

ORIGINAL  
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**ORDINANCE NO.: 2023-045**

*Annexing 56 Riverview Court, Richland County TMS #09106-21-11 into the City of Columbia, South Carolina, 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 2<sup>nd</sup> day of May, 2023, that:

1. The above recitals and findings are incorporated herein by reference and made a part of this Ordinance.
2. The property identified as 56 Riverview Court and TMS# 09106-21-11 containing 0.28 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 #1, Census Tract 6, and assigned a future land use classification of Urban Core Residential Small Lot (UCR-1) and zoning of Residential Single Family Small Lot (RSF-3).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NOS.: 09106-21-11

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:

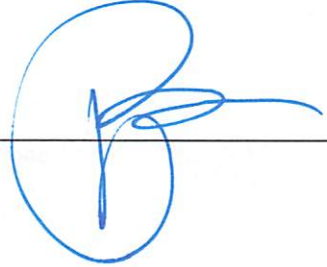
  
City Manager

Approved as to form:


  
City Attorney

Introduced: 4/18/2023  
Final Reading: 5/2/2023

Mayor



ATTEST:

  
City Clerk

**ORDINANCE NO.: 2023-045**  
**EXHIBIT "A"**  
**PROPERTY DESCRIPTION**

All that certain piece, parcel or lot of land, with the improvements thereon situate, lying and being in the County of Richland, State of South Carolina, being designated as Lot No. 20, on plat of Havens Heights by McMillan Engineering Company, dated January 25, 1961, revised August 16, 1962, and recorded in the Office of the RMC for Richland County in Plat Book T at Page 50, reference being made to said plat, which plat is incorporated herein by reference, for a more complete and accurate description; be all measurements a little more or a little less.