the bridge construction. CCG will reimburse Columbus Water Works in full for all associated project costs. This MOU will ensure the timely coordination of infrastructure relocation, maintain uninterrupted service, and formalize a full cost summary for the utility. A motion was made by Jennifer Upshaw, seconded by Oz Roberts. Motion Carried.

Aric Jackson recognized the following promotions for the month of March:

- **Dylan Sanders** promoted to **Field Services Technician I**
- **Shilo Sullivan** promoted to **Mechanical Technician I**
- **Evan Owens** promoted to **Mechanical Technician II**
- **Randy Huff** promoted to **Mechanical Technician I**
- **Johnny Hodge** promoted to **Field Services Technician I**
- **Jeshua Figueroa** promoted to **Field Services Technician II**

Aric Jackson presented the 2026 Performance Review Process, which outlines a redesigned evaluation framework intended to better align employee performance with the organization's mission, vision, and values while also simplifying the process and enhancing overall engagement. This update introduces the five key improvements.

➤ **Revised point-based rating system**

- 1 – Needs Improvement
- 2 – Meets Expectations
- 3 – Exceeds Expectation
- **Updated merit raise guidelines**
- **Standardized core competencies**
- **Employee self-evaluations**

The executive team will specifically review performance outliers, including employees rated 1- Needs Improvement or 3 – Exceeds Expectations, to ensure fair and well-supported evaluations. This process rolled out on March 1st, followed by self-evaluations, management and executive reviews, and concluding with employee-manager discussions. The full evaluation cycle is completed by May 31st.

The following Departmental Reports for January 2026 were provided to the Board as information only:

- Customer Service Report
- Meter Maintenance/Water Accountability Report
- Engineering Report
- Field Services Report
- Information Services Report
- Environmental Services Report
- Strategic Planning, Communications, Community Outreach Report
- Employee Services Report
- Water Resource Operations/Managed Maintenance Report

There being no further business, a motion was made by Jennifer Upshaw and seconded by Oz Roberts to adjourn the meeting. Motion carried.

Brittany Brossett

Brittany Brossett, Secretary

Development Authority of Columbus, GA
118 W. 11th Street, Suite 102
Columbus, GA 31901
January 8, 2026– 8:30 AM

Minutes

MEMBERS PRESENT: Selvin Hollingsworth Charles Ray Sheffield
 Will White Laura Gower
 Audrey Tillman Doug Jenkins
 Geniece Granville

OTHERS PRESENT:

Rob McKenna (Page, Scrantom, Sprouse, Tucker & Ford, PC), Missy Kendrick (DACGA), Michelle Phillips (DACGA), Andy Hilmes (DACGA), Madison Hilmes (DACGA), Bill Dudley (Dudley Strategies), Ben McMinn (StartUp), Sheree' Tovey (MCS), Pat Donahoe (CSU) and Dr. Dae Woo Lee (CSU)

CALL TO ORDER AND WELCOME

Mr. Selvin Hollingsworth called the meeting to order, and a quorum was present.

Minutes

Mr. Hollingsworth presented the minutes from the meeting on November 13, 2025. Upon correction of the wording in legal matters, Ms. Laura Gower made a motion to accept the meeting minutes. Ms. Audrey Tillman seconded the motion. Mr. Hollingsworth, Mr. Charles Ray Sheffield, Mr. Will White, Ms. Gower, Ms. Tillman, Mr. Doug Jenkins and Ms. Geniece Granville all voted in favor.

Mr. Hollingsworth presented the minutes from the called meeting on December 4, 2025. Upon correction of the wording in legal matters, Ms. Tillman made a motion to accept the meeting minutes. Mr. White seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Gower, Ms. Tillman, Mr. Jenkins and Ms. Granville all voted in favor.

Finance Report

December 2025 – Ms. Missy Kendrick presented the financial report for December 2025 with Total Assets and Equity of \$22,906,811.40 and Net Income of \$242,920.52. Ms. Tillman made a motion to approve the financial report and Mr.

White seconded. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Gower, Ms. Tillman, Mr. Jenkins and Ms. Granville all voted in favor.

Economic Development Report

MTP Clearing/Grading Update

Ms. Kendrick updated the board about the clearing and grading of MTP sites 12, 13 & 19. The wetlands delineation has been done and there are no wetlands onsite. The bid process will begin soon for the clearing and grading.

Project Golden – South Commons Planning

Ms. Kendrick stated there is an RFQ for Project Golden. The RFQ will close on January 16th, and review of the submissions will begin soon thereafter.

Strategic Planning – December 12, 2025

Ms. Kendrick thanked the Board members who attended this year's Strategic Planning session. She reminded those who were unable to attend to complete and submit the Strategic Planning survey. At the February 12, 2026 Board meeting, Ms. Kendrick will present the key initiatives the Development Authority will focus on in the coming years.

Leadership Presentation at GP Experience Center

Ms. Kendrick stated that Columbus has been invited to the Georgia Power Experience Center to do a presentation on Columbus. The visit is scheduled for March 5, 2026 and the board members were invited to attend.

Board Member Training Certificates

Ms. Kendrick presented Ms. Tillman and Mr. Hollingsworth certificates for the completion of the required board member training.

Office Build Out

Ms. Kendrick received a quote regarding the build-out of the Development Authority's office space. She noted that additional details will be shared with the Executive Committee.

Economic Outlook

Ms. Kendrick informed the board that she will be providing a community response to the Economic Outlook luncheon on January 27, 2026. Ms. Kendrick invited the board to sit at the Development Authority table.

Workforce Development/Military Affairs**A&P (Airframe & Power Plant Maintainer) Update**

Mr. Hilmes provided a short update concerning the restructuring of Fort Benning. The Commanding General (CG), General Tuley of Fort Benning, has been designated as the Army's Portfolio Acquisition Executive (PAE) for Ground Maneuver. Mr. Hilmes has scheduled a meeting with Senator Ossoff's staff to discuss implications for Fort Benning and the Columbus area. A near-term opportunity for city engagement is the upcoming association of the U.S. Army's Industry Day at the Columbus Convention and Trade Center on February 25, 2026.

Fort Benning Restructure

Mr. Hilmes updated the Board on the A&P (Airframe and Power Plant) Maintenance School. He reported that the target remains for the first five classes to be operational in Fall 2026. Columbus Technical College is currently raising funds to support the remaining classes.

City Update

There was no city update.

Georgia Power Stipulated Agreement

Mr. Jenkins updated the board on the Stipulated Agreement signed by Georgia Power and the Georgia Public Service Commission.

StartUp Columbus Presentation

Mr. Ben McMinn updated the board on the initiatives that StartUp is focused on. Mr. Hollingsworth reminded the board of the financial support provided by the Development Authority.

First Robotics Program Presentation

Ms. Sheree' Tovey with Muscogee County Schools made a presentation regarding the importance of the First Robotics Program and preparing K-12 students for the workforce. She informed the board of the upcoming FIRST Robotics Competition. Mr. Hollingsworth asked the board to approve a donation to the First Robotics Program in the amount of \$10,600 to cover the cost of renting the Civic Center for the Robotics Competition. Mr. White made the motion, and Mr. Sheffield seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Gower, Ms. Tillman, Mr. Jenkins and Ms. Granville all voted in favor.

Korea Georgia Dialogue

Mr. Pat Donahoe and Dr. Dae Woo Lee, both of Columbus State University, made a presentation about the upcoming Korea-Georgia Dialogue that will be held on May 20, 2026. The Dialogue is intended to further strengthen the ties between Korea and Georgia for business attraction in Columbus. Mr. White suggested the board approve a donation in the amount of \$20,000 to Columbus State University to benefit the Korea-Georgia Dialogue. Mr. White made the motion to approve the donation request. Mr. Sheffield seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Gower, Ms. Tillman, Mr. Jenkins and Ms. Granville all voted in favor.

