



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, FEBRUARY 3, 2026

CALL TO ORDER

The Columbia City Council conducted a regular meeting on Tuesday, February 3, 2026 at City Hall (Council Chambers), 1737 Main Street, Columbia, South Carolina 29201. The Honorable Daniel J. Rickenmann, Mayor called the meeting to order at 4:25 p.m., and the following members were present: The Honorable Edward H. McDowell, Jr., The Honorable Will Brennan, The Honorable Tina N. Herbert, Mayor Pro-Tempore, The Honorable Peter M. Brown, The Honorable Tyler D. Bailey, and The Honorable Sam P. Johnson. Also present were Ms. Teresa Wilson, City Manager and Ms. Erika D. Moore Hammond, City Clerk. This meeting was advertised in accordance with the South Carolina Freedom of Information Act.

INVOCATION

The Honorable Edward H. McDowell, Jr. offered the invocation.

PLEDGE OF ALLEGIANCE

ADOPTION OF THE AGENDA

Upon a motion made by Mr. Johnson and seconded by Mr. Bailey, Council voted unanimously to adopt the agenda subject to adding Ordinance No.: 2026-007 — Granting an encroachment to Larry Rowe for the use of the right of way area of the 3200 block of Amherst Avenue for the installation and maintenance of brick pavers, landscaping and irrigation adjacent to 3208 Amherst Avenue, Richland County TMS# 13804-14-0 to the Consent Agenda for second reading.

PUBLIC INPUT

Ms. Mary Lynn Bare, 4307 Old Leesburg Road expressed concerns about **Item 9** (Annexation, Future Land Use Amendment, and Zoning Map Amendment for 4316 and 4340 Old Leesburg Road). She questioned whether the undocumented cemetery on the property will be adequately protected. She also noted that preservation details have only been shared by a broker and remain unclear. She urged the City to obtain clear commitments to ensure the cemetery's protection.

Mr. Gerald Waller, 4308 Old Leesburg Road shared that for **Item 9**, is now an agreement for a 20 foot buffer on each side of his home.



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, FEBRUARY 3, 2026

Mr. Hank Mabry, Canary Woods representative stated that the developer agreed to a 20-foot natural buffer around two sides of the residence, with existing buffering on the remaining side. He said the cemetery will be protected with a chain-link fence, paved access, and two designated parking spaces. Any additional development issues will proceed through the Planning and Development approval process.

Mayor Rickenmann asked if the agreement can be similar to what was provided in the past.

Mr. Hank Mabry, Canary Woods representative said that we can provide that in writing.

Councilor Herbert asked if the buffer fulfilled specific Department of Health and Environmental Control guidelines.

Mr. Hank Mabry, Canary Woods representative said that the buffer isn't outlined under any guidelines that he's aware of. He acknowledged that many burial sites exist in wooded areas. The developer is glad it was discovered and committed to doing everything possible to protect it.

Councilor McDowell asked if there are marked graves in the identifiable area.

Mr. Hank Mabry, Canary Woods representative said yes.

Councilor Brown expressed concerns about how the boundary lines of the cemetery would be identified. What precautions can be taken to not cross said boundaries?

Mr. Hank Mabry, Canary Woods representative said they are going to get a survey with an engineer to determine if there are any old stones or indentations.

APPROVAL OF MINUTES

1. Council is asked to approve the January 20, 2026 Work Session and Regular Meeting Minutes. – *Approved*

Upon a motion made by Mr. McDowell and seconded by Mr. Bailey, Council voted unanimously to approve the January 20, 2026 Work Session and Regular Meeting Minutes.



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, FEBRUARY 3, 2026

PRESENTATIONS

2. Celebrando Black Business Day Proclamation — The Honorable Daniel J. Rickenmann, Mayor

Mayor Rickenmann and members of City Council proclaimed February 12, 2026 as Celebrando Black Business Day in the City of Columbia.

Mayor Rickenmann highlighted the City's ongoing engagement with local businesses and cultural communities through the Office of Business Opportunities. He emphasized the significant contributions of African Americans, Africans, and Afro-Latinos throughout Columbia's history, stating that this shared heritage is central to the City's strength and identity.

Mr. Ulyses Chavez, Public Relations Manager / Mota Enterprises, LLC thanked the Mayor and City Council on behalf of the Mota Business Academy, noting the organization's mission to celebrate all cultures and local business owners, including Afro-Latino and African American communities. He recognized Mr. Michael Canty of the Namu Drum Circle as the Creative Business of the Year and praised Ms. Ayesha Driggers and the Office of Business Opportunities as key partners and supporters.

