ORDIANACE NO.: 2019-076

Annexing 4624, 4628, and 4830 Devine Street, Richland County TMS #13810-03-07

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 15th day of October, 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, -Flood Protective Area (C-3, -FP), apportioned to City Council District 3, Census Tract 26.04, contains 0.77 acres, and shall be assigned an interim land use classification of Urban Core Community Activity Center (UCAC-2).

PROPERTY DESCRIPTION: See Attached Exhibit “A”

Richland County TMS NO.: 13810-03-07

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

Approved by:
City Manager

Approved as to form:
City Attorney

Introduced: 10/1/2019
Final Reading: 10/15/2019

ATTEST:
City Clerk

Mayor
EXHIBIT “A”
PROPERTY DESCRIPTION
ORDINANCE NO.: 2019-076

All that certain piece, parcel or lot of land, with the improvements thereon, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, containing 0.77 acres, and being set forth and show as Parcel A on a subdivision plat prepared for Columbia Development by Chao & Associates, Inc., dated August 19, 2019; the plat being 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: August 26, 2019
RE: Property Address: 4624, 4628, and 4830 Devine Street
Richland County TMS#: 13810-03-07
Owner(s): Palmstar C4 Devine, LLC / CCWC Columbia 1, LLC
Current Use: Vacant
Proposed Use: Commercial
Current County Land Use: Mixed Use Corridor
Proposed City Land Use: Urban Core Community Activity Center (UCAC-2)
Current County Zoning: General Commercial (GC)
Proposed City Zoning: General Commercial in a Flood Protective Area (C-3. -FP)
Reason for Annexation: Municipal Services; Donut Hole
City Council District: 3
Census Tract: 26.04

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 September 9, 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

c: 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: UCAC-2 (Land Use classification) by on (mm/dd/yyyy).

Planning Commission Zoning Recommendation: C-3 -FP (Zoning classification) by on (mm/dd/yyyy).

(Signature of Annexation Coordinator)
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 any improvements thereon, situate, lying and being near the City of Columbia, in Richland County, State of South Carolina, containing 0.77 acres, and being set forth and shown as Parcel A on a subdivision plat prepared for Columbia Development by Chao & Associates, Inc., dated August 19, 2019; the plat being incorporated by reference for a more complete description of the property.

Richland County TMS: 13810-03-07

Property Address: 4624, 4628, and 4830 Devine Street

Seller:

Palmstar C4 Devine, LLC

BY: ___________________________ Date: _______________
   (Signature)  ITS: _______________
   James R. Poyett, Jr. (Print or Type Name)  Manager (Print or Type Title)

Buyer:

CCWC Columbia 1, LLC

BY: ___________________________ Date: _______________
   (Signature)  ITS: _______________
   F.C. Mann III (Print or Type Name)  MANAGER (Print or Type Title)