Legal Actions

Mr. Rob McKenna presented Blue Cross Blue Shield's Ground Lessors Consent, Non-Disturbance, Attornment and Estoppel for approval. Mr. Sheffield made a motion to approve. Mr. Will White seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Gower, Ms. Tillman, Mr. Jenkins and Ms. Granville all voted in favor.

Ms. Granville left the meeting.

Executive Session

Ms. Gower made a motion to go into Executive Session to discuss real estate and litigation. Ms. Tillman seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Gower, Ms. Tillman and Mr. Jenkins all voted in favor.

Mr. Sheffield made a motion to come out of executive session. Ms. Gower seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Gower, Ms. Tillman and Mr. Jenkins all voted in favor.

Choose Columbus Committee

Ms. Tillman resigned from the Choose Columbus Committee due to work obligations. Ms. Gower made a motion to appoint Mr. Charles Ray Sheffield as the Development Authority of Columbus Georgia member on the Choose Columbus Committee. Ms. Tillman seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Gower, Ms. Tillman and Mr. Jenkins all voted in favor.

Ms. Tillman made a motion to adjourn the meeting. Ms. Gower seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Gower, Ms. Tillman and Mr. Jenkins all voted in favor.

There being no further business, the meeting was adjourned.

Respectfully submitted,



Missy Kendrick
President/CEO

**Development Authority of Columbus, GA
118 W. 11th Street, Suite 102
Columbus, GA 31901
March 12, 2026– 8:30 AM**

Minutes

MEMBERS PRESENT: Selvin Hollingsworth Charles Ray Sheffield
Doug Jenkins Laura Gower
Audrey Tillman
Geniece Granville

OTHERS PRESENT:

Rob McKenna (Page, Scrantom, Sprouse, Tucker & Ford, PC), Missy Kendrick (DACGA), Michelle Phillips (DACGA), Andy Hilmes (DACGA), Bill Dudley (Dudley Strategies), Andy Camp (Georgia Power)

CALL TO ORDER AND WELCOME

Mr. Selvin Hollingsworth called the meeting to order, and a quorum was present.

Minutes

Mr. Hollingsworth presented the minutes from the meeting on February 12, 2026. Ms. Audrey Tillman made a motion to accept the meeting minutes. Mr. Charles Ray Sheffield seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. Doug Jenkins, Ms. Tillman, Ms. Geniece Granville and Ms. Laura Gower all voted in favor.

Mr. Hollingsworth presented the minutes from the special called meeting on February 24, 2026. Ms. Tillman made a motion to accept the meeting minutes. Ms. Granville seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. Jenkins, Ms. Tillman, Ms. Granville and Ms. Gower all voted in favor.

Finance Report

Ms. Missy Kendrick asked that the financials be tabled until the next board meeting due to making a few journal entry changes.

Economic Development Report**MTP Clearing/Grading Update**

Ms. Kendrick updated the board about the clearing and grading of MTP sites 12, 13 & 19. She advised the design work should be ready to go out to bid in the next few weeks.

Georgia Power Conceptual

Mr. Doug Jenkins advised the board that Georgia Power is working on a map for electricity infrastructure in Muscogee Technology Park. He noted that there is a need for a new 115 KV transmission line. Mr. Jenkins shared a proposed route. Ms. Missy Kendrick asked the board to authorize Mr. Hollingsworth to negotiate the rights of way that Georgia Power may need. Ms. Gower made a motion to approve. Mr. Sheffield seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. Jenkins, Ms. Tillman, Ms. Granville and Ms. Gower all voted in favor. Ms. Kendrick stated that any agreements would be ratified by the board.

Project Golden – South Commons Planning

Ms. Kendrick reported that the Planning Committee had selected the top three finalists from the firms that submitted a proposal for the Request for Qualifications (RFQ). She stated that she is currently arranging interviews for the Evaluation Committee to conduct with the finalists in order to select the final firm. Ms. Kendrick indicated that the selected firm should be engaged within the next three months. She also reported that a market study of the area is currently underway.

Leadership Presentation at GP Experience Center

Ms. Kendrick reported that the leadership presentation to the statewide project managers at the GP Experience Center was well received, with approximately 45 individuals in attendance. She expressed appreciation to Ms. Tillman, Mr. Hollingsworth, and Mr. Jenkins for attending. Ms. Kendrick noted that as the Columbus business landscape continues to evolve, she plans to provide another presentation to the statewide project managers in the future.

Office Build Out

Mr. Hollingsworth asked to move this to Executive Session.

Pratt & Whitney/RTX Ribbon Cutting – February 24 – 1:30 PM

Ms. Kendrick reported that the Pratt & Whitney ribbon cutting and expansion announcement held on February 24, 2026 was a significant event for Columbus. She reminded the Board that the capital investment associated with the project is \$200 million. Mr. Andy Camp of Georgia Power commented that he had never heard

of a community hosting both a ribbon cutting and an expansion announcement on the same day.

Project Activity

Ms. Kendrick reported that Project Bubblegum – Growing Room Day Care is nearing completion and is expected to open soon. She reminded the Board that the Development Authority previously approved payment of the first year’s lease and noted that the payment has been issued. Ms. Kendrick also shared that the center currently has a waiting list for enrollment and stated that the facility will help ease the burden for workers seeking childcare. The target date for the ribbon cutting is April 1, 2026.

Workforce Development/Military Affairs

A&P (Airframe & Power Plant Maintainer) Update

Mr. Andy Hilmes shared that Georgia Aerospace & Defense Alliance (GADA) has enthusiastically embraced CTC's A&P program proposal. Within the past week, both RTX and the Development Authority have sent letters of support to the Chairs of both the Senate and House appropriation's committees, requesting full funding of \$22M for the construction of a dedicated aviation maintenance facility at Columbus Airport. On crossover day (March 6th), a bill requesting \$2.2 M for the design work of the facility moved over to the House. If approved, we can expect design work to begin during FY27. We will then seek full construction funding during the FY28 Georgia budget process.

AUSA Day

Mayor Skip Henderson and Mr. Hilmes spoke at the Association of the United States Army Industry Day on Feb. 25 at Columbus Iron Works, where about 600 defense industry representatives discussed the evolving acquisition role of Fort Benning. Mr. Hilmes recommended the local Development Authority focus on establishing a defense technology hub in Columbus with secure communications and office space for defense firms, potentially expanding later to include a maker space and a coordinated entry point for on-post testing and experimentation.

EVTOL Update

Mr. Hilmes and Ms. Amber Clark, Executive Director of Columbus Airport (CSG), met with BETA Technologies to discuss the potential installation of an airside charging station for eVTOL aircraft. BETA estimates the cost of purchase and installation at approximately \$1.3 million. Pending an electrical distribution analysis to confirm sufficient power availability at the airport, a formal quote is expected within two weeks. Initial discussions with Columbus Consolidated Government indicated that designated federal transportation funds could be used for the project with a 20%

city match. Choose Columbus is working with the city to include this requirement in the FY27 transportation budget.

Ms. Kendrick mentioned that the Development Authority is working to get an FAQ posted to our website concerning Project Ruby.

Ms. Kendrick noted that guest seating has been moved inside the boardroom after it was brought to her attention that it was difficult to hear from outside the main room.

City Update

Ms. Pam Hodge informed the Board that the zoning overlay item was tabled pending review by the PAC. She noted that it is scheduled for the March 18, 2026 agenda, pending confirmation of the venue location.

Ms. Hodge reported that the City is closely monitoring House Bill 1116, which proposes eliminating property taxes, and will update the Board as additional information becomes available.

