

ORDINANCE NO.: 2020-067

Annexing and Incorporating 20.74 acres, County Line Trail, Richland County TMS# 28900-01-35 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015

ORIGINAL
STAMPED IN RED

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, 4th day of August, 2020, 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 assigned interim zoning of Planned Unit Development - Residential (PUD-R), apportioned to City Council District 4, Census Tract 114.07, contains 20.74 acres, and shall be assigned an interim land use classification of Urban Edge Residential Small Lot (UER-1).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 28900-01-35

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:

T. A. Knox

City Attorney
Introduced: 7/21/2020
Final Reading: 8/4/2020

ATTEST:



City Clerk

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2020-067

All that certain piece, parcel or lot of land, together with improvements thereon, if any, situate, lying and being located near the City of Columbia, County of Richland, State of South Carolina, containing approximately 20.74 acres and shown on a Plat prepared for Woodcreek Development, LLC and April M. McCrary by United Design Services, Inc. dated December 15, 2010, last revised January 25, 2011 (the "Plat"), recorded in the Office of the Register of Deeds for Richland County on February 2, 2011 in Book 1663, page 2820, the Plat being hereby incorporated by reference for a more complete description of the Property.

MEMORANDUM

Office of the City Manager

TO: Department Heads
FROM: Teresa Wilson, City Manager
DATE: May 13, 2020
RE: **Property Address:** 20.74 acres, County Line Trail
Richland County TMS#: 28900-01-35
Owner(s): Sandy Oaks Development, LLC
Current Use: Vacant
Proposed Use: Residential
Current County Land Use: Neighborhood (Medium Density)
Proposed City Land Use: Urban Edge Residential Small Lot (UER-1)
Current County Zoning: Planned Development District (PDD)
Proposed City Zoning: Planned Unit Development - Residential (PUD-R), a portion within the Flood Protective Overlay (-FP)
Reason for Annexation: Municipal Services; Long Range Area
City Council District: 4
Census Tract: 114.07

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 **June 1, 2020** Planning Commission 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
Tiffany Latimer, Customer Care Administrator
Jerry Thompson, Building Official
Michelle Brazzell, 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: UER-1 (Land Use classification) by 6-0
on 6/1/2020 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: PUD-R (Zoning classification) by 6-0
on 6/1/2020 (mm/dd/yyyy).


(Signature of Annexation Coordinator)

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, together with improvements thereon, if any, situate, lying and being located near the City of Columbia, County of Richland, State of South Carolina, containing approximately 20.74 acres and shown on a Plat prepared for Woodcreek Development, LLC and April M. McCrary by United Design Services, Inc. dated December 15, 2010, last revised January 25, 2011 (the "Plat"), recorded in the Office of the Register of Deeds for Richland County on February 2, 2011 in Book 1663, page 2820, the Plat being hereby incorporated by reference for a more complete description of the Property.

Richland County TMS: 28900-01-35
Property Addresses: 20.74 acres, County Line Trail

Sandy Oaks Development, LLC

BY: 

Date: 4-28-20

Harold V. Pritchard
(Print or Type Name)

ITS: Sole Member

RECEIVED
JUL 23 2020
LEGAL
DEPARTMENT