

ORIGINAL  
STAMPED IN RED

**ORDINANCE NO.: 2022-087**

*Annexing 157 Saskatoon Drive, Richland County TMS #22015-02-10 into the City of Columbia, South Carolina Columbia, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map*

WHEREAS, a proper petition has been filed with the City Council by one hundred (100%) percent of the property owners of the within described property under the provisions of South Carolina Code Ann. § 5-3-150; and,

WHEREAS, it appears to City Council that the annexation of the property would be in the best interest of the property owners and the City of Columbia; and,

WHEREAS, City Council adopted Columbia Compass: Envision 2036 as the City of Columbia Comprehensive Plan by Ordinance No.: 2020-028 along with all the maps and policies contained therein, and amended from time to time, in accordance with the South Carolina Comprehensive Planning Act of 1994 (§6-29 of the SC Code); and,

WHEREAS, the City of Columbia has adopted the Unified Development Ordinance (UDO) by Ordinance No.: 2019-013 and Official Zoning Map of the City of Columbia, S.C. by Ordinance No.: 2021-001, both amended from time to time, in accordance with the authority in Title VI of the SC Code; and

WHEREAS, pursuant to Sec. 17-1.7(c) of the UDO, annexation may be considered concurrent with amendments to the Comprehensive Plan and the Zoning Map; and

WHEREAS, the City of Columbia Planning Commission has reviewed the proposed future land use and zoning classifications of the property, and made a recommendation to City Council in accordance with §6-29 of the SC Code and §17-2.5 of the UDO; and

WHEREAS, the Columbia City Council has held a public hearing in accordance with §17-2.4(f) of the UDO and §6-29-760 of the SC Code; and

WHEREAS, the Columbia City Council has determined that the proposed land use classification is appropriate for the property, and the proposed zoning district meets one or more of the criteria set forth by §17-2.5(c)(4), Zoning Map Amendment Decision Standards, of the UDO; NOW THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina this 4<sup>th</sup> day of October, 2022, that:

1. The above recitals and findings are incorporated herein by reference and made a part of this Ordinance.
2. The property identified as 157 Saskatoon Drive and TMS# 22015-02-10 containing 0.26 acres, further identified in Attachment A, is hereby annexed to and becomes a part of the City of Columbia, and is incorporated into Columbia Compass: Envision 2036 and the Official Zoning Map, effective immediately.
3. This property shall be apportioned to City Council District #4, Census Tract 119.01, and assigned a future land use classification of Urban Edge Residential Small Lot (UER-1) and zoning of Residential Single Family – Small Lot (RSF-3).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 22015-02-10

Also included in the territory hereby annexed are all contiguous portions of all public rights of way, streets and highways.

Requested by:

Assistant City Manager Gentry

Approved by:

Cherese B. Wilson  
City Manager

Approved as to form:

[Signature]  
City Attorney

Introduced: 9/20/2022  
Final Reading: 10/4/2022

Mayor

ATTEST:

Erika D. Hammond  
City Clerk

# MEMORANDUM

## Office of the City Manager

TO: Department Heads  
FROM: Teresa Wilson, City Manager  
DATE: June 27, 2022  
RE: **Property Address:** 157 Saskatoon Drive  
**Richland County TMS#:** 22015-02-10  
**Owner(s):** Daryl E. Jenkins  
**Current Use:** Residential  
**Proposed Use:** Residential  
**Current County Land Use:** Neighborhood (Medium Density)  
**Proposed City Land Use:** Urban Edge Residential - Small Lot (UER-1)  
**Current County Zoning:** Residential Single Family - Medium Density (RS-MD)  
**Proposed City Zoning:** Residential Single Family - Small Lot (RSF-3)  
**Reason for Annexation:** Municipal Services; Donut Hole - Primary  
**City Council District:** 4  
**Census Tract:** 119.01

The Planning & Development Services advises that the above referenced property has been offered for annexation. Attached, please find a map or drawing reflecting the property. You are directed to forward your comments and/or recommendations regarding the issue of whether to annex or not to Planning & Development Services. Planning & Development Services will compile your comments for City Council consideration.

Planning & Development Services staff will see to it that this matter is placed on the **July 14, 2022** Planning Commission agenda. Planning & Development Services staff will notify the City Attorney of the Planning Commission's zoning recommendation by forwarding a copy of this form, completed, as soon as the Planning Commission has met.

