



COLUMBIA CITY COUNCIL MEETING AGENDA TUESDAY, JANUARY 16, 2018

The City Council will conduct a Work Session & Council Meeting at 2:00 p.m. and 6:00 p.m. on Tuesday, January 16, 2018 at City Hall, 1737 Main Street, Columbia, SC 29201.

The Honorable Mayor Stephen K. Benjamin
The Honorable Sam Davis, District I ▪ The Honorable Tameika Isaac Devine, At-Large
The Honorable Howard E. Duvall, Jr., At-Large ▪ The Honorable Edward H. McDowell, Jr., District II
The Honorable Daniel J. Rickenmann, District IV

Prior to entering the meeting please turn all electronic communication devices to the silent, vibrate or off position. All presenters are asked to speak directly into the microphone for recording purposes.

WORK SESSION - 2:00 P.M.

ROLL CALL

INVOCATION

FINANCIAL REPORT

1. Ms. Jan Alonso, Finance Director will be present to answer questions regarding the October 2017 Financial Report.

CITY COUNCIL DISCUSSION

2. Update from the Building Industry Association of Central South Carolina - Mr. Earl McLeod, Jr., Executive Director of the BIA of Central South Carolina
3. Zoning/Land Development Ordinance Rewrite Update - Ms. Krista Hampton, Director of Planning and Development Services and Mr. Craig Richardson, Esq. Director, Clarion Associates
4. Health Care and Well Being Strategy for 2018 - Ms. Pamela Benjamin, CPM, Human Resources Director

EXECUTIVE SESSION

5. Discussion of negotiations incident to proposed contractual arrangements pursuant to S.C. Code §30-4-70(a)(2)

Billboard



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*Park Repairs
Fire Services Agreement*

6. Discussion of matters relating to the proposed location, expansion, or the provision of services encouraging location or expansion of industries or other businesses in the area served by the public body pursuant to §30-4-70(a)(5)

1649 Main Culinary Training Program

7. Receipt of legal advice related to matters covered by attorney-client privilege pursuant to S.C. Code §30-4-70(a)(2)

Brinkman et al. v. City of Columbia, et al.

COUNCIL MEETING - 6:00 P.M.

ROLL CALL

PLEDGE OF ALLEGIANCE

INVOCATION

ADOPTION OF THE AGENDA

PUBLIC INPUT RELATED TO AGENDA ITEMS

APPROVAL OF MINUTES

8. Council is asked to approve the November 21, 2017 and December 5, 2017 Meeting Minutes.

CONSENT AGENDA ITEMS 9 THROUGH 15

9. Council is asked to approve the Purchase of three (3) Ford F250 XL Regular Cab Vehicles for Columbia Water, as requested by the Fleet Services Division. Award to Vic Bailey Ford using the SC State Contract in the amount of \$107,880.00. This vendor is located in Columbia, SC.

Funding Source: Utilities, Water Distribution & Maintenance - Auto, Trucks, Heavy Equipment Capital: 5516203-658500. The original budgeted amount is \$107,880.00.



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10. Council is asked to approve the Purchase of a Heavy Duty Backhoe for Columbia Water, as requested by the Fleet Services Division. Award to Blanchard Machinery using the SC State Contract in the amount of \$108,805.00. This vendor is located in West Columbia, SC.

Funding Source: Utilities, Water Distribution & Maintenance - Auto, Trucks, Heavy Equipment Capital: 5516203-658500. The original budgeted amount is \$108,805.00.

11. Council is asked to ratify Projects WM4113, WM4136, and WM4137; an Agreement for Construction Administration Services for three 2-Million Gallon Elevated Water Storage Tanks, as requested by Columbia Water. Award to Kimley-Horn and Associates, Inc. in the amount of \$216,300.00. This firm is located in Columbia, SC.

\$216,300.00 will be funding from 5529999-658650. A total of \$103,300.00 (48% of the work) will be subcontracted to the following firms: Chao & Associates, Inc., a MBE firm in Columbia, SC will provide construction inspection services at \$32,000.00 (15% of the work); Quinn Consulting Services, a WBE firm in Chantilly, VA will provide coating inspection services at \$66,300.00 (31% of the work); and Apogee Consulting Group, from Cary, NC will provide electrical RFI and construction administration services at \$5,000.00 (2.3% of the work).

