

ORIGINAL  
STAMPED IN RED

**ORDINANCE NO.: 2020-084**

*Annexing and Incorporating 3834 West Beltline Boulevard and 3836 West Beltline Boulevard,  
Richland County TMS #11609-09-03 into Columbia Compass: Envision 2036 adopted by  
Ordinance No.: 2020-028 on August 4, 2020*

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 Columbia Compass: Envision 2036 as the City of Columbia Comprehensive Plan by Ordinance No.: 2020-028 adopting Columbia Compass: Envision 2036 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 (Title 6, Chapter 29 of the SC Code); NOW, THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina, 6th day of October, 2020, that the property described herein is hereby annexed to, incorporated into Columbia Compass: Envision 2036 adopted by Ordinance No.: 2020-028 on August 4, 2020, and becomes a part of the City of Columbia effective immediately. This property shall be assigned a future land use classification of Community Activity Corridor (AC-2), zoning of General Commercial District (C-3), apportioned to City Council District 2, Census Tract 9 and contains 0.24 acres.

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 11609-09-03

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

ATTEST:

  
\_\_\_\_\_  
City Clerk

Introduced: 9/15/2020  
Final Reading: 10/6/2020

**EXHIBIT "A"**  
**PROPERTY DESCRIPTION**  
**ORDINANCE NO.: 2020-084**

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, containing 0.24 acres, more or less, and shown and designated as block 09, lot 03 on Richland County Tax Map 11609-09-03. Said parcel having such boundaries and measurements as are shown on said tax map.

# MEMORANDUM

## Office of the City Manager

TO: Department Heads  
FROM: Teresa Wilson, City Manager  
DATE: July 17, 2020  
RE: **Property Address:** 3834 and 3836 West Beltline Boulevard  
**Richland County TMS#:** 11609-09-03  
**Owner(s):** Whit Investments, LLC  
**Current Use:** Vacant Commercial  
**Proposed Use:** Commercial  
**Current County Land Use:** Mixed Residential (High Density)  
**Proposed City Land Use:** Community Activity Corridor (AC-2)  
**Current County Zoning:** General Commercial (GC)  
**Proposed City Zoning:** General Commercial (C-3)  
**Reason for Annexation:** Municipal Services; Donut Hole  
**City Council District:** 2  
**Census Tract:** 9

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 **August 3, 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

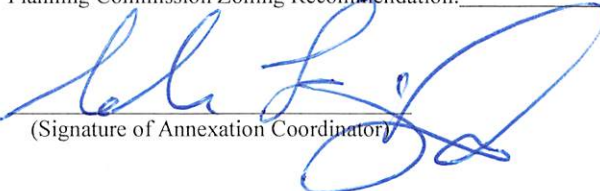
cc:

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 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-2 (Land Use classification) by 6-0  
on 8/3/20 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: C-3 (Zoning classification) by 6-0  
on 8/3/20 (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, with improvements thereon, if any, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, containing 0.24 acres, more or less, and shown and designated as block 09, lot 03 on Richland County Tax Map 11609-09-03. Said parcel having such boundaries and measurements as are shown on said tax map