/atl

Attachments

cc:

Clint Shealy, Assistant City Manager  
Jeff Palen, Assistant City Manager/CFO  
Dana Higgins, Director, Engineering  
Frank Eskridge, Director, Utilities  
Robert Anderson, Public Works Director  
Krista Hampton, Planning & Development Services  
Kelly Smith, Business License Administrator  
Greg Williams, Business Liaison  
Tiffany Latimer, Customer Care Administrator  
Todd Beiers, Building Official  
Michelle Brazell, Engineering  
Police Planning & Research  
Alfreda Tindal, Richland Co. 911 Addressing Coordinator

Missy Gentry, Assistant City Manager  
Henry M. Simons, Assistant City Manager  
Teresa Knox, City Attorney  
William Holbrook, Police Chief  
Aubrey Jenkins, Fire Chief  
Gloria Saaed, Community Development Director  
George Adams, Fire Marshal  
Hope Hasty, Zoning Administrator  
Jacquelyn Richburg, Columbia-Richland 911  
David Hatcher, Housing Official  
Richland County Solid Waste Collection  
Lucinda Statler, Planning Administrator  
Brandon Burnette, Development Center Administrator

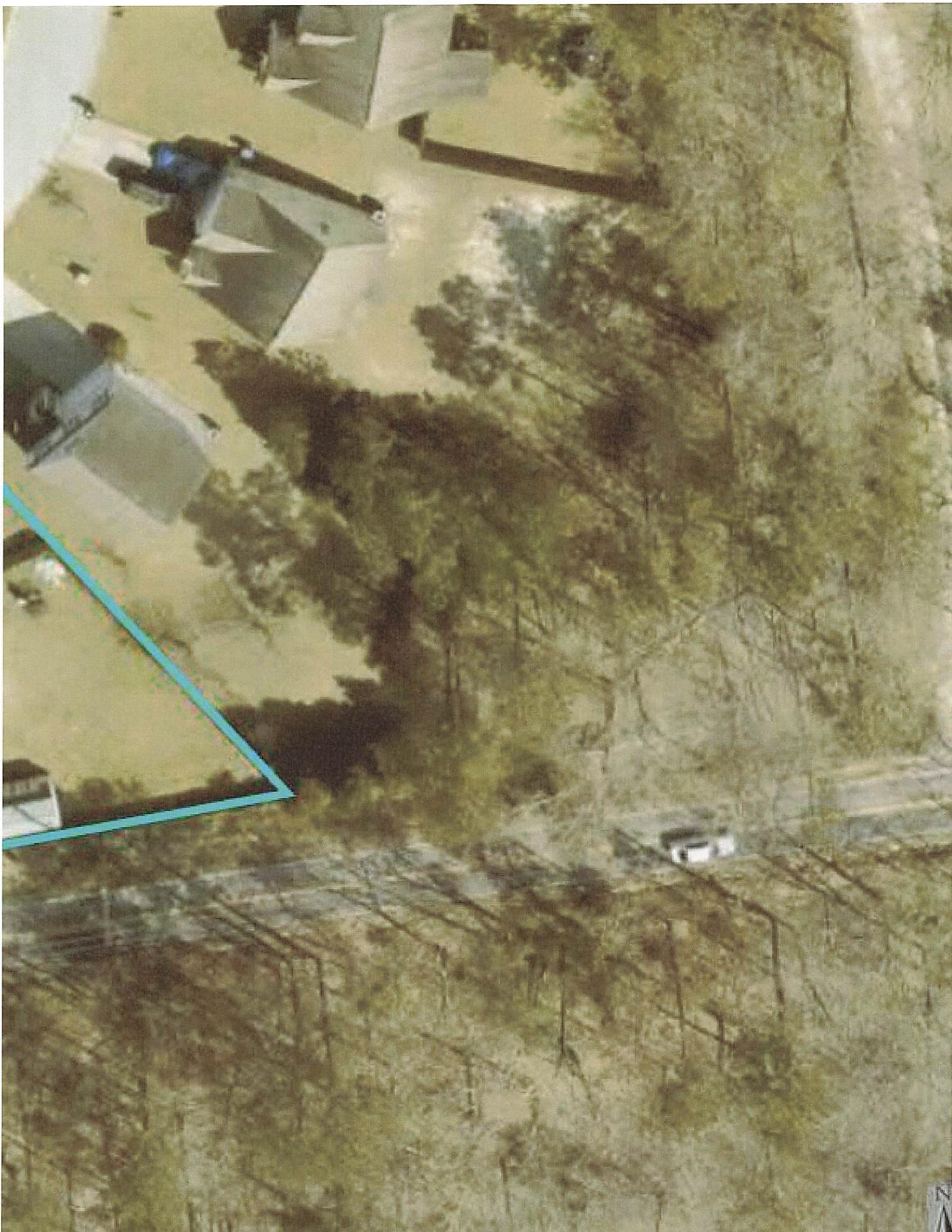
Planning Commission Land Use Recommendation: UER-1 (Land Use classification) by 6-0  
on 7/14/2022 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: RSF-3 (Zoning classification) by 6-0  
on 7/14/2022 (mm/dd/yyyy).