Interstate 14 Presentation

Mr. Frank Lumpkin, IV provided a presentation about the need for Interstate 14 to pass through Columbus. He asked the board for \$17,500 to help offset his costs for research and time. No vote was taken.

Legal Matters

Mr. Rob McKenna stated that the Cougar Village was being sold and the bond needed to be transferred. Ms. Granville made a motion to approve the assignment of the lease and the estoppel certificate. Ms. Gower seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. Jenkins, Ms. Tillman, Ms. Granville and Ms. Gower all voted in favor.

Mr. McKenna stated the BioTouch Inducement Resolution for the EDGE grant needed to be approved by the board. Ms. Granville made a motion to approve the Inducement Resolution. Ms. Tillman seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. Jenkins, Ms. Tillman, Ms. Granville and Ms. Gower all voted in favor.

Executive Session

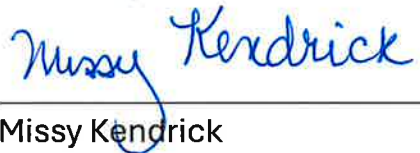
Mr. Sheffield made a motion to go into Executive Session to discuss real estate. Ms. Gower seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. Jenkins, Ms. Tillman, Ms. Granville and Ms. Gower all voted in favor.

Ms. Gower made a motion to come out of Executive Session. Ms. Granville seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. Jenkins, Ms. Tillman, Ms. Granville and Ms. Gower all voted in favor.

Ms. Tillman made a motion to adjourn the meeting. Mr. Sheffield seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. Jenkins, Ms. Tillman, Ms. Granville and Ms. Gower all voted in favor.

There being no further business, the meeting was adjourned.

Respectfully submitted,



Missy Kendrick
President/CEO

BOARD MINUTES
OF THE
HOSPITAL AUTHORITY OF COLUMBUS, GEORGIA
March 31, 2026

A regularly scheduled meeting of the Board of the Hospital Authority of Columbus, Georgia (HAC) was held at 11:00 AM on Tuesday, March 31, 2026. The meeting was held in the conference room at Orchard View on Whitesville Road in Columbus, Georgia. A notice was emailed to each member of the Board more than 48 hours prior to the meeting. A copy of the notice was posted more than 24 hours before the meeting on the door of the building in which the meeting was held.

Present at the meeting were Chairman Chuck Hecht, Vice Chairwoman Sarah Banks-Lang, and members Warner Kennon, Jr., Bob Jones, Tony Floyd, Wayne Joiner, and Dr. Sharen Kelly. Dr. John Kingsbury was absent and excused. Dr. Linn Storey was absent and unexcused.

Britt Hayes, CEO, Rick Alibozek, CFO, and Jack P. Schley, Secretary/Attorney, were present at the meeting.

WELCOME AND INVOCATION

The meeting was called to order by Chuck and Tony opened the meeting with a prayer.

DETERMINATION OF QUORUM

It was determined that a quorum was present.

REVIEW OF MINUTES

The Minutes for the February 17, 2026, Board meeting were reviewed. Sarah moved to approve the Minutes as presented and Bob seconded the motion. The February 2026 Minutes were unanimously approved.

BOARD BUSINESS

Jack announced there was no new or old Board business to be discussed.

CFO'S REPORT

Rick presented the Statistical and Financial Reports:

Statistical Report: Attached to these Minutes is the FY 2026 YTD Statistical Report.

Financial Report: Attached to these Minutes is the Hospital Authority of Columbus Consolidated Income Statement and Summary Report through February 28, 2026.

Rick reported that the average census for February was 289.29 compared to 292.13 in January. According to Rick, this average census is twenty residents per day higher than the average six-months ago indicating progress toward the goal of 320. Rick summarized pending legislation in the Georgia General Assembly including legislation regarding Certificates of Need and items for the 2027 budget. Rick informed the Board that he had received notice from the IRS that the appeal of the Employee Retention Credit was successful with a refund of \$566,000 expected to be issued to HAC. According to Rick, fourth quarter 2025 UPL was approved in the amount of \$1,064,000 and payment is expected in April.

PRESIDENT'S REPORT

Britt Hayes gave the President's report:

Annual Surveys: Britt announced that annual surveys were conducted at Muscogee Manor and Orchard View since the last meeting. According to Britt, the national average for tags resulting from a survey is about 27. After the recent surveys, Muscogee Manor received 7 tags and Orchard View received 8. Britt summarized the tags and remedial actions taken to address them. Britt indicated all of the tags related to isolated events.

Property: In response to a request from the Board, Britt summarized all of HAC's real property and described each of the ten parcels to the Board. Chuck asked the Board to use this information as the Board works through the strategic plan. Britt announced he is looking at sites in south Columbus for further evaluation as a potential location for a new facility. The Board discussed Muscogee Manor generally and the need for an updated facility in south Columbus. Bob asked the expected cost of a new facility, and Britt indicated he recently heard a quote in the amount of \$250,000/bed. Wayne requested an update regarding the strategic plan. Britt and Chuck indicated updates would be announced at the next meeting. Britt commented that he thinks progress is being made with the outreach, census, and quality goals of the strategic plan.

New Initiatives: Britt reported that HAC is involved in the Nursing Programs at Columbus Technical College and Columbus State University. Britt also reported that HAC was represented at the Senior Expo at the Columbus Trade Center on March 15 and made a connection with the physician of the Piedmont Midtown Columbus Emergency Room. Britt has offered to host a meeting of the Mayor's Commission on Health at Ridge Crest next month and he will be the featured speaker.

Accolades: Britt announced that himself and other HAC staff members; namely, Jennifer Kelley, William Tyson, and Faith Scott, have been selected to serve on committees of the National Health Care Association. Britt commented that these opportunities will allow HAC to be known across the nation. Britt plans to attend the April 14 meeting of City Council to present a proposed resolution acknowledging HAC's achievement of Joint Commission Certification.

NEXT MEETING

The next meeting will be on Tuesday, April 28, 2026 at 11:00 AM at Orchard View.

There being no further business, Wayne moved to adjourn the meeting and Bob second the motion. Upon a unanimous vote, the meeting was adjourned.