Richland County TMS:11609-09-03

Property Addresses: 3834 and 3836 West Beltline Boulevard

Whit Investments, LLC, Michael Wilks its sole member

*mcw*

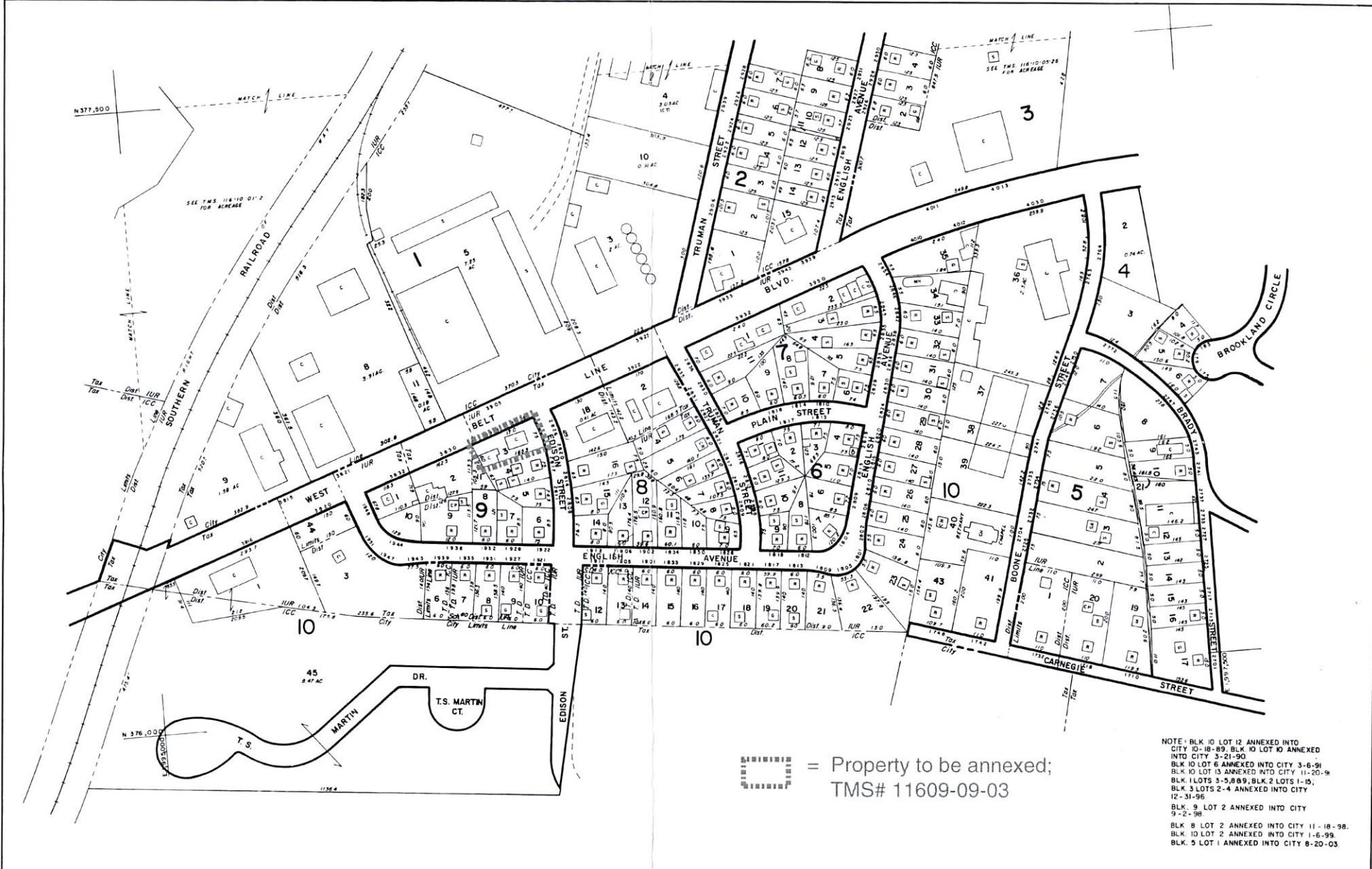
*Wilks*

BY:   
Michael Wilks  
*Wilks*  
*mcw*

Date: 6/30/2020

ITS: Sole Member

















 = Property to be annexed;  
TMS# 11609-09-03

NOTE: BLK 10 LOT 12 ANNEXED INTO CITY 10-18-89. BLK 10 LOT 10 ANNEXED INTO CITY 3-21-90.  
BLK 10 LOT 6 ANNEXED INTO CITY 3-6-91.  
BLK 10 LOT 13 ANNEXED INTO CITY 11-20-91.  
BLK 1 LOTS 5-5, 8, 9, BLK 2 LOTS 1-15, BLK 5 LOTS 2-4 ANNEXED INTO CITY 12-31-95.  
BLK 9 LOT 2 ANNEXED INTO CITY 9-2-98.  
BLK 8 LOT 2 ANNEXED INTO CITY 11-18-98.  
BLK 10 LOT 2 ANNEXED INTO CITY 1-6-99.  
BLK 5 LOT 1 ANNEXED INTO CITY 8-20-03.

REVISIONS	
DATE FIELD CHECKED	DATE LAST REVISED
12/83	12/04
12/84	12/06
12/85	12/09
12/86	12/01
12/87	12/03
12/88	

PROPERTY LINE	PROJECT LINE
	
	
	
	

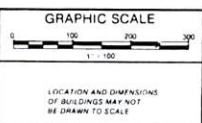
LEGEND	
	DENOTES BUILDING USE
	B - RESIDENTIAL
	C - COMMERCIAL
	ETC.
	DENOTES SEPARATE OWNER FROM BUILDING

50  
50  
750'S  
655 AC  
1064

PROPERTY TAX MAP  
**RICHLAND COUNTY**  
SOUTH CAROLINA



MAP KEY		
116-06	116-10	116-14
116-05	116-09	116-13
115-08	115-12	115-16



PROPERTY MAP SHEET NO  
**11609**  
SCHOOL DISTRICT  
ICC, IUR