

ORIGINAL  
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ORDINANCE NO.: 2023-134

*Amending the Official Zoning Map to modify the zoning for 1213 Pickens Street, Richland County TMS# 11401-05-09*

WHEREAS, an application has been made to amend the Official Zoning Map of the City of Columbia, S.C. to modify the zoning for 1213 Pickens Street, Richland County TMS# 11401-05-09; 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 23<sup>rd</sup> day of January, 2024, that:

1. The above recitals and findings are incorporated herein by reference and made a part of this Ordinance.
2. The property identified as 1213 Pickens Street, Richland County TMS# 11401-05-09 and as shown in Attachment A, is hereby rezoned from Downtown Activity Center District (DAC) in the City Center Design Overlay District (OV-CC) to Mixed Use District (MU-2) in the City Center Design Overlay District (OV-CC). The Official Zoning Map of the City of Columbia, S.C. is hereby amended to conform to this change.

Requested by:

Assistant City Manager Gentry

Approved by:

  
City Manager

Approved as to form:

  
City Attorney

Introduced: 12/19/2023  
Final Reading: 1/23/2024

  
Mayor

ATTEST:

  
City Clerk



## Zoning

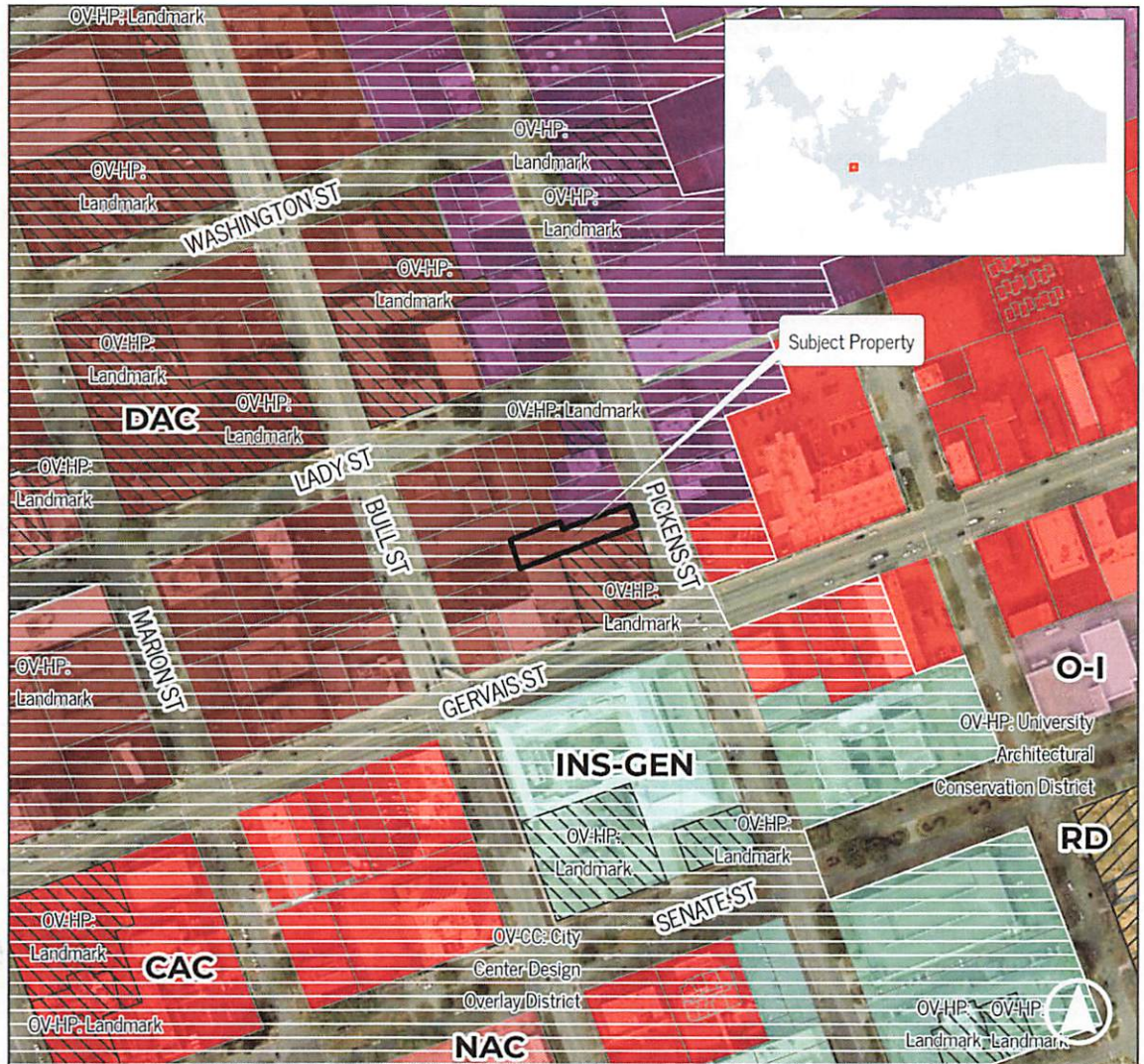
1213 Pickens Street, TMS# 11401-05-09

Current Zoning: Downtown Activity Center District (DAC)

Proposed Zoning: Mixed Use (MU-2)

### Legend

- DAC: Downtown Activity Center/Corridor
- CAC: Community Activity Center/Corridor
- NAC: Neighborhood Center/Corridor
- O-I: Office and Institutional District
- MU-2: Mixed-Use
- MU-1: Mixed-Use
- RD: Residential Two-Family District
- INS-GEN: Institutional - General District
- Design Overlay Districts
- OV-HP: Individual Landmark
- OV-HP: Historic Preservation Overlay Districts
- Parcels
- City Limits



0 200 400 Feet

## Planning & Development Services Department

Created by: swudson Date: 10/24/2023



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## Future Land Use

1213 Pickens Street, TMS# 11401-05-09

Future Land Use: Urban Core Community Activity Center (UCAC-2)

### Legend

- UCMR-1 - Urban Core Mixed Residential - 1
- UCMR-2 - Urban Core Mixed Residential - 2
- UCMR-3 - Urban Core Mixed Residential - 3
- UEMR - Urban Edge Mixed Residential
- UCMF - Urban Core Multi-family
- UEMF - Urban Edge Multi-family
- UCR-1 - Urban Core Residential Small Lot
- UCR-2 - Urban Core Residential Large Lot
- UER-1 - Urban Edge Residential Small Lot
- UER-2 - Urban Edge Residential Large Lot
- UCAC-1 - Urban Core Neighborhood Activity Center
- UCAC-2 - Urban Core Community Activity Center
- UCAC-3 - Urban Core Regional Activity Center
- UEAC-1 - Urban Edge Community Activity Center
- UEAC-2 - Urban Edge Regional Activity Center
- AC-1 - Neighborhood Activity Corridor
- AC-2 - Community Activity Corridor
- AC-3 - Regional Activity Corridor
- EC - Employment Campus
- IND - Industrial
- TU - Transportation & Utilities
- S/A - Sports/Amusement
- C/I - Civic/Institutional
- CBA - Central Business Area
- ZOO - Riverbanks Zoo & Garden
- U/C - Universities/Colleges
- FJ - Fort Jackson
- T/S - Transitional/Sensitive Lands
- Parcels
- City Limits

0 200 400 Feet

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