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

Approved by:
City Manager

Approved as to form:
City Attorney

ATTEST:
City Clerk

Introduced: 12/3/2019
Final Reading: 12/17/2019

Last revised: 11/18/2019
19003607
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 Shanon, 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)
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 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.

Richland County TMS: 25705-07-36
Property Addresses: 2.69 acres, NW/S Clemson Road

Gallion Group, Inc.

BY: [Signature]  Date: 9/20/2019

HARINDER SINGH  ITS: PRESIDENT

(Print or Type Name)