

ORDINANCE NO.: 2016-020

Annexing W/S National Guard Road, Richland County TMS #11100-01-15;
E/S Congaree River, Richland County TMS #11100-01-05 and 11100-01-06; and
S/S South Stadium Road and SE/S Vine Street, Richland County TMS #11201-02-10

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 19th day of April, 2016, 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 M-1, D-1, M-2, and -FW and -FP where applicable, apportioned to City Council District 3, Census Tract 117.01, contains 317.047 acres, and shall be assigned an interim land use classification of SD-1.

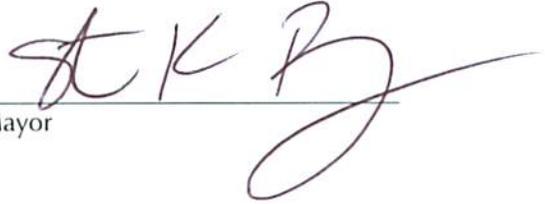
PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 11100-01-15; 11100-01-05; 11100-01-06 and 11201-02-10

Also included in the territory hereby annexed are all contiguous portions of all public rights of way, streets and highways.

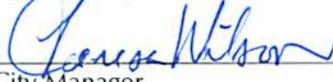
Requested by:

Assistant City Manager Gentry



Mayor

Approved by:



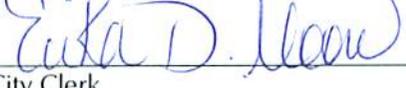
City Manager

Approved as to form:



City Attorney

ATTEST:



City Clerk

Introduced: 4/5/2016
Final Reading: 4/19/2016

ORIGINAL
STAMPED IN RED

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2016-020

All that certain piece, parcel or tract 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 12.53 acres, more or less, being shown and delineated on a plat prepared for the University of South Carolina Development Foundation by Cox and Dinkins, Inc. dated January 14, 2015, last revised January 29, 2014, and recorded in the Office of the Register of Deeds for Richland County in Book 2003 at Page 511. Said parcel having such boundaries and measurements as are shown on said plat.

AND

All those certain pieces, parcels or tracts 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 as Parcel 1 containing 147.347 acres (6,462,006 square feet), more or less, and Parcel 2 containing 150.400 acres (6,551,408 square feet), more or less, on an ALTA/ACSM Land Title Survey prepared for the University of South Carolina Development Foundation by Smith Surveyors, Inc., dated September 2, 2014, recorded in the Office of the Register of Deeds for Richland County in Book 1986, at Page 3681, and having such metes, boundaries and measurements as shown on said plat.

AND

All that certain piece, parcel or tract of land, with any improvements thereon, if any, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, containing 5.77 acres, more or less, being shown and delineated on a plat prepared for TCF Corporation by Cox and Dinkins, Inc., dated January 15, 1996, last revised January 17, 1996 and recorded in the Office of the Register of Deeds for Richland County in Plat Book 56 at Page 1599. Said parcel having such boundaries and measurements as are shown on said plat.

MEMORANDUM

Office of the City Manager

TO: Department Heads

FROM: Teresa Wilson, City Manager

DATE: February 23, 2016

RE: **Property Address: W/S National Guard Road, E/S Congaree River, and South of South Stadium Road/Southeast of Vine Street**
Richland County TMS: 11100-01-15, 11100-01-05, 11100-01-06, and 11201-02-10
Owner(s): The University of South Carolina Development Foundation
Current Use: Undeveloped Proposed Use: Institutional/Recreational
Current County Land Use: Rural Large Lot/Mixed Residential (High Density)
Proposed Land Use: SD-1
Current County Zoning: RU, M-1, and HI Proposed City Zoning: D-1
Reason for Annexation: Primary / Municipal Services
City Council District: 3 Census Tract: 117.01

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 March 2016 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.

/dle

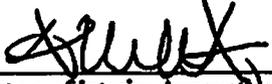
Attachments

cc: S. Allison Baker, Sr. Assistant City Manager
William Holbrook, Police Chief
Teresa Knox, City Attorney
Dana Higgins, City Engineer
Krista Hampton, Planning & Development Services
Deborah Livingston, Community Development Director
Roger Myers, Business License Administrator
Angela Adams, Water Customer Service
Jerry Thompson, Building Official
Susan Leitner, Engineering
Denny Daniels, Engineering
Carolyn Wilson, Police Planning & Research
Alfreda Tindall, Richland County 911 Addressing Coordinator

Missy Gentry, Assistant City Manager
Aubrey Jenkins, Fire Chief
Joseph Jaco, Utilities and Engineering
Robert Anderson, Public Works Director
Jeff Palen, Finance Director
George Adams, Fire Marshal
Brian Cook, Zoning Administrator
Kimberly Gathers, Columbia-Richland 911
David Hatcher, Housing Official
Richland County Solid Waste Collection
John Fellows, Planning Administrator
Zach Kay, Dev. Center Administrator

Planning Commission Zoning Recommendation: D-1 (Zoning classification) by 6-0 on 3/7/2016 (mm/dd/yyyy).