12. Council is asked to approve Change Order #3 for Project SS7279; Smith Branch Basin 02 Sewer Rehabilitation, as requested by Columbia Water. Award to Layne Inliner, LLC in the amount of \$362,292.80. This firm is located in Tucker, GA.

Funding Source: 5529999-SS727901-658650 Smith Branch Basin 02 Sewer Rehabilitation - Capital Project Costs. The original budgeted amount for this change order is \$362,292.80.

This is a Mentor Protégé Program Project. North American Pipeline Management, a Minority Business Enterprise of Columbia, SC is the Protégé and will receive \$264,618.66 (73%) of the change order value.

13. Council is asked to approve Contract Amendment #4 in the amount of \$106,000.00 for a Water and Sewer Rate Study Update and Contract Amendment #5 in the amount of \$54,980.00 for an Impact Fee Analysis, as requested by Columbia Water. Award to Black & Veatch Management Consulting, LLC. This firm is located in Kansas City, MO.

Funding Source: 5511706-WM4358-638305 and 5511706-SS7349-638305. The original budgeted amount is \$160,980.00 (\$150,000.00 Update, and \$54,980.00 Impact Fee Analysis).

14. Ordinance No.: 2017-115 - Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 21, Stormwater Management and Sedimentation
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Control, Article III, Flood Damage Prevention, Division 1, Generally, Sec. 21-127 Basis for establishing areas of special flood hazard

First reading approval was given on January 9, 2018.

15. Ordinance No.: 2018-002 - Amending Ordinance 2016-036 to Adopt the Budget for the City of Columbia, South Carolina, for the Fiscal Year ending June 30, 2017

First reading approval was given on January 9, 2018.

PRESENTATIONS

16. Presentation of a Key to the City of Columbia - The Honorable Mayor Stephen K. Benjamin

Mrs. Jennifer Pinckney

17. Recognition of the 2017 Employee of the Year - Mr. William "Skip" Holbrook, Police Chief

Ms. Felicia Prince-Heath, Accreditation Manager for the Police Department

18. Special Recognition - Mr. William "Skip" Holbrook, Columbia Police Chief

Mr. Melron Kelly, Deputy Police Chief

19. Human Trafficking Awareness Month Proclamation - The Honorable Stephen K. Benjamin

20. National Mentoring Month Proclamation - The Honorable Mayor Stephen K. Benjamin

PUBLIC HEARING

21. Improvement Plan for the Vista Improvement District - Ms. Meredith Atkinson, Executive Director of the Vista Guild

ZONING / PLANNING PUBLIC HEARING - FIRST READING

22. ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT - 405 Greenlawn Drive; TMS# 16308-07-02



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Ordinance No.: 2017-116 - Annexing and Incorporating 405 Greenlawn Drive, Richland County TMS# 16308-07-02 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015

Council District: 3

Proposal: Request to annex, assign land use classification of Industrial (IND), and assign zoning of Light Industrial (M-1). The property is currently classified as Economic Development Corridor and zoned General Commercial (GC) by Richland County.

Applicant: John L. and Leola J. Jackson/The Human Society for the Prevention of Cruelty to Animals

Staff Recommendation: Approval

PC Recommendation: 12/04/2017; Approval (8-0)

23. ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT - NX 1080 Shop Road; TMS# 11211-07-09

Ordinance No.: 2017-117 - Annexing and Incorporating NX 1080 Shop Road, Richland County TMS#11211-07-09, into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015

Council District: 3

Proposal: Request to annex, assign land use classification of Employment Campus (EC), and assign zoning of Light Industrial (M-1). The property is currently classified as Mixed Residential-High Density and zoned Employment Campus (EC) by Richland County.