  
(Signature of Annexation Coordinator)

**ORDINANCE NO.: 2022-087**  
**EXHIBIT "A"**  
**PROPERTY DESCRIPTION**

All that certain piece, parcel, or lot of land, together with any improvements thereon, situate, lying and being in the County of Richland, State of South Carolina, and being shown and designated as LOT 2 CANARY WOODS, PHASE 1 as shown on a Bonded Plat of Canary Woods, Phase 1 prepared by Power Engineering Company, Inc. dated December 12, 2006, last revised February 28, 2007 and recorded in the Office of the ROD for Richland County on June 18, 2007 in Book 1314 at Page 75; which plat is incorporated herein by this reference and having such metes, bounds, courses and distances, being a little more or less, as by this reference to said plat will more fully appear.



# Future Land Use Map

157 Saskatoon Drive, TMS# 22015-02-10;  
Current Rich. Co. FLU: Neighborhood (Medium Dens



Department of Planning &  
Development Services

ORIGINAL PREPARATION/DATE:  
This map was prepared by:

Shane Shaughnessy  
Date: 6/24/2022



We Are Columbia



# Zoning Map

157 Saskatoon Drive, TMS# 2201  
Current Rich. Co. Zoning: RS-M



Department of Planning &  
Development Services

ORIGINAL PREPARATION/DATE:  
This map was prepared by:  
Shane Shaughnessy  
Date: 6/24/2022



STATE OF SOUTH CAROLINA    )  
  )  
COUNTY OF RICHLAND        )

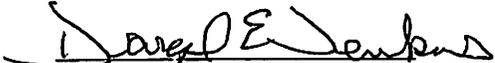
PETITION FOR ANNEXATION

The undersigned, being the owner(s) of the property described below hereby petition(s) the Mayor and City Council for annexation to the City of Columbia, South Carolina pursuant to S.C. Code Ann. Section 5-3-150, 1976, as amended.

Property Description:        ALL THAT CERTAIN piece, parcel, or lot of land, together with any improvements thereon, situate, lying and being in the County of Richland, State of South Carolina, and being shown and designated as LOT 2 CANARY WOODS, PHASE 1 as shown on a Bonded Plat of Canary Woods, Phase 1 prepared by Power Engineering Company, Inc. dated December 12, 2006, last revised February 28, 2007 and recorded in the Office of the ROD for Richland County on June 18, 2007 in Book 1314 at Page 75; which plat is incorporated herein by this reference and having such metes, bounds, courses and distances, being a little more or less, as by this reference to said plat will more fully appear.

