



PLANNING COMMISSION

October 8, 2026
Regular Session, 4:00 P.M.
City Hall, 3rd Floor, Council Chambers, 1737 Main Street, Columbia, S.C.

HARRIS COHN • CARLOS OSORIO • MASON HARPE • LILLY COVENEY • DARREN HOLCOMBE
KELSEY FOSTER • CLAY BRABHAM • MADISON PICKREL • LAUREN ROGERS

The City of Columbia Planning Commission will conduct a meeting on **Thursday, October 8, 2026 at 4:00pm, in City Council Chambers**. This meeting will be open to the public, and public comment may be provided in-person.

The public may submit letters and statements via email to CoCPC@columbiasc.gov until 12:00 noon the day before the meeting (Wednesday). Please be sure to include your name and the case information, such as the address and topic of the request. These comments will be provided to the Planning Commission members in advance of the meeting. For additional information, please visit our website at <https://planninganddevelopment.columbiasc.gov/planning-commission/>.

Review of applications prior to release of the final hyperlinked agenda can be requested by calling 803.545.3333 or by email to Lucinda.Statler@columbiasc.gov. For additional information please visit our website at <https://planninganddevelopment.columbiasc.gov>.

I. CALL TO ORDER / ROLL CALL

II. CONSENT AGENDA

1. Approve [September 10, 2026 Minutes](#).

Major Site Plan Review

2. [SPLAN-2025-0010: 602 Huger Street and 600 Block of Pulaski Street, TMS#08914-01-10](#);
Request to amend a major site plan approval for the construction of a 6-story, multi-family residential development with commercial space (**The Antique Apartments**), increasing the number of units from 174 to 178. The properties are zoned MC, -OV-ID (Mixed Commercial District within the Innovista Design Overlay District).

III. REGULAR AGENDA

Major Site Plan Review

3. [SPLAN-2026-0014: 15.3 acres, 1810 Allen Benedict Court, TMS#11408-03-01](#); request major site plan approval for the construction of an 80-unit, multi-family residential development (**Harmony at Horizon Village**). The property is zoned MU-2 (Mixed Use District).
4. [SPLAN-2026-0015: 15.2 acres, 450 Lake Murray Boulevard, TMS# 05000-04-19, 05000-04-20, 05000-04-40, 05000-04-45, 05000-04-47, and 05003-01-18](#); request major site plan approval for the construction of a 300-unit, multi-family residential development (**The Flats at Lake Murray**). The properties are zoned MU-2 (Mixed Use District). [Traffic Impact Study](#).

IV. OTHER BUSINESS

***Sharing the Road Comprehensive Safety Action Plan* Update**

- [What is Vision Zero?](#)
- [Resolution R-2026-025 to Establish a Vision Zero Policy](#)
- [Interactive Map](#)

Continuing Education Reminder

V. ADJOURN

MEETING FORMAT

Applicants with requests before the Planning Commission are allotted a presentation time of 10 minutes. This time should include but is not limited to an overview of the project, case history, and any pertinent meetings held regarding the request. This time also includes all persons presenting information on behalf of the applicant such as attorneys, engineers, and architects. This time limit does not include any questions asked by the Planning Commission or staff regarding requests. Members of the general public are given the opportunity to address their concerns in intervals of 2 (two) minutes. The Planning Commission reserves the right to amend these procedures on a case-by-case basis.

CONSENT AGENDA

The Planning Commission uses the consent agenda to approve non-controversial or routine matters by a single motion and vote. Examples of such items include approval of site plans, annexations, and street names. If a member of the Planning Commission or the general public wants to discuss an item on the consent agenda (at the beginning of the meeting), that item is removed from the consent agenda and considered during the meeting. The Planning Commission then approves the remaining consent agenda items.

PUBLIC MEETING ACCOMMODATIONS

It is the policy of the City of Columbia that all City-sponsored public meetings and events are accessible to people with disabilities. If you need assistance in participating in this meeting or event due to a disability as defined under the ADA, please call the City's Interim ADA Coordinator at (803) 545-4014 or e-mail Ward.Harriford@columbiasc.gov soon as possible but no later than 48 hours before the scheduled meeting or event to request an accommodation.