Planning Commission Land Use Recommendation: SD-1 (Land Use classification) by 6-0 on 3/7/2016 (mm/dd/yyyy).



(Signature of Interim Annexation Coordinator)

Future Land Use Map

W/S National Guard Road, TMS# 11100-01-15; E/S Congaree River, TMS# 11100-01-05 and 11100-01-06; and South of South Stadium Road/Southeast of Vine Street, FLU:SD-1

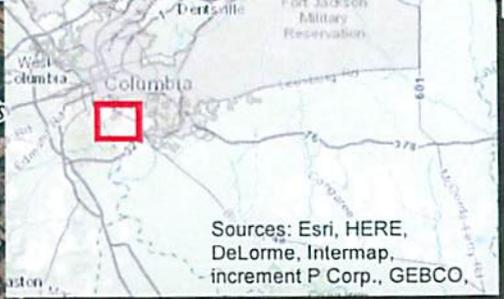
Department of Planning & Development Services

Legend

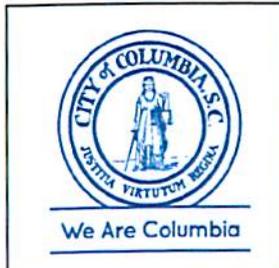
CITY LIMITS
PARCELS

- UCMR-1 - Urban Core Mixed Residential-1
- UCMR-2 - Urban Core Mixed Residential-2
- UEMR - Urban Edge Mixed Residential
- 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
- UEAC-1 - Urban Edge 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 - Civic/Institutional Districts
- SD-3 - Central Business District
- SD-4 - Riverbanks Zoo and Garden
- SD-5 - Universities/Colleges
- SD-6 - Fort Jackson

0 270 540 1,080 Feet



ORIGINAL PREPARATION DATE:
This map was prepared by:
Ahmed Abdullah
February 29, 2016



CITY OF COLUMBIA PLANNING DEPARTMENT
THIS MAP IS THE PRODUCT OF COMPILATION,
OR WAS PRODUCED BY OTHERS. IT IS FOR
INFORMATION ONLY AND THE CITY OF COLUMBIA
MAKES NO REPRESENTATIONS AS TO ITS ACCURACY
OR USE WITHOUT FIELD VERIFICATION
IS AT THE SOLE RISK OF THE USER.

Zoning Map

W/S National Guard Road, TMS# 11100-01-15; E/S Congaree River, TMS# 11100-01-05 & 11100-01-06; and South of South Stadium Road/Southeast of Vine Street, TMS# 11201-02-10. ZONING: Existing -RU, M-1, and HI

Department of Planning & Development Services

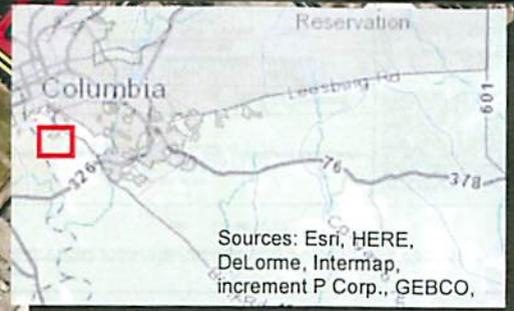
Legend

CITY LIMITS
 PARCELS

0 130 260 520 Feet

ORIGINAL PREPARATION/DATE:
 This map was prepared by:
 Ahmed Abdullah
 February 29, 2016