Richland County TMS:        22015-02-10

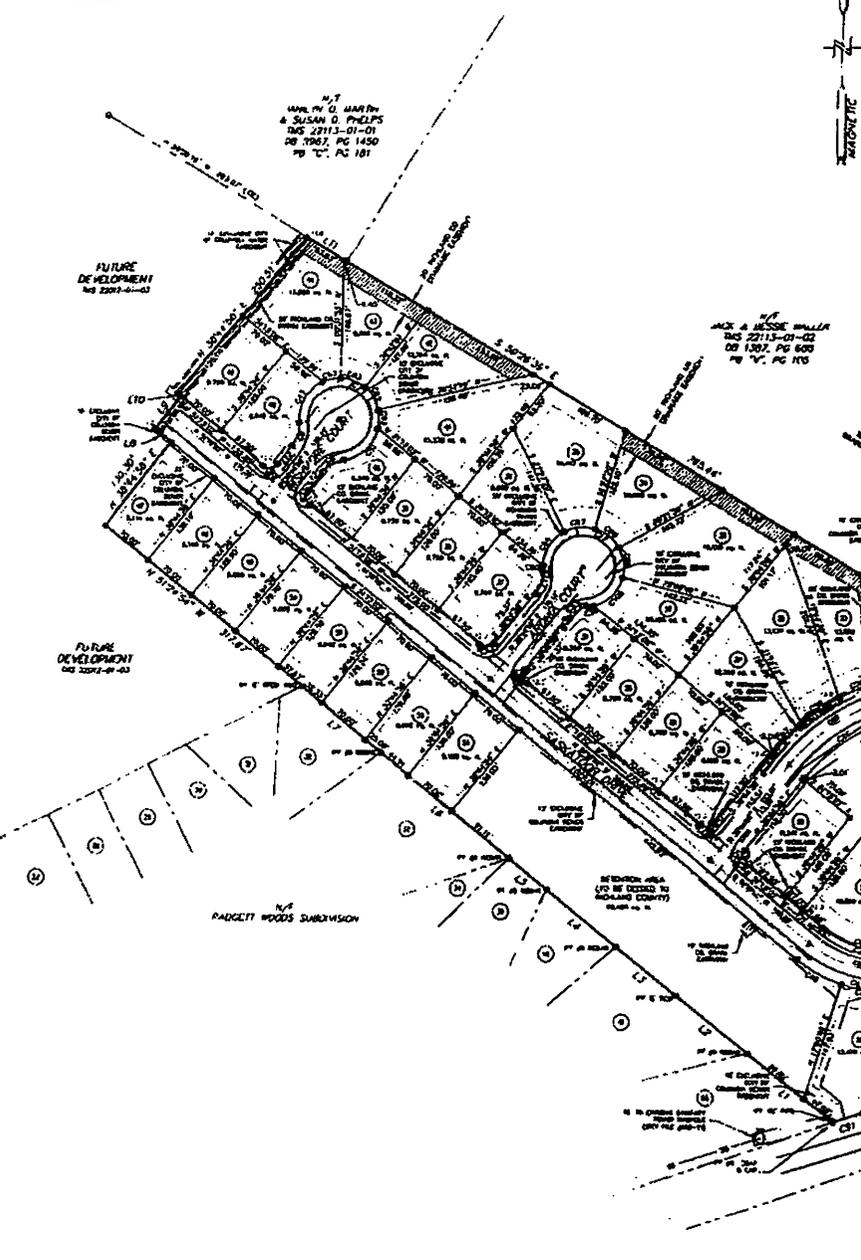
Property Address:            157 Saskatoon Drive