Ms. Ayesha Driggers, Director / Office of Business Opportunities thanked Mayor and Council for recognizing Celebrando Black Business Day and expressed appreciation for the City's continued support. She emphasized the importance of working with local partners to celebrate the rich cultural diversity of Columbia and the Midlands.

Mr. Michael Canty, Namu Drum Company thanked the Mayor and City Council for supporting local businesses and celebrating cultural diversity in the community. He expressed pride in being a Columbia native and appreciation for being recognized in his hometown.

CONSENT AGENDA ITEMS 3 THROUGH 8

Upon a single motion made by Mr. Bailey and seconded by Mr. Johnson, Council voted unanimously to approve **Consent Agenda Items 3 through 8**.



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, FEBRUARY 3, 2026

3. Council is asked to approve a new Professional Services Contract for Project WM4852 and WM4853; Water Main Reconnections at I-20 and Monticello Road and Broad River Road at Lucius Road, as requested by Columbia Water on December 24, 2025. Award to Goodwin Mills Cawood, LLC, in an amount not to exceed \$209,000.00. The initial term of the contract will take effect upon issuance of the Notice to Proceed with an end date eighteen (18) months from commencement and the option to renew for two (2) additional one-year period(s). This firm is located in Columbia, SC. – *Approved*

Funding Source: Water and Sewer Capital Projects - Capital Project Costs - Water Main Reconnect at I-20 and Monticello Road (5529999-WM485201-658650). The original budget amount is \$209,000.00.

This is a Mentor Protégé Program project. Goodwyn Mills Cawood, LLC is the mentor and will provide project design, bid management, and construction administration at 78.47% (\$164,000.00) of the total contract amount.

Civil Engineering of Columbia, located in Columbia, SC, is the protégé and will provide as-built surveying and project closeout at 21.53% (\$45,000.00) of the total contract amount.

4. Council is asked to approve a new Construction Contract for Project SS7497; Mill Creek Pump Station Miscellaneous Improvements, as requested by Columbia Water on October 1, 2025. Award to Shady Grove Construction, LLC, in an amount not to exceed \$7,554,003.60, which includes contingency. The initial term of the contract will take effect upon issuance of the Notice to Proceed with an end date seven hundred thirty days (730) days from commencement. This contractor is located in Irmo, SC. – *Approved*

Funding Source: Water and Sewer Capital Projects - Mill Creek Pump Station Miscellaneous Improvements - Capital Project Costs (5529999-SS749701-658650). The original budget amount is \$7,554,003.60.

Shady Grove Construction, LLC, is the prime and will provide construction services at 47.74% (\$3,278,327.00) of the total contract amount.

The following subcontractor(s) will provide additional services and/or materials:

Xtreme Grading, located in White Rock, SC will provide grading services at 2.57% (\$176,871.00) of the total contract amount.

Fortiline Waterworks, located in Atlanta, GA will provide pipe appurtenances at



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, FEBRUARY 3, 2026

9.88% (\$678,868.00) of the total contract amount.

Gregory Electric Company, located in Columbia, SC will provide electrical services at 22.65% (\$1,555,631.00) of the total contract amount.

Creative Information Technology, Inc., located in Charlotte, NC will provide supervisory control and data acquisition (SCADA) services at 3.55% (\$243,879.00) of the contract amount.

R & R Specialties, LLC, located in Lexington, SC will provide steel fabrication services at 5.26% (\$361,174.00) of the contract amount.

Dun-Right Services, Inc., located in Florence, SC will provide pump station lining services at 8.34% (\$572,526.00) of the contract amount.

5. **ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT for SW/S Holloway Road, TMS# 19201-01-04 – *Approved on second reading.***

Ordinance No.: 2025-084 - Annexing SW/S Holloway Road, Richland County TMS # 19201-01-04 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map – *Approved on second reading.*

Proposal: Request to annex the property, assign the land use classification of Urban Edge Residential Small Lot (UER-1) and assign zoning of Residential Single Family – Small Lot District (RSF-3) for a pending annexation. The property is currently classified as Neighborhood (Medium Density) and zoned Residential 2 (R2) by Richland County.