JACK P. SCHLEY
Secretary/Attorney



CHARLES K. HECHT, III
Chairman

HOSPITAL AUTHORITY OF COLUMBUS
FY 2026 YTD Statistical Report

	June	May	Apr	Mar	Feb	Jan	Dec	Nov	Oct	Sept	August	July	Average	Prior Year
Orchard View														
% Occupancy	76.79%	76.87%	72.32%	73.70%	73.70%	73.70%	73.70%	73.70%	68.58%	67.10%	65.10%	61.24%	70.21%	62.87%
Medicaid%	74.77%	76.00%	80.78%	76.91%	76.91%	76.91%	76.91%	76.91%	78.43%	74.99%	72.89%	75.22%	76.25%	75.46%
Medicare%	8.81%	3.68%	3.69%	6.45%	6.45%	6.45%	6.45%	6.45%	3.69%	4.84%	6.39%	7.64%	6.05%	7.06%
Private %	8.52%	8.92%	9.41%	8.73%	8.73%	8.73%	8.73%	8.73%	8.16%	7.90%	7.80%	8.72%	8.52%	9.06%
Hospice %	6.30%	5.96%	2.90%	3.78%	3.78%	3.78%	3.78%	3.78%	4.10%	4.10%	3.87%	3.08%	4.37%	3.86%
ADV %	1.60%	2.25%	3.23%	4.13%	4.13%	4.13%	4.13%	4.13%	4.79%	8.17%	9.05%	5.34%	4.81%	4.56%
Daily Medicare and ADV Census	16.00	14.03	10.00	15.60	15.60	15.60	15.60	15.60	11.54	17.47	20.09	15.90	15.08	14.72
Employment (Full Time Equivalents)	198.19	207.10	211.22	195.11	195.11	195.11	195.11	195.11	192.93	196.02	192.17	186.04	197.85	179.57
Ridgecrest														
% Occupancy	59.48%	62.37%	59.68%	58.89%	58.89%	58.89%	58.89%	58.89%	59.33%	57.02%	57.27%	57.49%	58.94%	46.00%
Medicaid%	67.19%	65.64%	60.88%	61.12%	61.12%	61.12%	61.12%	61.12%	63.50%	60.96%	57.18%	52.57%	61.13%	58.73%
Medicare%	8.01%	12.25%	11.45%	7.95%	7.95%	7.95%	7.95%	7.95%	2.46%	7.17%	9.19%	10.82%	8.66%	8.33%
Private %	16.80%	14.41%	21.30%	22.51%	22.51%	22.51%	22.51%	22.51%	23.75%	21.92%	20.54%	20.57%	20.28%	21.91%
Hospice %	2.00%	3.69%	3.99%	4.58%	4.58%	4.58%	4.58%	4.58%	4.92%	7.17%	8.32%	9.69%	5.55%	6.30%
ADV %	6.00%	4.00%	2.38%	3.44%	3.44%	3.44%	3.44%	3.44%	5.37%	2.78%	4.77%	6.35%	4.39%	4.75%
Daily Medicare and ADV Census	7.00	8.52	6.94	5.63	5.63	5.63	5.63	5.63	3.91	4.76	6.71	8.29	6.47	5.09
Employment (Full Time Equivalents)	60.89	66.47	68.67	61.95	61.95	61.95	61.95	61.95	60.58	62.62	59.58	56.51	62.16	45.53
Muscoogee Manor														
% Occupancy	43.75%	43.83%	44.37%	46.17%	46.17%	46.17%	46.17%	46.17%	45.05%	45.63%	45.16%	46.08%	45.01%	49.12%
Medicaid%	92.00%	90.50%	87.95%	86.74%	86.74%	86.74%	86.74%	86.74%	89.62%	90.35%	91.62%	91.93%	90.09%	90.32%
Medicare%	0.37%	1.20%	1.48%	1.10%	1.10%	1.10%	1.10%	1.10%	2.08%	1.45%	1.09%	0.14%	1.11%	1.56%
Private %	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.14%	1.67%
Hospice %	6.96%	8.30%	10.57%	12.16%	12.16%	12.16%	12.16%	12.16%	8.29%	8.20%	7.29%	6.82%	8.57%	6.29%
ADV %	0.67%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.08%	0.15%
Daily Medicare and ADV Census	0.89	1.03	1.29	1.00	1.00	1.00	1.00	1.00	1.84	1.30	0.97	0.13	1.06	1.66
Employment (Full Time Equivalents)	135.31	146.65	150.07	140.17	140.17	140.17	140.17	140.17	138.55	138.36	136.71	148.26	141.76	139.74

HOSPITAL AUTHORITY OF COLUMBUS
12-MONTH MOVING STATISTICAL REPORT

	Feb-25	Jan-25	Dec-25	Nov-25	Oct-25	Sep-25	Aug-25	Jul-25	Jun-25	May-25	Apr-25	Mar-25	Feb-25	13 Mth Average	Prior Year Avg.
Orchard View															
% Occupancy	76.79%	76.87%	72.32%	73.70%	68.55%	67.10%	65.10%	61.24%	58.05%	56.77%	58.87%	61.89%	65.13%	66.34%	62.87%
Medicaid%	74.77%	76.00%	80.78%	76.91%	78.43%	74.99%	72.89%	75.22%	76.63%	76.85%	76.67%	76.88%	71.57%	76.05%	75.46%
Medicare%	8.81%	6.88%	3.66%	6.45%	3.69%	4.94%	6.39%	6.46%	6.35%	6.05%	7.45%	7.49%	9.30%	6.51%	7.86%
Private %	8.51%	8.97%	9.41%	8.73%	8.16%	7.90%	8.73%	8.72%	9.81%	9.12%	8.18%	8.26%	8.99%	8.65%	9.06%
Hospice %	6.30%	5.95%	2.96%	3.78%	4.99%	4.10%	3.87%	3.08%	4.68%	4.20%	5.80%	5.65%	3.45%	4.52%	3.86%
ADV %	1.60%	2.25%	3.23%	4.13%	4.73%	8.17%	9.05%	5.34%	2.53%	3.78%	1.90%	2.06%	3.78%	4.27%	4.56%
Daily Medicare and ADV Census	16.00	14.03	10.00	15.60	11.54	17.47	20.09	15.90	10.30	11.16	11.00	11.39	20.82	14.25	14.72
Employment (Full Time Equivalents)	108.19	207.10	211.22	199.11	192.93	196.02	192.17	186.04	180.06	179.26	172.00	169.72	176.76	189.28	179.57
Midwest															
% Occupancy	59.46%	62.37%	59.68%	58.83%	58.33%	57.02%	57.22%	57.49%	50.83%	50.69%	49.29%	46.77%	46.43%	55.06%	46.00%
Medicaid%	67.19%	65.64%	60.86%	61.12%	63.04%	60.96%	57.18%	52.57%	60.11%	59.92%	58.13%	55.42%	51.94%	59.74%	58.73%
Medicare%	8.01%	12.25%	11.45%	7.95%	2.46%	7.17%	9.19%	10.82%	13.90%	9.70%	2.17%	6.24%	9.57%	8.33%	8.33%
Private %	16.86%	14.41%	21.30%	23.75%	23.75%	21.92%	20.54%	20.57%	15.30%	19.39%	19.81%	22.66%	21.61%	20.07%	21.91%
Hospice %	2.86%	3.69%	3.99%	4.58%	4.92%	7.17%	8.37%	9.69%	7.42%	7.05%	8.05%	7.64%	9.34%	6.45%	6.30%
ADV %	6.06%	4.06%	2.38%	3.44%	5.37%	2.78%	4.77%	6.35%	3.28%	3.44%	11.84%	8.08%	5.59%	5.21%	4.73%
Daily Medicare and ADV Census	7.00	8.52	6.84	5.63	3.81	4.76	6.71	8.29	7.33	5.81	5.80	5.61	6.32	6.32	5.09
Employment (Full Time Equivalents)	60.29	65.47	63.67	61.35	60.58	61.62	59.58	56.51	53.33	55.62	50.89	47.67	46.18	57.86	45.53
Muzorek Manor															
% Occupancy	43.75%	43.83%	44.37%	46.17%	45.05%	45.65%	45.16%	46.08%	47.06%	48.03%	47.82%	48.06%	48.24%	46.10%	49.12%
Medicaid%	92.00%	90.50%	87.99%	86.74%	89.62%	90.33%	91.62%	91.93%	91.11%	90.03%	89.62%	91.85%	91.46%	90.38%	90.32%
Medicare%	0.37%	1.20%	1.45%	1.10%	2.08%	1.45%	1.05%	0.14%	0.67%	1.41%	3.02%	1.37%	1.06%	2.28%	1.69%
Private %	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	1.13%	1.06%	1.06%	1.60%	1.06%	1.06%	0.54%	1.87%
Hospice %	6.96%	8.30%	10.57%	12.16%	8.29%	8.20%	7.29%	6.82%	7.51%	5.76%	5.76%	5.82%	5.84%	7.73%	6.85%
ADV %	0.67%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.18%
Daily Medicare and ADV Census	0.69	1.03	1.29	1.00	1.84	1.30	0.97	0.13	0.80	1.32	2.83	1.29	1.54	1.25	1.25
Employment (Full Time Equivalents)	195.31	146.65	150.07	140.17	138.55	138.36	136.71	148.26	150.02	137.54	140.04	136.52	136.41	148.12	139.74