  
Daryl E. Jenkins

Date: JUNE 22, 2022

CURVE TABLE					
STATION	CHORD	TANGENT	CHORD	BEARING	DETA
C1	12.50	10.00	13.81	N 77° 07' 00" W	81° 47' 14"
C2	7.26	5.83	8.16	S 78° 59' 00" W	72° 33' 27"
C3	175.00	163.06	87.93	N 77° 58' 59" W	83° 23' 47"
C4	12.50	10.00	13.81	N 82° 54' 56" E	90° 00' 00"
C5	45.97	36.53	46.06	N 14° 52' 07" E	43° 58' 42"
C6	40.00	32.55	40.00	S 21° 52' 07" E	82° 31' 23"
C7	40.00	32.55	40.00	S 69° 17' 49" W	43° 58' 42"
C8	12.50	10.00	13.81	S 05° 15' 01" E	90° 00' 00"
C9	12.50	10.00	13.81	N 82° 54' 56" E	90° 00' 00"
C10	215.00	172.17	89.83	N 10° 52' 07" E	43° 58' 42"
C11	215.00	172.17	89.83	S 81° 52' 07" W	92° 28' 43"
C12	40.00	32.55	40.00	S 69° 17' 49" W	43° 58' 42"
C13	2.50	1.93	2.50	S 05° 15' 01" E	90° 00' 00"
C14	12.50	10.00	13.81	N 82° 54' 56" E	90° 00' 00"
C15	12.50	10.00	13.81	N 82° 54' 56" E	90° 00' 00"
C16	215.00	172.17	89.83	N 10° 52' 07" E	43° 58' 42"
C17	215.00	172.17	89.83	S 81° 52' 07" W	92° 28' 43"
C18	150.00	51.55	23.86	S 87° 17' 49" W	11° 45' 49"
C19	13.50	10.83	13.50	N 78° 48' 24" E	90° 00' 00"
C20	40.00	32.55	40.00	N 82° 54' 56" E	90° 00' 00"
C21	50.00	212.57	80.62	N 40° 00' 00" E	118° 21' 18"
C22	135.00	273.89	173.01	S 30° 28' 42" W	82° 20' 43"
C23	125.00	48.88	23.00	S 60° 34' 20" W	113° 30' 31"
C24	12.50	10.00	13.81	N 77° 58' 59" W	50° 20' 00"
C25	175.00	164.92	87.93	S 30° 28' 42" W	82° 20' 43"
C26	2706.47	122.97	111.58	S 78° 15' 28" W	34° 27' 23"
C27	125.00	110.47	67.95	N 77° 58' 59" W	83° 23' 47"
C28	12.50	10.00	13.81	N 77° 58' 59" W	90° 00' 00"
C29	200.00	137.69	71.70	N 08° 19' 47" W	90° 00' 00"
C30	150.00	40.38	20.31	N 83° 47' 06" E	15° 23' 28"
C31	300.00	61.93	31.04	N 87° 42' 48" E	11° 46' 44"
C32	12.50	10.00	13.81	S 23° 11' 26" E	90° 00' 00"
C33	2026.47	326.83	160.71	S 72° 27' 47" W	92° 28' 43"
C34	2026.47	10.78	44.90	S 72° 27' 47" W	12° 20' 00"
C35	2026.47	66.44	32.72	S 83° 54' 19" E	12° 20' 00"
C36	2026.47	90.37	46.19	S 80° 52' 08" W	12° 20' 00"
C37	2026.47	50.00	25.00	S 78° 54' 09" W	24° 50' 00"
C38	2026.47	80.94	40.47	S 77° 02' 45" W	27° 51' 00"
C39	2026.47	34.97	17.48	S 72° 27' 47" W	08° 18' 00"
C40	2026.47	52.16	26.08	S 74° 11' 15" W	12° 20' 00"
C41	2026.47	37.63	18.81	S 72° 28' 08" W	10° 50' 00"
C42	2156.47	67.29	33.64	N 77° 07' 42" E	14° 7' 00"
C43	2156.47	39.14	19.57	N 75° 44' 56" E	07° 24' 24"
C44	175.00	164.92	87.93	N 82° 54' 56" E	11° 45' 49"
C45	175.00	41.18	20.59	S 81° 52' 07" W	20° 24' 12"
C46	175.00	63.84	32.78	S 81° 52' 07" W	20° 24' 12"
C47	50.00	60.64	34.68	S 78° 54' 09" W	68° 29' 30"
C48	300.00	60.64	34.68	N 47° 53' 53" E	68° 29' 30"
C49	40.00	7.14	3.57	N 78° 28' 21" E	81° 04' 33"
C50	210.00	49.50	24.75	S 44° 21' 11" W	11° 45' 49"
C51	210.00	55.18	27.59	S 46° 2' 51" W	17° 28' 28"
C52	210.00	24.80	12.40	S 40° 43' 37" E	13° 04' 43"
C53	210.00	10.69	5.34	S 73° 38' 47" W	27° 23' 24"
C54	150.00	48.88	24.44	S 83° 25' 17" W	10° 57' 26"
C55	150.00	17.01	8.50	N 88° 29' 00" E	49° 43' 32"
C56	40.00	0.72	0.36	S 07° 11' 15" W	11° 45' 49"
C57	40.00	43.89	21.94	S 40° 31' 00" E	62° 34' 28"
C58	20.00	28.83	14.41	S 20° 54' 40" E	01° 44' 18"
C59	30.00	27.42	13.71	S 74° 27' 18" W	82° 38' 37"
C60	20.00	41.15	20.57	N 37° 28' 43" W	47° 29' 23"
C61	20.00	4.99	2.50	N 110° 11' 15" W	54° 24' 24"
C62	175.00	31.90	15.95	S 02° 36' 18" W	10° 28' 28"
C63	175.00	25.23	12.61	N 111° 28' 00" E	18° 54' 54"
C64	175.00	55.23	27.61	N 20° 22' 24" E	18° 54' 54"
C65	175.00	33.32	16.66	N 47° 22' 20" E	18° 54' 54"
C66	175.00	70.06	35.03	N 62° 32' 15" E	18° 54' 54"
C67	125.00	82.14	41.07	N 72° 50' 00" E	82° 31' 22"
C68	125.00	112.89	56.44	S 86° 17' 49" W	31° 42' 31"
C69	2026.47	17.90	8.95	S 88° 55' 11" W	02° 27' 53"
C70	2026.47	70.00	35.00	S 72° 58' 31" W	13° 06' 00"
C71	2026.47	66.04	33.02	S 78° 12' 24" W	14° 12' 00"
C72	125.00	5.01	2.50	S 74° 50' 58" W	21° 45' 00"
C73	125.00	111.46	55.73	N 78° 47' 46" W	51° 04' 30"
C74	2026.47	139.83	69.91	S 77° 08' 42" W	53° 24' 22"
C75	150.00	159.77	79.88	N 77° 54' 56" E	53° 23' 47"
C76	150.00	84.41	42.20	N 80° 52' 08" E	73° 30' 11"
C77	150.00	233.01	116.50	N 35° 28' 48" E	89° 30' 43"
C78	225.00	154.90	77.45	N 38° 28' 21" E	92° 28' 43"
C79	175.00	47.11	23.55	N 85° 54' 28" E	15° 23' 28"
C80	175.00	56.40	28.20	N 87° 54' 56" E	11° 45' 49"
C81	50.00	7.11	3.55	S 00° 56' 57" E	108° 13' 24"
C82	2026.47	38.33	19.16	S 71° 56' 45" W	10° 45' 00"
C83	50.00	22.73	11.36	S 72° 42' 21" W	26° 03' 00"
C84	50.00	33.31	16.65	N 70° 22' 24" W	38° 10' 12"
C85	50.00	33.31	16.65	N 22° 27' 27" W	38° 10' 12"
C86	50.00	21.82	10.91	N 80° 52' 08" E	28° 28' 21"
C87	50.00	31.85	15.92	S 32° 20' 23" E	59° 24' 51"
C88	50.00	38.52	19.26	S 44° 30' 00" E	43° 34' 39"
C89	50.00	36.39	18.19	N 81° 25' 21" E	43° 34' 39"
C90	50.00	36.39	18.19	N 87° 50' 41" E	43° 34' 39"
C91	50.00	32.44	16.22	N 44° 19' 23" E	60° 03' 29"