Council District: 4

Applicant: Alexander Forbes Patterson, Trustee and Toma T. Patterson, Trustee

Staff Recommendation: Approval

PC Recommendation: 09/11/2025; Recommended approval

First reading approval was given on January 20, 2026.



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, FEBRUARY 3, 2026

6. ZONING MAP AMENDMENT for 3329 River Drive, TMS# 09107-11-08 – *Approved on second reading.*

Ordinance No.: 2026-006 - Amending the Official Zoning Map to modify the zoning for 3329 River Drive, Richland County TMS # 09107-11-08 – *Approved on second reading.*

Council District: 1

Proposal: Request to rezone the property from Residential Mixed District (RM-2) in a Historic Preservation Overlay District (OV-HP - Earlewood Protection Area A) to

Mixed Use District (MU-1) in a Historic Preservation Overlay District (OV-HP - Earlewood Protection Area A).

Applicant: Lasenta Lewis-Ellis, 3329 River Drive, LLC

Staff Recommendation: Approval

PC Recommendation: 12/11/2025; Recommended Approval

First reading approval was given on January 20, 2026.

7. ZONING MAP AND TEXT AMENDMENT for 4120 N Main Street, TMS# R09214-14-08 – *Approved on second reading.*

Ordinance No.: 2026-005 - Amending the Official Zoning Map to modify the zoning for 4120 N Main Street, Richland County TMS # R09214-14-08 – *Approved on second reading.*

Council District: 1

Proposal: Request to rezone the property from Community Activity Center/Corridor (CAC), North Main Corridor Design Overlay District (OV-NMC) to Community Activity Center/Corridor (CAC), North Main Corridor Design Overlay District (OV-NMC), Historic Preservation Overlay District (OV-HP, Individual Landmark, Type 3) and amend the Unified Development Ordinance, Chapter 17, Appendix C: Type 3 Landmarks to establish the property as a City of Columbia Landmark

Applicant: Claudia Donnelley, Old House Properties,

LLC Staff Recommendation: Approval

PC Recommendation: 12/11/2025; Recommended Approval (7-0)



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, FEBRUARY 3, 2026

D/DRC Recommendation: 12/18/2025; Recommended

First reading approval was given on January 20, 2026.

8. Ordinance No.: 2026-007 — Granting an encroachment to Larry Rowe for the use of the right of way area of the 3200 block of Amherst Avenue for the installation and maintenance of brick pavers, landscaping and irrigation adjacent to 3208 Amherst Avenue, Richland County TMS# 13804-14-02 – *Approved on second reading.*

First reading approval was given on January 20, 2026.

ZONING / PLANNING MATTERS - SECOND READING

9. ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT for 4316 and 4340 Old Leesburg Road, TMS# 22113-01-02 – *Approved on second reading.*

Ordinance No.: 2026-004 - Annexing 4316 and 4340 Old Leesburg Road, Richland County TMS # 22113-01-02 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map – *Approved on second reading.*

Council District: 4

Proposal: Request to annex, assign a land use classification of Urban Edge Residential Small Lot (UER-1) and the assignment of zoning of Residential Single Family - Small Lot District (RSF-3) for a pending annexation. The property is currently classified as Neighborhood (Medium Density) and zoned Residential 4 (R4) by Richland County.

Applicant: Vandy and Barbara Waller / Canary Woods, LLC

Staff Recommendation: Approval

PC Recommendation: 12/11/2025; Recommended Approval (7-0)

First reading approval was given on January 20, 2026.



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, FEBRUARY 3, 2026

Upon a motion made by Mr. Brown and seconded by Mr. McDowell, Council voted unanimously to give second reading approval to the Annexation, Future Land Use Map Amendment, and Zoning Map Amendment for 4316 and 4340 Old Leesburg Road, TMS# 22113-01-02 **and** Ordinance No.: 2026-004 - Annexing 4316 and 4340 Old Leesburg Road, Richland County TMS # 22113-01-02 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map.

