

ORIGINAL
STAMPED IN RED

ORDINANCE NO.: 2019-002

*Annexing and Incorporating 101 Sparkleberry Crossing Road, Richland County TMS#25705-07-34
into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by
Ordinance No.: 2015-014 on February 17, 2015*

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 Ann. Sec. 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 the City of Columbia Comprehensive Plan 2018 by Ordinance No.: 2008-085 on October 1, 2008, and amended from time to time, in accordance with South Carolina Comprehensive Planning Act of 1994 (Title 6, Chapter 29 of the SC Code) and heard public comments on this amendment; NOW, THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina, this 5th day of February, 2019, that the property described herein is hereby annexed to, incorporated into Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015, and becomes a part of the City of Columbia effective immediately. This property shall be zoned General Commercial District (C-3) apportioned to City Council District 4, Census Tract 114.14, contains 1.06 acres, and shall be assigned a land use classification of Regional Activity Corridor (AC-3)

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 25705-07-34

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




Mayor

Approved by:



City Manager

Approved as to form:



City Attorney

ATTEST:


City Clerk

Introduced: 1/15/2019
Final Reading: 2/5/2019

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EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2019-002

All that certain piece, parcel or lot of land, with improvements thereon (if any), situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, being shown and delineated LOT 2 (1.06 acres), as shown on a plat entitled "Final Plat of Sparkleberry Crossing" prepared by WK Dickson Engineers, recorded on 9/17/2002 in the office of the Register of Deeds for Richland County in Record Book 704, page 1394, and having such metes, bounds, courses and distances as shown on said Plat.

MEMORANDUM

Office of the City Manager

TO: Department Heads
FROM: Teresa Wilson, City Manager
DATE: October 16, 2018
RE: **Property Address:** 101 Sparkleberry Crossing Road
Richland County TMS#: 25705-07-34
Owner(s): Westview-Durham LLC.
Current Use: Commercial (Retail Shopping Center)
Proposed Use: Commercial (Retail Shopping Center)
Current County Land Use: Mixed Use Corridor
Proposed City Land Use: Regional Activity Center (AC-3)
Current County Zoning: General Commercial (GC)
Proposed City Zoning: General Commercial (C-3)
Reason for Annexation: Municipal Services; Primary Area
City Council District: 4
Census Tract: 114.14

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 **November 5, 2018** Planning Commission's 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
Aubrey Jenkins, Fire Chief
Joseph Jaco, Director, Utility Operations
Robert Anderson, Public Works Director
Krista Hampton, Planning & Development Services
Lakesha Shannon, Business License Administrator
Greg Williams, Deputy Business License Administrator
Angela Adams, Customer Care Administrator
Jerry Thompson, Building Official
Michelle Brazell, Engineering
Denny Daniels, Engineering
Carolyn Wilson, Police Planning & Research
Alfreda Tindal, Richland Co. 911 Addressing Coordinator
Missy Gentry, Assistant City Manager
Teresa Knox, City Attorney
William Holbrook, Police Chief
Dana Higgins, Director, Engineering
Jan Alonso, Finance Director
Gloria Saaed, Community Development Director
George Adams, Fire Marshal
Rachel Bailey, Zoning Administrator
Jacquelyn Richburg, Columbia-Richland 911
David Hatcher, Housing Official
Richland County Solid Waste Collection
John Fellows, Planning Administrator
Tori Salvant, Dev. Center Administrator

Planning Commission Land Use Recommendation: AC-3 (Land Use classification) by 9-0 on 11/5/18 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: C-3 (Zoning classification) by 9-0 on 11/5/18 (mm/dd/yyyy).