HOSPITAL AUTHORITY OF COLUMBUS
 YTD CONSOLIDATED INCOME STATEMENT
 THROUGH FEBRUARY 28, 2026

	Orchard View	Home Office	Ridgecrest	Muscogee Manor	Total Nursing Home	Cobbs PCH	Muscogee Home Health	River Mill	Consolidated
INCOME STATEMENT									
Revenue	\$ 13,499,245	\$ 881,328	\$ 5,149,883	\$ 8,435,594	\$ 27,966,050	\$ 16,017	\$ 100,986	\$ 57,348	\$ 28,140,401
Operating Expenses	12,210,385	1,235,373	4,610,689	8,785,551	26,841,998	5,416	3,897	-	26,851,511
Net Profit (Loss) before Noncash expense	1,288,860	(354,045)	539,194	(349,957)	1,124,052	10,601	97,089	57,348	1,288,890
Provision for Bad debts	-	-	-	-	-	-	-	-	-
Interest expense	(236,176)	-	(598,056)	-	(834,232)	-	-	-	(834,232)
Depreciation and Amortization	(670,096)	-	(736,336)	(71,088)	(1,477,520)	(2,200)	-	-	(1,479,720)
YTD Income (loss)	\$ 382,588	\$ (354,045)	\$ (795,198)	\$ (421,045)	\$ (1,387,700)	\$ 8,401	\$ 97,089	\$ 57,348	\$ (1,024,862)

HOSPITAL AUTHORITY OF COLUMBUS
 CONSOLIDATED SUMMARY REPORT
 MONTH ENDED FEBRUARY 28, 2026

	Orchard View	Home Office	Ridgecrest	Muscogee Manor	Total Nursing Home	Cobles PCH	Muscogee Home Health	River Mill	Consolidated
BALANCE SHEET									
Cash	\$ 6,001,558	\$ -	\$ 6,596,716	\$ 5,145,743	\$ 17,744,017	\$ 62,115	\$ 539,757	\$ 3,796,824	\$ 22,142,713
Other Current Assets	4,411,901	-	2,069,290	3,614,970	10,096,161	3,986	112	-	10,099,309
Intercompany Balances	15,947,778	-	(1,042,961)	(5,273,637)	9,631,180	(6,389,957)	(2,318,704)	(922,519)	-
Noncurrent Assets	29,971,180	-	30,061,927	6,699,269	66,732,376	143,856	83,642	-	66,959,874
Total Assets	\$ 56,332,417	\$ -	\$ 37,684,972	\$ 10,186,345	\$ 104,203,734	\$ (6,180,950)	\$ (1,695,193)	\$ 2,874,305	\$ 99,201,896
Current Liabilities	\$ 2,102,682	\$ -	\$ 836,730	\$ 1,470,795	\$ 4,410,207	\$ -	\$ -	\$ -	\$ 4,410,207
Non-current Liabilities (excluding bonds)	8,740,731	-	3,123,591	4,956,117	16,820,439	360,100	450,668	-	17,631,207
Bonds Payable	17,556,898	-	27,387,687	-	44,944,585	-	-	-	44,944,585
Total Liabilities	28,400,311	-	31,348,008	6,426,912	66,175,231	360,100	450,668	-	66,985,999
Fund Balance	27,932,106	-	6,336,964	3,759,433	38,028,503	(6,541,050)	(2,145,861)	2,874,305	32,215,897
Total Liabilities and Fund Balance	\$ 56,332,417	\$ -	\$ 37,684,972	\$ 10,186,345	\$ 104,203,734	\$ (6,180,950)	\$ (1,695,193)	\$ 2,874,305	\$ 99,201,896
INCOME STATEMENT									
Revenue	\$ 1,688,278	\$ 110,166	\$ 559,447	\$ 924,672	\$ 3,282,563	\$ 2,007	\$ 13,991	\$ 6,028	\$ 3,304,589
Operating Expenses	1,479,557	156,265	545,322	1,018,220	3,199,364	719	305	-	3,200,388
Net Profit (Loss) before Noncash expense	208,721	(46,099)	14,125	(93,548)	83,199	1,288	13,686	6,028	104,201
Provision for Bad debts	-	-	-	-	-	-	-	-	-
Interest expense	(29,522)	-	(74,757)	-	(104,279)	-	-	-	(104,279)
Depreciation and Amortization	(83,762)	-	(92,042)	(8,886)	(184,690)	(275)	-	-	(184,965)
Current Month Income (loss)	\$ 95,437	\$ (46,099)	\$ (152,674)	\$ (102,434)	\$ (205,770)	\$ 1,013	\$ 13,686	\$ 6,028	\$ (185,043)
YTD Income (loss)	\$ 382,588	\$ (354,045)	\$ (795,196)	\$ (421,045)	\$ (1,187,700)	\$ 8,401	\$ 97,089	\$ 57,348	\$ (1,024,862)
Monthly Net Income (loss)	\$ 95,437	\$ (46,099)	\$ (152,674)	\$ (102,434)	\$ (205,770)	\$ 1,013	\$ 13,686	\$ 6,028	\$ (185,043)
Add: Depreciation	83,762	-	92,042	8,886	184,690	275	-	-	184,965
Add: Interest Expense	29,522	-	74,757	-	104,279	-	-	-	104,279
Less: Monthly bond payment	(185,815)	-	(66,581)	-	(252,396)	-	-	-	(252,396)
Less: Property & Equipment Additions	(26,475)	-	-	-	(26,475)	-	-	-	(26,475)
Net Cash Flow	\$ (3,569)	\$ (46,099)	\$ (52,456)	\$ (93,548)	\$ (195,672)	\$ 1,288	\$ 13,686	\$ 6,028	\$ (174,670)

**Development Authority of Columbus, GA
118 W. 11th Street, Suite 102
Columbus, GA 31901
April 9, 2026 – 8:30 AM**

Minutes

MEMBERS PRESENT: Selvin Hollingsworth Charles Ray Sheffield
Laura Gower Will White
Audrey Tillman
Geniece Granville

OTHERS PRESENT:

Rob McKenna (Page, Scrantom, Sprouse, Tucker & Ford, PC), Missy Kendrick (DACGA), Michelle Phillips (DACGA), Andy Hilmes (DACGA), Bill Dudley (Dudley Strategies), Christy Bozeman (GDED), Martha Ann Todd (Columbus Technical College), Corey Woods (The Puckett Center)

CALL TO ORDER AND WELCOME

Mr. Selvin Hollingsworth called the meeting to order, and a quorum was present.

Minutes

Mr. Hollingsworth presented the minutes from the meeting on March 12, 2026. Mr. Charles Ray Sheffield made a motion to accept the meeting minutes. Mr. Will White seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Audrey Tillman, Ms. Geniece Granville and Ms. Laura Gower all voted in favor.

Finance Report

April 2026 – Mr. White presented the financial report for March 2026 with Total Assets and Equity of \$22,359,526 and Net Income of -\$622,664. Mr. Sheffield made a motion to approve the financial report, and Mr. White seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Tillman, Ms. Granville and Ms. Gower all voted in favor.

Economic Development Report

Project Golden – South Commons Planning

Ms. Kendrick reported that the Planning Committee had selected the top three finalists from the firms that submitted a proposal for the Request for Qualifications (RFQ). She stated that the Planning Committee then selected the top two. Ms.