ORDINANCES - FIRST READING

10. Ordinance No.: 2026-008 - Granting an encroachment to Palmetto Citizens Federal Credit Union for the use of the right of way areas of the 1300 block of Sumter Street and the 1300 block of Lady Street for the installation and maintenance of sidewalks, concrete stairs with handrails, bike racks, an accessible ramp, landscaping and irrigation adjacent to 1300 and 1310 Sumter Street and 1305 and 1313 Lady Street, Richland County TMS# 11401-01-08, 11401-01-09, 11401-01-10 and 11402-16-01 – *Approved on first reading.*

Upon a motion made by Mr. McDowell and seconded by Mr. Bailey, Council voted unanimously to give first reading approval to Ordinance No.: 2026-008 - Granting an encroachment to Palmetto Citizens Federal Credit Union for the use of the right of way areas of the 1300 block of Sumter Street and the 1300 block of Lady Street for the installation and maintenance of sidewalks, concrete stairs with handrails, bike racks, an accessible ramp, landscaping and irrigation adjacent to 1300 and 1310 Sumter Street and 1305 and 1313 Lady Street, Richland County TMS# 11401-01-08, 11401-01-09, 11401-01-10 and 11402-16-01.



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, FEBRUARY 3, 2026

11. Ordinance No.: 2026-010 - Granting an encroachment to 604 Huger LLC for the use of the right of way areas of the 500 block of Blossom Street, the 600 block of Huger Street and the 600 block of Pulaski Street for the installation and maintenance of sidewalks, seat walls, landscaping and irrigation adjacent to 604 Huger Street, Richland County TMS# 08914-01-10 – *Approved on first reading.*

Upon a motion made by Mr. Brennan and seconded by Mr. McDowell, Council voted unanimously to give first reading approval to Ordinance No.: 2026-010 - Granting an encroachment to 604 Huger LLC for the use of the right of way areas of the 500 block of Blossom Street, the 600 block of Huger Street and the 600 block of Pulaski Street for the installation and maintenance of sidewalks, seat walls, landscaping and irrigation adjacent to 604 Huger Street, Richland County TMS# 08914-01-10.

RESOLUTIONS

12. Resolution No.: R-2026-016 - Approval for Acceptance of 0.13 Acre and Kingsley Subdivision Sanitary Sewer Pump Station from North Pines Development, LLC; Richland County TMS #17403-04-01; CF #DPO-2023-03- 0020 – *Approved*

Upon a motion made by Mr. Johnson and seconded by Mr. Bailey, Council voted unanimously to approve Resolution No.: R-2026-016 - Approval for Acceptance of 0.13 Acre and Kingsley Subdivision Sanitary Sewer Pump Station from North Pines Development, LLC; Richland County TMS #17403-04-01; CF #DPO-2023-03-0020.

13. Resolution No.: R-2026-018 - Amending Resolution No.: R-2025-077 Authorizing the City Manager to execute a 911 Communications Center Consolidation Agreement Restatement and Extension between the City of Columbia and Richland County – *Approved*

Upon a motion made by Mr. Bailey and seconded by Mr. Johnson, Council voted unanimously to approve Resolution No.: R-2026-018 - Amending Resolution No.: R- 2025-077 Authorizing the City Manager to execute a 911 Communications Center Consolidation Agreement Restatement and Extension between the City of Columbia and Richland County.



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, FEBRUARY 3, 2026

EVENT RESOLUTION ITEMS

14. Resolution No.: R-2026-015 - Authorizing consumption of beer and wine only at Artista Vista in the 1200 block of Lincoln Street between Gervais Street and Lady Street on Sunday, April 19, 2026 – *Approved*

Upon a motion made by Mr. Johnson and seconded by Mr. Brennan, Council voted unanimously to approve Resolution No.: R-2026-015 - Authorizing consumption of beer and wine only at Artista Vista in the 1200 block of Lincoln Street between Gervais Street and Lady Street on Sunday, April 19, 2026.

CITY COUNCIL COMMITTEE REPORTS, REFERRALS AND NEW BUSINESS

PUBLIC INPUT

Mr. Bob Petrulis, Chair / Climate Protection Action Committee shared that the City Hall lobby is having a showcase of youth climate projects funded through a Bloomberg grant, which resulted from Mayor Rickenmann's participation in an international climate conference. He highlighted the impressive work being done by young people to improve the city and invited City Council and attendees to visit the showcase.

EXECUTIVE SESSION

Upon a motion made by Mayor Rickenmann and seconded by Mr. Brennan, Council voted unanimously to enter into Executive Session at 4:52 p.m. to discuss **Item 15**.

15. Receipt of legal advice relating to a pending, threatened or potential claim pursuant to S.C. Code §30-4-70(a)(2)
- Constan Carwash



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, FEBRUARY 3, 2026

ADJOURNMENT

The meeting was adjourned at 5:05 p.m.

Respectfully submitted:

Erika D. Moore Hammond, MMC, CPM
City Clerk