(Signature of Annexation Coordinator)



01/31/2017

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Future Land Use Map

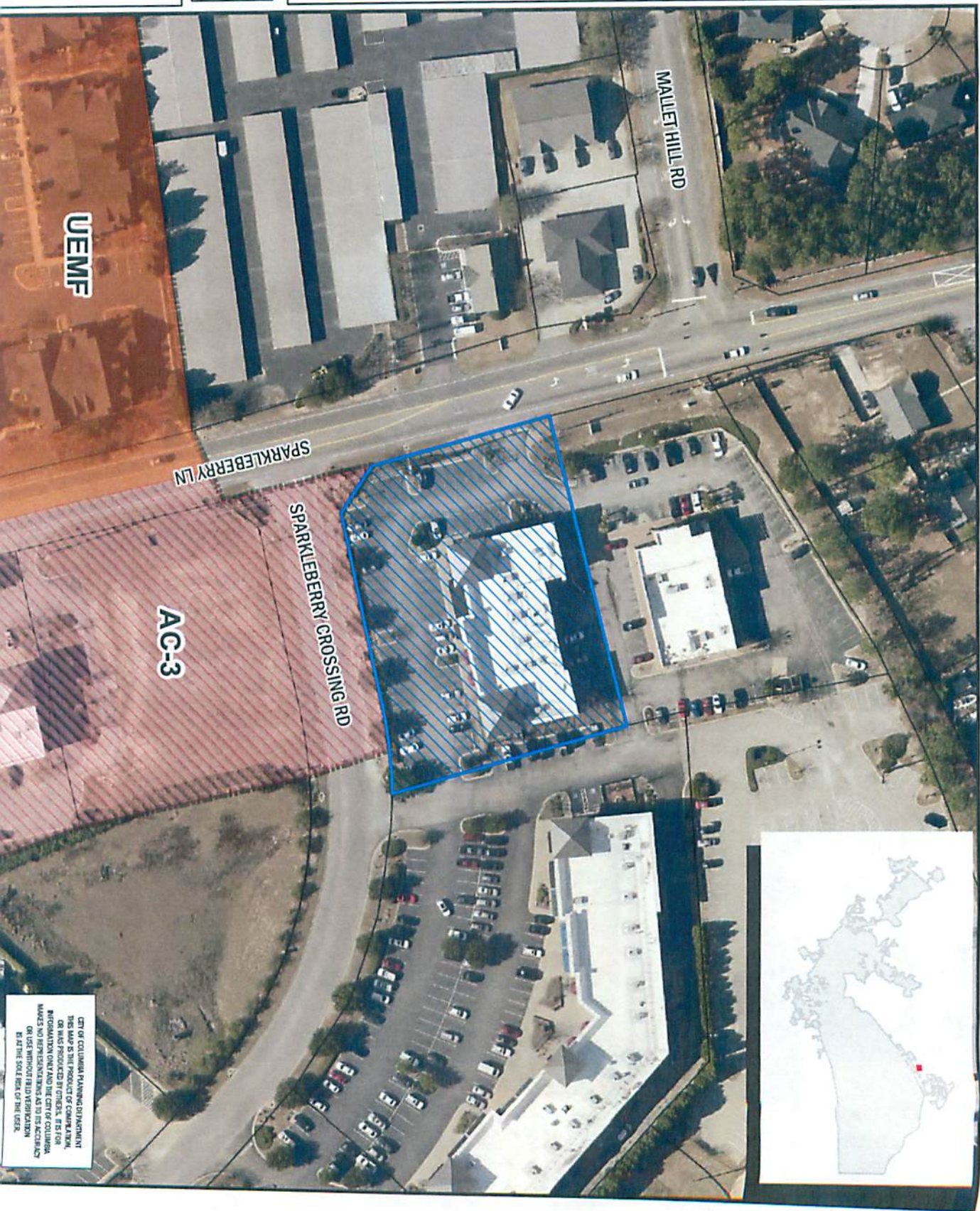
Department of Planning & Development Services

Legend
CITY LIMITS
PARCELS

- UCM1 - Urban Core Mixed Residential 1
- UCM2 - Urban Core Mixed Residential 2
- UEM - Urban Edge Mixed Residential
- UEM1 - Urban Edge Multi-Family
- UC1 - Urban Core Residential Small Lot
- UC2 - Urban Core Residential Large Lot
- UR1 - Urban Edge Residential Small Lot
- UR2 - Urban Edge Residential Large Lot
- UC1C - Urban Core High-Density Activity Center
- UC2C - Urban Core Community Activity Center
- UE1C - Urban Edge Community Activity Center
- UE2C - Urban Edge Regional Activity Center
- UC1 - Neighborhood Activity Center
- AC1 - Community Activity Center
- AC2 - Regional Activity Center
- EC - Employment Campus
- RD - Residential
- TU - Transportation & Utilities
- SD1 - Special Amusement District
- SD2 - Club/Institutional District
- SD3 - Central Business District
- SD4 - Riverwalk, Zoo and Gardens
- SD5 - University/Colleges
- SD6 - First Jackson



