

ORDINANCE NO.: 2019-100

Annexing 2.69 acres NW/S Clemson Road, Richland County TMS#25705-07-36

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; NOW, THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina, this 17th day of December, 2019, that the property described herein is hereby annexed to and becomes a part of the City of Columbia effective immediately. This property shall be assigned interim zoning of General Commercial District (C-3), apportioned to City Council District 4, Census Tract 114.14, contains 2.69 acres, and shall be assigned an interim land use classification of Regional Activity Corridor (AC-3).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 25705-07-36

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: 12/3/2019

Final Reading: 12/17/2019

ORIGINAL
STAMPED IN RED

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2019-100

All that certain piece, parcel or tract of land, with any improvements thereon, situate, lying and being on the northwestern side of Clemson Road (S-40-52), near the City of Columbia, in the County of Richland, State of South Carolina, being shown and designated as Lot 8B, containing 2.69 acres, more or less, and shown on a Boundary Survey of a Portion of Lot #8, Sparkleberry Crossing Lot Split, prepared for Premier Development I, LLC by WK Dickson, dated July 9, 2007 and recorded July 17, 2007 in the Office of the Register of Deeds for Richland County in Record Book 1336 at Page 1544; and having the boundaries and measurements as shown on said plat; reference being craved thereto for a more complete and accurate description.

MEMORANDUM

Office of the City Manager

TO: Department Heads
FROM: Teresa Wilson, City Manager
DATE: October 3, 2019
RE: **Property Address:** 2.69 acres, NW/S Clemson Road
Richland County TMS#: 25705-07-36
Owner(s): Gallion Group, Inc.
Current Use: Vacant
Proposed Use: Vacant
Current County Land Use: Mixed Use Corridor
Proposed City Land Use: Regional Activity Corridor (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 4, 2019** 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
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 6-0 on 11/04/19 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: C-3 (Zoning classification) by 6-0 on 11/04/19 (mm/dd/yyyy).


(Signature of Annexation Coordinator)



Future Land Use Map

2.69 acres NW/S Clemson Road, TMS# 25705-07-36;
Current Rich. Co. FLU: Mixed Use Corridor, Proposed FLU: AC-3


Department of Planning & Development Services

Legend

CITY LIMITS
PARCELS

- UCMR-1 - Urban Core Mixed Residential-1
- UCMR-2 - Urban Core Mixed Residential-2
- UCMR-3 - Urban Core Mixed Residential-3
- 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-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
- SD-1 - Sports/Amusement District
- SD-2 - Child/Institutional Districts
- SD-3 - Central Business District
- SD-4 - Riverbanks Zoo and Garden
- SD-5 - Universities/Colleges
- SD-6 - Fort Jackson

0 50 100 200 Feet



ORIGINAL PREPARATION/DATE:
This map was prepared by:
Shane Shaughnessy
October 3, 2019



We Are Columbia



CITY OF COLUMBIA PLANNING DEPARTMENT
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Zoning Map

Department of Planning & Development Services

2.69 acres NW/S Clemson Road, TMS# 25705-07-36;
Current Rich. Co. Zoning: GC, Proposed Zoning: C-3