Kendrick noted that once the top two were selected she asked each firm for a quote for services. The Committee then selected the top firm for design. She noted that the Committee that was chosen had strong community involvement in their proposal. She mentioned that she should be ready to announce the firm that was chosen at the next board meeting. Ms. Kendrick added that there is a market study in progress that will be used in conjunction with the master plan for South Commons. Ms. Kendrick shared with the board that the Market Study will be available for other community partners to be used as needed.

Project Ruby Update

Ms. Kendrick reported that the first reading of the Technology Overlay District has not been set by City Council. She hopes to have a date within the month of April.

Project Ciel Update

Ms. Kendrick informed the board that JS Link America company representatives plan to visit Columbus on April 14, 2026. The company plans to meet with our department heads while visiting to begin the planning process.

MTP Update

Ms. Kendrick shared with the board that Ms. Michelle Phillips has completed the Rural Site Development Grant for \$2M. The grant will help pay for the continued development of site #12, #13, and #19.

Prospect Activity

Ms. Kendrick reported that project activity was stronger than last month with 10 new projects.

Workforce Development

A&P (Airframe & Power Plant Maintainer) Update

Mr. Andy Hilmes shared with the board that the State approved \$2.2M for the design and planning of the new aviation maintenance facility for the A & P (Airframe and Power Plant Maintainer). He noted that the budget is pending Governor Kemp's approval. If approved, Columbus Technical College will begin design and planning in FY27.

EVTOL Update

Mr. Hilmes informed the board that the Columbus Airport Commission has approved a site location for both charging station and a vertiport to manage EVTOL traffic and passengers. A meeting has been scheduled with Columbus City Manager, Pam Hodge, to discuss potential funding solutions. Mr. Hilmes also noted that

Georgia Power is conducting a power distribution analysis of CSG to ensure the selected charging station site is sufficient to handle load requirements, while also researching applicable GA Power electrification programs to find alternative funding solutions.

City Update

Ms. Pam Hodge informed the board that the Budget for FY2027 has been approved. She noted that City Council is still working through the details of financing the jail.

Ms. Hodge also shared that the Judicial Center should be finished by the end of August and fully operational by the first of 2027.

Ms. Hodge noted that the first reading of the Technology Overlay District will be no later than May 12, 2026.

The Puckett Center

Mr. Corey Woods shared a presentation about the future of the Puckett Center (VECTR). He invited the board to the ribbon cutting on July 31, 2026 at 9:00 AM.

Legal Actions

Mr. Rob McKenna presented to the board the bond resolution for Project Titan - Pratt & Whitney. Ms. Tillmann made a motion to approve the bond resolution. Mr. Sheffield seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Tillman, Ms. Granville and Ms. Gower all voted in favor.

Mr. McKenna presented to the board the bonds for Sunbelt RCG for termination. Mr. White made a motion to terminate the bonds. Ms. Tillman seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Tillman, Ms. Granville and Ms. Gower all voted in favor.

Executive Session

Ms. Gower made a motion to go into Executive Session to discuss real estate. Ms. Granville seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Tillman, Ms. Granville and Ms. Gower all voted in favor.

Mr. Hollingsworth asked Ms. Christy Bozeman to stay for the executive session.

Ms. Kendrick, Ms. Phillips and Mr. Hilmes and Ms. Bozeman left the meeting.

Ms. Gower made a motion to come out of executive session. Mr. Sheffield seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Tillman, Ms. Granville and Ms. Gower all voted in favor.

Ms. Gower made a motion to adjourn the meeting. Mr. Sheffield seconded the motion. Mr. Hollingsworth, Mr. Sheffield, Mr. White, Ms. Tillman, Ms. Granville and Ms. Gower all voted in favor.

There being no further business, the meeting was adjourned.

Respectfully submitted,

A handwritten signature in blue ink that reads "Missy Kendrick". The signature is written in a cursive style and is positioned above a horizontal line.

Missy Kendrick
President/CEO

Call To Order: Shaun Roberts calls the Board of Zoning Appeals to order on Wednesday, April 8th, 2026, at 2:00 P.M.

PRESENT ARE:

- Shaun Roberts
- Angela Strange
- Ernest Smallman IV
- Phillip Smith
- Kathleen Mullins
- Alissa Neal

APPROVAL OF MINUTES: Kathleen Mullins motions to approve the minutes. Angela Strange seconds. All vote to approve. Motion carries.

BZA-02-26-000203

2401 Airport Trwy.

- Wells Holladay of Tacala LLC present to request number of parking spaces to be reduced from 31 required to 24. Halloday passes out a handout to the board. Holladay explains topography, building layout and business strategy. Ernest Smallman motions to approve. Alissa Neal seconds. All vote to approve. Motion carries.

BZA-02-26-000255

120 Meloy Dr.

- Milton Wright present to request a variance to reduce side setback from 8' feet to 3'9". This is to install a carport on the side of the house. Roberts inquires about the water runoff. Wright explains the gutters and where the water will be directed. Mullins motions to approve. Strange seconds. All vote to approve.

BZA-03-26-000409

5904 Linley Ct.

- James Mcvay of Leary & Brown Inc. present to request a variance for an accessory structure to be placed in the side yard. Mcvay explains the backyard is difficult to build on due to shape of parcel. Strange motions to approve. Neal seconds. All vote to approve.

BZA-03-26-000447

132 30th Ave.

- Jason Miles of A-Airflow awning Co. present to request a variance to reduce the side setback from 20' to 5' to construct a canopy for the church. Miles explains the gutters and layout. Mullins motions to approve. Strange seconds. All vote to approve.

Roberts adjourns meeting at 2:19 P.M.

Columbus Sports & Entertainment Authority

Minutes

April 13, 2026 • 1:00 pm

Columbus Civic Center, Hospitality Suites

400 4th St, Columbus, GA 31901

ATTENDANCE:

Voting Members Present – Andy G. Luker (Chair), Robert L. Wadkins Jr. (Vice Chair), Ashley Woitena (Secretary), Herman E. Lewis, Jr (Treasurer), Morgan Moore, Mike Welch, Jim Rutland, and Gerald Miley.

Voting Members Absent – Will Taylor

Ex-Officio Members Present – Charles Auer, Lt. Kelly Phillips, Assistant Director Jeremy Miles, Director Holli Browder (Teams Meeting), and Jeff Croop

Ex-Officio Members Absent – Deputy City Manager Lisa Goodwin & Director Ryan Pruett

Visitor(s) Present: Deputy City Manager Pam Hodge (Teams Meeting)

1. Call to Order

- Andy Luker, Chair, called the meeting at 1:02 pm.

2. Roll Call

- Authority Department Secretary – Zeanne Abano, Civic Center

3. Approval of Minutes

- Minutes for March 9, 2026, approved. Mike Welch made the motion. Robert Wadkins second.

4. Management Plan Discussion Options: Executive Director vs. Private Management Firm

- The Board took turns to bring in their opinion about the management plan option. Majority lean towards hiring an executive director for long-term vision, community engagement, and control.
- Gerald made the motion to move forward with Executive Director route for management plan. Ashley second.
- Private management firms offer faster ramp-up and industry expertise but may reduce control and community connection.
- Concerns about maintenance responsibilities and capital improvements under private management.
- RFP process needed for management firm; Executive Director route seen as quicker and more familiar approach.
- Five search firms contacted the executive director to search for proposals. The Board favored in Prodigy Search – National Sports & Entertainment Firm; agreed to work within budget, charging 30% of first year's fund.
- Avoiding RFP process preferred to expedite hiring; RFP could be delayed by six months.
- Previous directors' search was done internally without a search firm; no successful hire resulted.