ORIGINAL PREPARATION/DATE:
This map was prepared by:
Shane Shaughnessy
October 15, 2018



101 Sparkleberry Crossing Road, TMS# 25705-07-34;
Current FLU: Mixed Use Corridor, Proposed FLU: AC-3

CITY OF COLUMBIA PLANNING DEPARTMENT
THIS MAP IS THE PROPERTY OF THE CITY OF COLUMBIA. NO PART OF THIS MAP OR THE INFORMATION CONTAINED HEREIN IS TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT PERMISSION IN WRITING FROM THE CITY OF COLUMBIA. THE CITY OF COLUMBIA MAKES NO REPRESENTATION AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION ON THIS MAP. THE USER SHALL BE RESPONSIBLE FOR VERIFYING THE INFORMATION ON THIS MAP AT THE SOLE RISK OF THE USER.

Zoning Map

101 Sparkleberry Crossing Road, TMS# 25705-07-34;
Current Richland Co. Zoning: GC, Proposed Zoning: C-3

Department of Planning &
Development Services

Legend

PARCELS

- | | | | |
|--|-------|--|-------------|
| | D-1 | | C-1 |
| | RS-1 | | C-2 |
| | RS-1A | | C-3 |
| | RS-1B | | C-3A |
| | RS-2 | | C-4 |
| | RS-3 | | C-5 |
| | RD | | M-1 |
| | RD-2 | | M-2 |
| | RG-1 | | PUD-C |
| | RG-1A | | PUD-LS |
| | RG-2 | | PUD-LS-E |
| | RG-3 | | PUD-LS-R |
| | UTD | | PUD-R |
| | MX-1 | | OUT OF CITY |
| | MX-2 | | |



0 20 40 80
Feet

ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
October 15, 2018

DISCLAIMER

The City of Columbia Department of Planning and Development Services data represented on this map or plan is the product of compilation, as produced by others. It is provided for informational purposes only and the City of Columbia makes no representation as to its accuracy. Its use without field verification is at the sole risk of the user.



We Are Columbia



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, with the improvements thereon (if any), situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, being shown and designated as LOT 2 (1.06 acres), as shown on a plat entitled "Final Plat of Sparkleberry Crossing" prepared by WK Dickson Engineers, recorded on 9/17/2002 in the office of the Register of Deeds for Richland County in Record Book 704, page 1394, and having such metes, bounds, courses and distances as shown on said Plat.

Richland County TMS: 25705-07-34

Property Addresses: 101 Sparkleberry Crossing Road

Westview-Durham LLC

BY: J. Randall Minchew
(Signature)