Legend

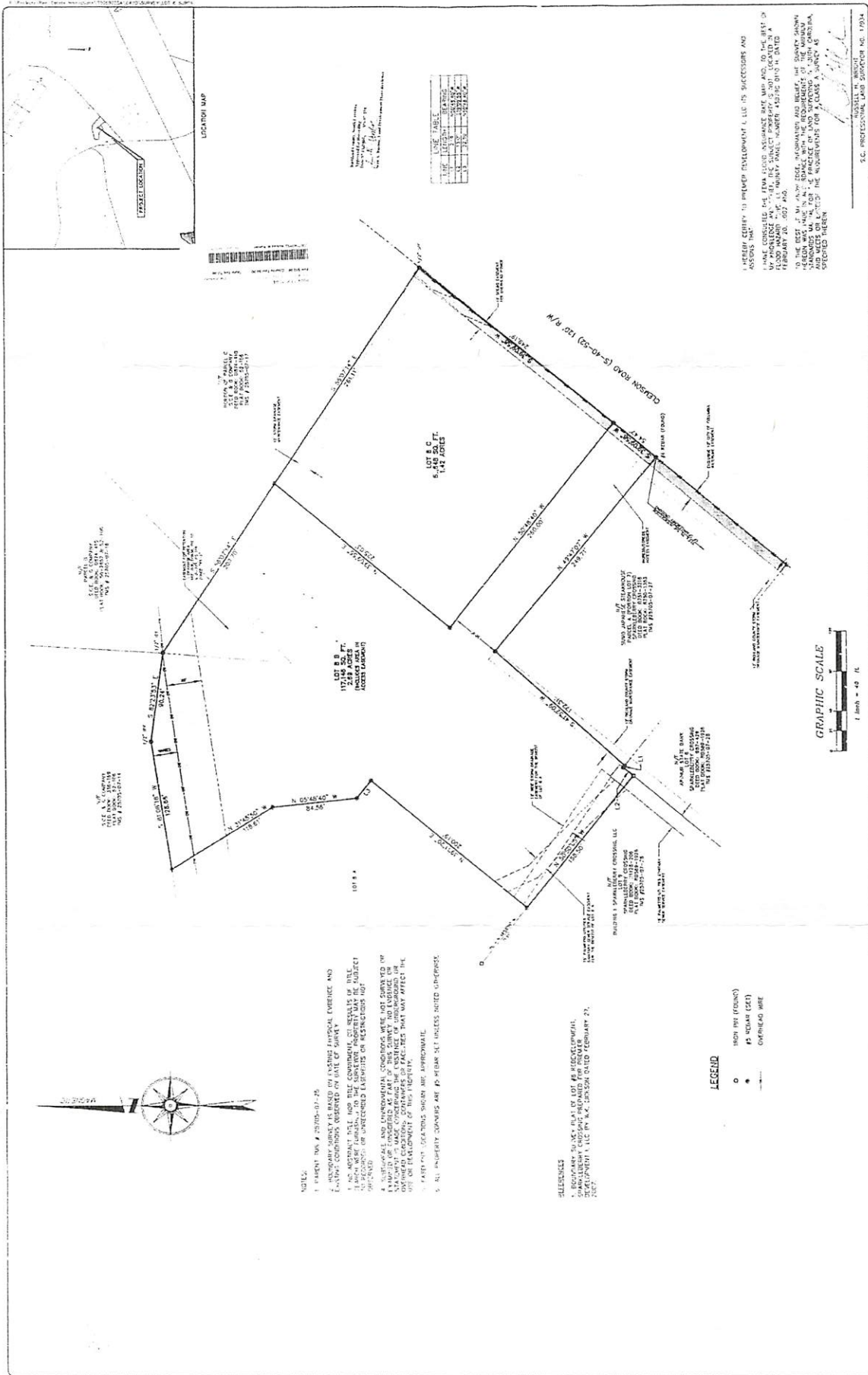
	PARCELS
	D-1
	RS-1
	RS-1A
	RS-1B
	RS-2
	RS-3
	RD
	RD-2
	RD-1
	RG-1
	RG-1A
	RG-2
	RG-3
	UD
	MX-1
	MX-2
	C-1
	C-2
	C-3
	C-3A
	C-4
	C-5
	M-1
	M-2
	PUD-C
	PUD-LS
	PUD-LS-E
	PUD-LS-R
	PUD-R
	OUT OF CITY

0 50 100 200 Feet

ORIGINAL PREPARATION DATE:
This map was prepared by:
Shane Shaughnessy
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DISCLAIMER:
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W.K. DICKSON SURVEYOR

PREMIER DEVELOPMENT I, LLC
 NEAR CONUSA, PEARL AND COUNTY 1, SOUTH CAROLINA

DATE: JULY 8, 2007
 PREPARED FOR:
 PREMIER DEVELOPMENT I, LLC
 NEAR CONUSA, PEARL AND COUNTY 1, SOUTH CAROLINA

BOUNDARY SURVEY OF A PORTION OF LOT #8, SPARKLEBERRY CROSSING LOT SPLIT

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