

## **AN ORDINANCE**

### **NO.**

An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia; this amendment changes certain boundaries of a district located at **7634 Old Moon Road** (parcel #'s 073-022-007A, 073-022-007) from SFR1 (Single Family Residential 1) and SFR3 (Single Family Residential 3) Zoning District to GC (General Commercial) Zoning District.

### **THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY ORDAINS:**

That the Zoning Atlas on file with the Planning Department is hereby amended by changing the aforementioned property from SFR1 (Single Family Residential 1) and SFR3 (Single Family Residential 3) Zoning District to GC (General Commercial) Zoning District:

#### **Parcel One:**

All that lot, tract or parcel of land situate, lying and being in Land Lots 21 and 40, 8<sup>th</sup> District, Columbus, Muscogee County, Georgia and being more particularly described as follows: Begin at a concrete monument located at the point where the northeastern right-of-way line of Moon Road Relocation (120 feet right-of-way) intersects the southeastern right-of-way line of Hamilton Road north 27 degrees 4 minutes east a distance of 90.21 feet to an iron pin located on the southeastern right-of-way line of Hamilton Road; run thence south 62 degrees 16 minutes east a distance of 200 feet to an iron pin; run thence north 27 degrees 7 minutes east a distance of 160 feet to an iron pin; run thence south 62 degrees 16 minutes east a distance of 128.20 feet to an iron pin; run thence south 89 degrees 16 minutes east a distance of 204.81 feet to an iron pin; run thence south 29 degrees 2 minutes east a distance of 354.61 feet to an iron pin located on the northeastern right-of-way line of Moon Road Relocation (120 foot right-of-way); run thence along the northeastern right-of-way of said Moon Road Relocation, north 60 degrees 58 minutes west a distance of 500 feet to the concrete monument which marks the Point of Beginning; said parcel containing 2.420 acres and being more particularly shown as Parcel "A" on the certain survey entitled: Survey for Georgia Power Company, Part of Land Lots 21 and 40, 8<sup>th</sup> District, Columbus, Muscogee County, Georgia" prepared by William A. White and dated August 23, 1989, being revised on July 25, 1989.

#### **Parcel Two:**

All that lot, tract or parcel of land situate, lying and being in Land Lots 21 and 40, 8<sup>th</sup> District, Columbus, Muscogee County, Georgia and being more particularly described as follows:

To find the true point of beginning commence at a concrete monument located at the point where the southwestern right-of-way line of Moon Road (120 foot right-of-way) intersects the southeastern right-of-way line of Hamilton Road and run thence along the southwestern right-of-way line of said Moon Road north 71 degrees 15 minutes 40 seconds east a distance of 93.96 feet to a concrete monument located on said southwestern right-of-way line of Moon Road; run thence along the

southwestern right-of-way line of Moon Road South 61 degrees 9 minutes 50 seconds east a distance of 184.96 feet to an iron pin located on the southwestern right-of-way line of Moon Road which marks the TRUE POINT OF BEGINNING. From the true point of beginning thus established, run thence along the southwestern right-of-way line of Moon Road south 61 degrees 9 minutes 50 seconds east a distance of 571.59 feet to an iron pin located on said southwestern right-of-way line of Moon Road; run thence south 28 degrees 50 minutes 10 seconds west a distance of 640 feet to an iron pin; run thence north 61 degrees 9 minutes 50 seconds west a distance of 363.30 feet to an iron pin; run thence north 7 degrees 13 minutes 4 seconds east a distance of 89.22 feet to an iron pin; run thence north 71 degrees 54 minutes 8 seconds west a distance of 167.02 feet to an iron pin; run thence north 18 degrees 8 minutes 10 seconds east a distance of 145.20 feet to an iron pin; run thence north 32 degrees 52 minutes 10 seconds east a distance of 196.30 feet to an iron pin; run thence north 29 degrees 15 minutes 10 seconds east a distance of 250 feet to the iron pin which marks the true point of beginning; said parcel contains 9.151 acres and is more particularly shown as Tract EH on that certain survey entitled "Survey of Tract EH, Part of Land Lots 21 & 40, 8<sup>th</sup> District, Columbus, Muscogee County, Georgia" dated January 21, 1991 and prepared by French & Associates.

The above-described property is being rezoned with the following conditions:

1. A traffic light shall be placed at the intersection of Moon Road and the ingress/egress point of the property facing Moon Road. This light shall be placed at the developer's expense. The light shall be placed before the issuance of any certificate of Occupancy.

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Introduced at a regular meeting of the Council of Columbus, Georgia, held on the 11<sup>th</sup> day of July, 2017; introduced a second time at a regular meeting of said council held on the \_\_\_\_ day of \_\_\_\_\_, 2017 and adopted at said meeting by the affirmation vote of \_\_\_\_ members of Council.

Councilor Allen	voting	_____
Councilor Baker	voting	_____
Councilor Barnes	voting	_____
Councilor Davis	voting	_____
Councilor Garrett	voting	_____
Councilor Henderson	voting	_____
Councilor Huff	voting	_____
Councilor Thomas	voting	_____
Councilor Pugh	voting	_____
Councilor Woodson	voting	_____

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Tiny B. Washington  
Clerk of Council

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Teresa Pike Tomlinson  
Mayor