Date: September 30, 2018

J. Randall Minchew
(Print or Type Name)

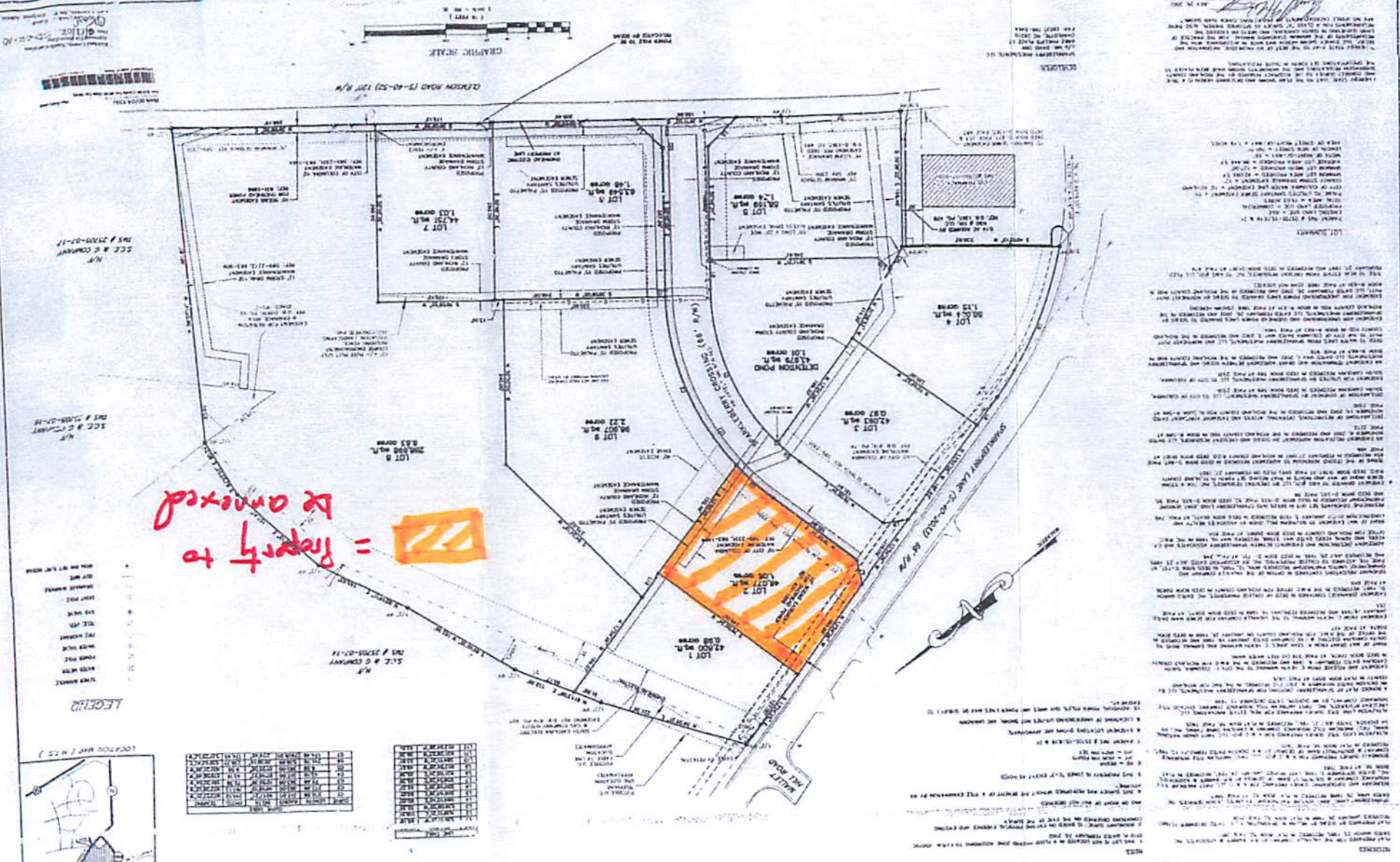
ITS: MANAGING MEMBER
(Print or Type Title)

NO. 1	1/4" = 1' HORIZONTAL SCALE
NO. 2	1/4" = 1' VERTICAL SCALE
NO. 3	1/4" = 1' CURVE RADIUS
NO. 4	1/4" = 1' DISTANCE
NO. 5	1/4" = 1' AREA
NO. 6	1/4" = 1' PERIMETER
NO. 7	1/4" = 1' VOLUME
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NO. 94	1/4" = 1' TEMPERATURE
NO. 95	1/4" = 1' LENGTH
NO. 96	1/4" = 1' AREA
NO. 97	1/4" = 1' VOLUME
NO. 98	1/4" = 1' WEIGHT
NO. 99	1/4" = 1' MOMENT
NO. 100	1/4" = 1' ENERGY

WK DICKSON
 100 EAST 10TH AVENUE, SUITE 100
 DENVER, COLORADO 80202
 (303) 733-1111
 WWW.WKDICKSON.COM

PREPARED FOR
SPARKLEBERRY INVESTMENTS, LLC
 NEAR COLUMBIA, WICKLAND COUNTY, SOUTH CAROLINA

FINAL PLAN
 OF
 SPARKLEBERRY CROSSING



= Property to be annexed

NOTICE TO CONTRACTORS

THIS PLAN IS A FINAL PLAN AND IS SUBJECT TO THE APPROVAL OF THE LOCAL GOVERNMENT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL GOVERNMENT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL GOVERNMENT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL GOVERNMENT.

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