5. RFP Needs:

- Discussed issuing an RFP for 4 AC units and a concrete slab, estimated around \$100,000.
- Concern over high cost for concrete slab; need detailed specs for accurate RFP.
- Current AC units are over 30 years old; they aim to start replacement process with RFP pricing.
- Kanise Wiggins estimated total replacement cost of nearly \$400,000.
- Specs for concrete slab (size, thickness, material) requested but not yet received.

6. Events Update:

- Kanise coordinated early meetings with the Sheriff's Department, Clingstones Team, Parks & Rec team for the yearly event planning for ingress and egress traffic.
- Tickets provide event seating; SEA badges allow venue all access and event observation.
- Ticket requests will be prioritized for the Board members before public sales upon email request.
- Multiple promoters have reach out; one of them is BPC (Black Promoters Collective) considering a return with successful past shows.
- Upcoming events include Misbehaved Circus (May 28 – June 7), MercyMe Fall Tour with Awakening events (October), WWE (June), Monster Trucks pending due to hockey schedule.
- Recent events like Spring Fling had high attendance during the week with over 10,000 + attendees, minor traffic complaints, recommendation for more law enforcement for traffic control during large events.
- Positive feedback on traffic management from law enforcement during the opening weekend (with Clingstones, Spring Fling and Softball tournaments)
- Kanise provided the Board with an example of a Promoter Tech pack that provides general information about Columbus Civic Center. The Board suggested to improve photo quality in promotional materials for better presentation to promoters, correction in wording (Fort Moore to Fort Benning).

7. Public Comment – Jack Rosenhammer, Dragons Den Pro Shop

- Women's hockey events are growing, including Columbus Classic with 12 teams in October. Ice Rink attracts out-of-state visitors like New York, enhancing sports profile.
- Question brought up to the Board considering in putting a budget for Ice Rink upgrade like lockers to accommodate hockey teams during competition or practice.

8. Adjournment – Meeting adjourned at 2:45 pm. Morgan made the motion. Gerald second.

Minutes Recorded by: Zeanne Abano, Civic Center, Authority Department Secretary

Next meeting is scheduled for Monday, May 11, 2026, at 1:00 pm.

Columbus Civic Center, Hospitality Suites, 400 4th St, Columbus, GA 31901

Tree Board
North Columbus Library
September 3, 2025

Attending in Person: Kristin Youngquist, Catherine Trotter and Eric Gansauer

Attending on-line: Amy Spencer and Lisa Thomas-Cutts

Not Attending: Tannis Danley, Cliff Ruehl, and Rosalyn Hall

Meeting notices were emailed to all members prior to the meeting.

Old Business

- Board Positions - Kristin Youngquist and Catherine Trotter are required to conclude their service on the Board in December. Replacements are needed. Importantly, someone needs to agree to serve as Chair of the Board since Kristin is currently serving in that position.
- Ordinance Updating - As mentioned in the September 11, 2024 minutes, the price for replacement trees needs to be increased to \$500 from the current \$220. Eric has recommended this increase and he has the Board's endorsement for this change. This is section 4.16-D:1 of the Ordinance. Council's approval is needed for the change.

New Business

- American Public Works Accreditation – An interim review is needed in order to maintain the current accreditation. The original Master Plan prepared by French and Associates is 23 years old and some parts are out of date. Some areas of concern that are not getting the attention they need by the companies contracted to maintain them are: Gateways, Round A bouts, Cemeteries, Adopt A Spots, and the Riverwalk. Lisa mentioned Drale Short was sending letters to the “owners” of the Adopt A Spots to determine the current status and to ask if they plan to continue to maintain these areas. The letters should go in the next couple of weeks.

- Master Plan – Kristin pulled up the current Master Plan in order to review the major sections – Gateways, Roads, Parks, and Schools. Eric will review those items listed in the current plan and he will provide a status report for the Board’s review.
- Top Priorities – Airport Thruway and Second Avenue were identified as areas that need particular focus within the next twelve months. Bradley Park Drive, Buena Vista Road and Miller Road were identified as secondary priorities that will need attention in the next 24 to 36 months. Eric mentioned the Gateways Foundation had provided support for the recent replanting that was done at 2nd Avenue and Ft. Benning. Cameron Bean with the Flournoy Company has had some involvement with these projects. It was noted that private money would most likely be needed for the priority areas.
- Grant Possibility – Kristin mentioned Georgia Interfaith Power and Light as a possible grant source for census tracts below median income. She also shared this information with Trees Columbus.

There being no further business Kristin thanked everyone for attending and the meeting was adjourned.

Submitted by

Catherine B. Trotter
Recording Secretary

File Attachments for Item:

. EnterTextHere

**Columbus Consolidated Government
Board Appointments – Action Requested**

BOARD APPOINTMENTS - ACTION REQUESTED

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

A. COLUMBUS SPORTS & ENTERTAINMENT AUTHORITY:

_____ *Vacant*

Certified Public Accountant (CPA)

Term Expires: June 30, 2026

Open for Nominations
(Mayor’s Appointment)

Membership and Meeting Information

Terms:	3 Year	Term Limit: 2
Meetings:	Monthly	
Women:	2	Senatorial District 15: 4
Vacancies:	1	Senatorial District 29: 5

B. PENSION FUND, EMPLOYEES’ BOARD OF TRUSTEES:

Elizabeth Raines Cook

Eligible

(Business Community)

Term Expires: June 30, 2026

Open for Nominations
(Mayor’s Appointment)

Henry Jack Warden

Eligible

(Business Community)

Term Expires: June 30, 2026

Open for Nominations
(Mayor’s Appointment)

_____ *Vacant*

(Business Community)

Term Expires: June 30, 2026

Open for Nominations
(Mayor’s Appointment)

Membership and Meeting Information

Terms:	4 Year	Term Limit: n/a
Meetings:	Monthly – 1 st Wednesday	
Women:	4	Senatorial District 15: 9
Vacancies:	1	Senatorial District 29: 2

C. YOUTH ADVISORY COUNCIL:

Mayor's Nominee: _____

3. COUNCIL APPOINTMENTS – LISTED FOR CONFIRMATION:

- A. BOARD OF FAMILY & CHILDREN SERVICES:** Darlene Small was renominated to serve another term. *(Councilor Huff's nominee)* Term expires: June 30, 2031
- B. COLUMBUS GOLF AUTHORITY:** Tommy Nobles was renominated to serve another term. *(Councilor Crabb's nominee)* Term expires: June 30, 2030
- C. COLUMBUS GOLF AUTHORITY:** Gerald Miley was renominated to serve another term. *(Councilor Huff's nominee)* Term expires: June 30, 2030
- D. COLUMBUS GOLF AUTHORITY:** Alonzo Jones was renominated to serve another term. *(Councilor Crabb's nominee)* Term expires: June 30, 2030
- E. COLUMBUS GOLF AUTHORITY:** Brian Lunsford was nominated to succeed Ken Crumpler. *(Councilor Davis's nominee)* Term expires: June 30, 2030
- F. COLUMBUS GOLF AUTHORITY:** Carlos Coleman was nominated to succeed William Roundtree. *(Councilor Huff's nominee)* Term expires: June 30, 2030
- G. COLUMBUS GOLF AUTHORITY:** Jimmy Monfort was nominated to succeed Kenneth Davis. *(Mayor Pro Tem Allen's nominee)* Term expires: June 30, 2030
- H. COLUMBUS SPORTS & ENTERTAINMENT AUTHORITY:** Gerald Miley renominated to serve another term as the Golf Authority Representative. *(Councilor Crabb's nominee)* Term expires: June 30, 2029
- I. NEW HORIZONS BEHAVIORAL HEALTH – MENTAL HEALTH, ADDICTIVE DISEASES AND DEVELOPMENTAL DISABILITIES- COMMUNITY SERVICE BOARD:** Sandra Gill was renominated to serve another term. *(Councilor Crabb's nominee)* Term expires: June 30, 2029
- J. NEW HORIZONS BEHAVIORAL HEALTH – MENTAL HEALTH, ADDICTIVE DISEASES AND DEVELOPMENTAL DISABILITIES- COMMUNITY SERVICE BOARD:** Senator Ed Harbison was renominated to serve another term. *(Councilor Crabb's nominee)* Term expires: June 30, 2029