Applicant: George McCutchen

Staff Recommendation: Approval

PC Recommendation: 12/04/2017; Approval (8-0)

24. COMPREHENSIVE PLAN MAP AMENDMENT CONFIRMATION - 1627 Auburn Street, TMS# 11613-12-33

Ordinance No.: 2017-114 - Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map to include 1627 Auburn Street; Richland County TMS# 11613-12-33; annexed by Ordinance No.: 2017-103 enacted December 5, 2017

Council District: 2

Proposal: Request to assign land use classification of Urban Core Community Activity Center (UCAC-2). The property currently has interim land use classification of Urban Core Community Activity Center (UCAC-2).

Applicant: Life Made Whole International Ministries



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Staff Recommendation: Annex, Assign Interim Land Use and Interim Zoning; Approve

*PC Recommendation: 11/06/17: Annex, Assign Interim Land Use & Interim Zoning; Approve (7-0);
Annexation, 1st Reading: 11/21/17: Annex, Assign Interim Land Use and Interim Zoning; Approve (5-0);
Annexation, 2nd Reading 12/05/17: Annex, Assign Interim Land Use and Interim Zoning; Approve*

25. ZONING MAP AMENDMENT CONFIRMATION - 1627 Auburn Street, TMS# 11613-12-33

Council District: 2

Proposal: Request to assign zoning of General Commercial (C-3). The property currently has interim zoning of General Commercial (C-3).

Applicant: Life Made Whole International Ministries

Staff Recommendation: Annex, Assign Interim Land Use and Interim Zoning; Approve

*PC Recommendation: 11/06/17: Annex, Assign Interim Land Use & Interim Zoning; Approve (7-0);
Annexation, 1st Reading: 11/21/17: Annex, Assign Interim Land Use and Interim Zoning; Approve (5-0);
Annexation, 2nd Reading; 12/05/17: Annex, Assign Interim Land Use and Interim Zoning; Approve (4-0)*

26. ZONING MAP AMENDMENT - 2300 Elmwood Avenue, TMS# 11505-05-01

Council District: 2

Proposal: Request to rezone the parcel from General Residential District (RG-1) and General Residential District (RG-2) to Neighborhood Commercial District (C-2).

Applicant: Second Nazareth Baptist Church, Rev. Johnny Ray Noble

Staff Recommendation: Approval

PC Recommendation: 12/04/2017; Approval (8-0)

27. ZONING MAP AMENDMENT - 3329 River Drive, TMS# 09107-11-08

Council District: 1

Proposal: Request to rezone the parcel from Single Family Residential District, -Design and Preservation Area (Earlewood Protection Area A) (RG-2, -DP) to Office and Institutional District, -Design and Preservation Area (Earlewood Protection Area A) (C-1, -DP)

Applicant: Jimmy and Jean B. Moody

Staff Recommendation: Denial

PC Recommendation: 11/6/2017; Denial (8-0)



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28. ZONING MAP AMENDMENT - 2717 Canterbury Road, TMS# 11415-04-07

Council District: 3

Proposal: Request to rezone the parcel from Single-Family Residential District (RS-1) to Single-Family Residential District (RS-2)

Applicant: Paul and Jessica Goff

Staff Recommendation: Denial

PC Recommendation: 12/04/2017; Denial (8-0)

29. ZONING MAP AMENDMENT and MAJOR PUD AMENDMENT - 1507 Huger Street, 1520 Williams Street (aka 1520 Science Alley) and 1511 Huger Street; TMS# 09009-14-13, 09009-14-21 and 09009-14-11

Council District: 2

Proposal: Request to rezone the parcel from Office and Institutional District (C-1), -Design/Development District (-DD) and Planned Unit Development-Commercial District (PUD-C), -Design/Development District (-DD) to General Commercial District (C-3), -Design/Development District (-DD)

Applicant: Tommy Burriss, North Lake Properties, LLC

Staff Recommendation: Approval of the rezoning for TMS# 09009-14-13 and 09009-14-11 and Denial of the rezoning for TMS# 09009-14-21

PC Recommendation: 12/04/2017; Approval of the rezoning for TMS# 09009-14-13 and 09009-14-11 and Denial of the rezoning for TMS# 09009-14-21

CONSIDERATION OF MATTERS DISCUSSED DURING THE WORK SESSION

CITY COUNCIL COMMITTEE REPORTS / REFERRALS

APPEARANCE OF THE PUBLIC



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MEETING DATE: January 16, 2018

DEPARTMENT: Finance

FROM: *Jan Alonso, Finance Director*

SUBJECT: Ms. Jan Alonso, Finance Director will be present to answer questions regarding the October 2017 Financial Report.