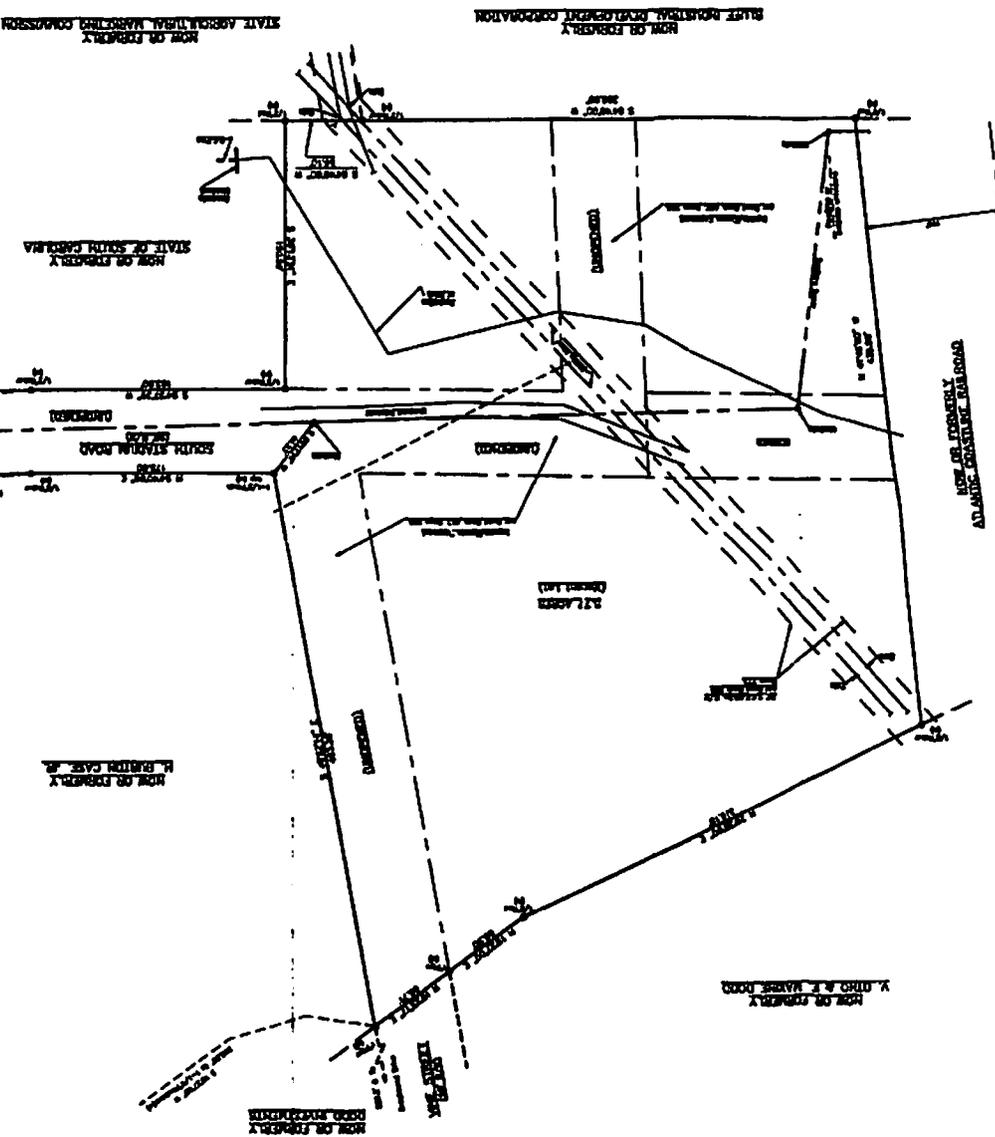
DISCLAIMER:
 The City of Columbia Department of Planning and Development Services data represented on this map or plan is the product of compilation, as produced by others. It is provided for informational purposes only and the City of Columbia makes no representation as to its accuracy. Its use without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



COX and DINKINS, INC.
 ENGINEERS - ARCHITECTS
 614 Maple Street, Columbia, South Carolina - 29202
 PROJECT NO. 1598
 DATE: _____
 SHEET NO. _____
 TOTAL SHEETS _____
 TCF CORPORATION
 AND OTHERS
 56441598

56441598
 THIS PLAN IS THE PROPERTY OF THE ENGINEER AND ARCHITECT AND IS NOT 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 THE WRITTEN PERMISSION OF THE ENGINEER AND ARCHITECT.

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56441598

STATE OF SOUTH CAROLINA)
) PETITION FOR ANNEXATION
COUNTY OF RICHLAND)

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 tract 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 12.53 acres, more or less, being shown and delineated on a plat prepared for The University of South Carolina Development Foundation by Cox and Dinkins, Inc., dated January 14, 2015, last revised January 29, 2015, and recorded in the Office of the Register of Deeds for Richland County in Book 2003, at Page 511. Said parcel having such boundaries and measurements as are shown on said plat.

Richland County TMS: 11100-01-15
Property Address: W/S NATIONAL GUARD RD

AND:

Property Description: All those certain pieces, parcels or tracts 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 as **Parcel 1** containing 148.347 acres (6,462,006 square feet), more or less, and **Parcel 2** containing 150.400 acres (6,551,408 square feet), more or less, on an ALTA/ACSM Land Title Survey prepared for The University of South Carolina Development Foundation by Smith Surveyors, Inc., dated September 2, 2014, recorded in the Office of the Register of Deeds for Richland County in Book 1986, at Page 3681, and having such metes, boundaries and measurements as shown on the said plat.

Richland County TMS: 11100-01-05 and 11100-01-06
Property Address: E/S CONGAREE RIVER

ALSO:

Property Description: All that certain piece, parcel or tract of land, with any improvements thereon, if any, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, containing 5.77 acres, more or less, being shown and delineated on a plat prepared for TCF Corporation by Cox and Dinkins, Inc., dated January 15, 1996, last revised January 17, 1996, and recorded in the Office of

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Legal Department

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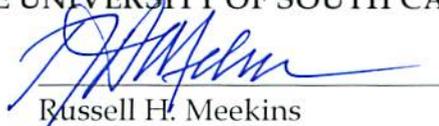
the Register of Deeds for Richland County in Plat Book 56, at page 1599. Said parcel having such boundaries and measurements as are shown on said plat.

Richland County TMS: 11201-02-10

Property Address: S/S S. STADIUM ROAD AND SE/S VINE STREET

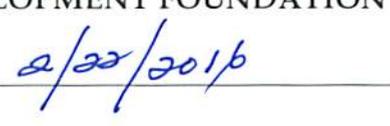
THE UNIVERSITY OF SOUTH CAROLINA DEVELOPMENT FOUNDATION

BY:



Russell H. Meekins

Date:



Its:

Executive Director