4. NOMINATIONS – CONFIRMED BY COUNCIL:

A. HISTORIC & ARCHITECTURAL REVIEW BOARD (BHAR):

Vacant

Uptown Business Association

Term Expires: January 31, 2029

**Alan Udy is unable to serve currently. (Confirmed 02-10-2026)*

Open for Nominations
(Confirmed by Council)

Vacant

Term Expires: January 31, 2029

**Councilor Cogle is nominating James E. Webb, Jr.*

Open for Nominations
(Confirmed by Council)

Membership and Meeting Information

Terms:	3 Year	Term Limit: 2
Meetings:	Monthly – 2 nd Monday	
Women:	4	Senatorial District 15: 6
Vacancies:	2	Senatorial District 29: 2

5. 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 1 – Hickey)

Tracy Belt

Not Eligible

Term Expires: March 27, 2026

Open for Nominations
(District 4 -Tucker)

Vacant

Term Expires: March 27, 2026

Open for Nominations
(District 5 – Crabb)

Vacant

Term Expires: March 27, 2026

Open for Nominations
(District 9 -Anker)

Membership and Meeting Information

Terms: 3 Year (Mayor Appts); 2 Year (Council Appts) Term Limit: 2
Meetings: Quarterly – 2nd Thursday (March, June, September & December)
Women: 4 Senatorial District 15: 7
Vacancies: 2 Senatorial District 29: 3

B. PUBLIC SAFETY ADVISORY COMMISSION:

Paul T. Berry, III

Eligible

Term Expired: October 31, 2025

**Not interested in serving another term.*

Open for Nominations
(District 5 – Crabb)

Scott Taft

Not Eligible

Term Expired: October 31, 2025

Open for Nominations
(District 9 – Anker)

Membership and Meeting Information

Terms: 3 Year Term Limit: 2
Meetings: Monthly – 3rd Thursday
Women: 3 Senatorial District 15: 4
Vacancies: 0 Senatorial District 29: 3

C. YOUTH ADVISORY COUNCIL:

District 1 Nominee: _____ District 8 Nominee: _____
District 2 Nominee: _____ District 9 Nominee: _____
District 4 Nominee: _____ District 10 Nominee: _____
District 5 Nominee: _____

Councilor Crabb (District 5) is nominating Mackenzie Govar, 8th Grade at Calvary Christian School.

6. 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)

_____ Open for Nominations

Vacant
(Animal Rescue Shelter Representative)
Term Expires: October 15, 2026
Recommendations are submitted by a licensed animal shelter.

(Council's Appointment)

Note: The Animal Control Advisory Board is currently developing recommendations for Council's consideration regarding the board's composition.

Membership and Meeting Information

Terms: 2 Year Term Limit: 2
Meetings: Semiannually
Women: 7 Senatorial District 15: 3
Vacancies: 3 Senatorial District 29: 4

B. BOARD OF HEALTH:

Yasmine Cathright
Not Eligible
Term Expires: December 31, 2025

Open for Nominations
(Council's Appointment)

Membership and Meeting Information

Terms: 5 Year Term Limit: 2
Meetings: Monthly – 4th Wednesday
Women: 4 Senatorial District 15: 0
Vacancies: 1 Senatorial District 29: 5

C. BUILDING AUTHORITY OF COLUMBUS:

Vacant
Term Expires: March 24, 2027

Open for Nominations
(Council's Appointment)

Membership and Meeting Information

Terms: 2 Year Term Limit: n/a
Meetings: As needed.
Women: 1 Senatorial District 15: 1
Vacancies: 1 Senatorial District 29: 3

D. KEEP COLUMBUS BEAUTIFUL COMMISSION:

Anthony Johnson

Open for Nominations

Eligible
(Senatorial District 15)
Term Expires: June 30, 2026

(Council's Appointment)

Pamela Green Thomas
Eligible
(Senatorial District 15)
Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Ashley Stanley
Eligible
(Senatorial District 15)
Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Taylor Martin
Eligible
(Senatorial District 29)
Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Kristasia Heath
Eligible
(Senatorial District 29)
Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Courtney Johnson
Not Eligible
(Senatorial District 29)
Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Membership and Meeting Information

Terms: 3 Year Term Limit: 2
Meetings: Bimonthly – 2nd Tuesday (Even months)
Women: 7 Senatorial District 15: 6
Vacancies: 0 Senatorial District 29: 3

E. LIBERTY THEATRE & CULTURAL ARTS CENTER ADVISORY BOARD:

Vacant
Term Expires: August 14, 2026

Open for Nominations
(Council's Appointment)

Vacant

Open for Nominations
(Council's Appointment)

Term Expires: August 14, 2026

Vacant (Civic Center Director Recommendation / Confirmed by Council)
Term Expires: August 14, 2027

Open for Nominations

**The Interim Civic Center Director has submitted the following four (4) names for Council's consideration: (1) Jerry Speakman, (2) Robbie Branscomb, (3) Odanive Martin, and (4) Stephanie Quinones.*

Membership and Meeting Information

Terms: 4 Year Term Limit: 3
Meetings: Bimonthly – 2nd Thursday (January, March, May, July, September & November)
Women: 5 Senatorial District 15: 4
Vacancies: 4 Senatorial District 29: 4

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

Nancy Schroeder
Does not desire reappointment
Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

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

Open for Nominations
(Council's Appointment)

Membership and Meeting Information

Terms: 3 Year Term Limit: n/a
Meetings: Monthly – 2nd Monday
Women: 2 Senatorial District 15: 3
Vacancies: 0 Senatorial District 29: 1

G. PERSONNEL REVIEW BOARD:

Vacant
(Alternate Member 1)
Term expires: December 31, 2027

Open for Nominations
(Council's Appointment)

Open for Nominations

Vacant
(Alternate Member 2)
Term expires: December 31, 2027

(Council's Appointment)

Vacant
(Alternate Member 3)
Term expires: December 31, 2027

Open for Nominations
(Council's Appointment)

Delano Leftwich
Not Eligible
(Alternate Member 4)
Term expired: December 31, 2025

Open for Nominations
(Council's Appointment)

Membership and Meeting Information

Terms:	3 Year	Term Limit: 2
Meetings:	Monthly – 3rd Wednesday	
Women:	4	Senatorial District 15: 2
Vacancies:	4	Senatorial District 29: 4

H. REGION SIX REGIONAL ADVISORY COUNCIL FOR DEPARTMENT OF BEHAVIORAL HEALTH & DEVELOPMENTAL DISABILITIES:

Latasha Morss
Eligible
Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Dr. Janet C. Bussey
Does not desire reappointment
Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Membership and Meeting Information

Terms:	3 Year	Term Limit: 2
Meetings:	Bimonthly – 2nd Wednesday (Odd months)	
Women:	4	Senatorial District 15: 3
Vacancies:	0	Senatorial District 29: 1

I. RETIREES' HEALTH BENEFITS COMMITTEE:

John D. Hawk
Eligible
Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Renee McAneny

Not Eligible

Term Expires: June 30, 2026

Open for Nominations
(Council's Appointment)

Membership and Meeting Information

Terms:	3 Year	Term Limit:	2
Meetings:	Monthly – 2nd Wednesday		
Women:	4	Senatorial District 15:	1
Vacancies:	0	Senatorial District 29:	4