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ORDINANCE NO.: 2023-094

*Amending the Official Zoning Map to modify the zoning for 34.4 Acres S/S of I-20 at Spears Creek Church Road, Richland County TMS# 28800-06-05 (portion)*

WHEREAS, an application has been made to amend the Official Zoning Map of the City of Columbia, S.C. to modify the zoning for 34.4 Acres S/S of I-20 at Spears Creek Church Road, Richland County TMS# 28800-06-05 (Portion); 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, the City of Columbia Planning Commission has reviewed the application and made a recommendation to City Council regarding the application in accordance with §17-2.5(c)(3)(f) 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 rezoning 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 this 19<sup>th</sup> day of September, 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 34.4 Acres S/S of I-20 at Spears Creek Church Road, Richland County TMS# 28800-06-05 (portion) and as shown in Attachment A, is hereby rezoned from General Commercial District (GC) to Residential Mixed District (RM-1). The Official Zoning Map of the City of Columbia, S.C. is hereby amended to conform to this change.
- 3.

Requested by:

Assistant City Manager Gentry

Approved by:

  
City Manager

Approved as to form:

  
City Attorney

Introduced: 8/15/2023  
Final Reading: 9/19/2023

Mayor

ATTEST:

  
City Clerk