LINE TABLE		
LINE	LENGTH	BEARING
L1	135.00	N 52° 07' 59" W
L2	113.50	N 32° 07' 59" W
L3	94.50	N 32° 07' 59" W
L4	110.00	N 31° 11' 50" W
L5	38.98	N 51° 11' 27" W
L6	205.00	N 51° 11' 52" W
L7	127.43	N 50° 58' 11" W
L8	26.09	N 51° 11' 52" W
L9	30.00	N 38° 44' 56" E
L10	4.65	N 31° 13' 07" W
L11	56.20	S 54° 02' 46" E
L12	26.54	S 38° 44' 56" E
L13	26.54	S 38° 44' 56" E
L14	44.43	S 81° 48' 24" E
L15	44.43	S 81° 48' 24" E
L16	23.70	S 60° 01' 01" E




 PREPARED BY  
**POWER ENGINEERING COMPANY, INC.**  
 ENGINEERS - PLANNERS - SURVEYORS  
 158 WESTPARK BOULEVARD COLUMBIA, SOUTH CAROLINA 29210  
 PH: (803)216-8777 FAX: (803)216-8070

NO.	DATE	DESCRIPTION	BY
2	2/28/07	REVISED PER CITY OF COLUMBIA COMMENTS	KCM
1	1/31/07	REVISED PER CITY OF COLUMBIA COMMENTS	KCM

**CANARY WOO**

ROHLING COUNTY, MISSOURI