REQUISITION NO.: Ms. Jan Alonso, Finance Director

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** October Council Report (PDF)

City of Columbia
General Fund Summary - Revenue and Expenditures - Current to Prior Year Variance
October 31, 2017

	BUDGET CURRENT YEAR FY 2017/18	ACTUAL PRIOR YEAR THRU OCT 2016	ACTUAL CURRENT YEAR THRU OCT 2017	ACTUAL CURRENT TO PRIOR VARIANCE	% ANNUAL BUDGET
REVENUE					
1 GENERAL PROPERTY TAX	55,702,136	3,678,513	5,817,482	2,138,969	10.4%
2 LICENSES AND PERMITS	40,749,189	1,786,757	1,791,136	4,379	4.4%
3 FROM OTHER AGENCIES	15,953,090	478,306	1,271,014	792,708	8.0%
4 CURRENT SERVICE CHARGES	13,196,006	4,340,880	4,280,025	(60,855)	32.4%
5 FINES & FORFEITURES	918,000	469,100	380,341	(88,759)	41.4%
6 SPECIAL EVENTS	80,300	1,310	17,555	16,245	21.9%
7 MISCELLANEOUS REVENUE	120,000	12,158	48,905	36,747	40.8%
8 INTEREST ON INVESTMENT	150,000	41,540	418	(41,122)	0.3%
9 RENTS & SALE OF PROPERTY	397,000	81,307	109,193	27,886	27.5%
10 TOTAL REVENUE	127,265,721	10,889,871	13,716,069	2,826,198	10.8%
TRANSFERS IN					
12 FROM CAPITAL LEASE PROCEEDS	0	0	2,292,272		
13 FROM ACCOMMODATIONS TAX	25,000	25,000	25,000	0	100.0%
14 FROM HOSPITALITY TAX	3,700,000	1,000,000	1,233,333	233,333	33.3%
15 FROM GO BOND PROCEEDS	4,000,000	207,507	0	(207,507)	0.0%
16 FROM WATER & SEWER OPERATING	4,189,680	756,668	1,396,560	639,892	33.3%
17 FROM PARKING FUND	500,000	166,667	166,667	0	33.3%
18 FROM OTHER FUNDS	254,049	0	186,667	186,667	0.0%
19 UN-APPROPRIATED SURPLUS	3,504,026	0	0		0.0%
20 TOTAL TRANSFERS IN	16,172,755	2,155,841	5,300,499	3,144,657	32.8%
22 TOTAL GEN FUND REV & TRF	143,438,476	13,045,712	19,016,568	5,970,855	13.3%
EXPENDITURES - DEPARTMENTS					
25 LEGISLATIVE - MAYOR & CITY COUNCIL	808,979	227,223	243,901	16,678	30.1%
26 ADMINISTRATION - CITY MANAGER	644,234	123,123	158,712	35,589	24.6%
27 ADMINISTRATION - GOV'T AFFAIRS	496,962	135,552	138,273	2,721	27.8%
28 ADMINISTRATION - ACM OPERATIONS	357,693	81,137	91,335	10,198	25.5%
29 ADMINISTRATION - ACM-CFO	206,845	48,583	63,791	15,208	30.8%
30 ADMINISTRATION - SR. ASSISTANT CM	354,393	91,684	115,969	24,285	32.7%
31 HUMAN RESOURCES	1,113,100	248,863	294,060	45,197	26.4%
32 BUDGET & PROG MGMT OFFICE	392,228	87,542	123,313	35,771	31.4%
33 PUBLIC RELATIONS	724,085	166,784	197,849	31,065	27.3%
34 COUNCIL SUPPORT SERVICES	558,565	122,766	117,908	(4,858)	21.1%
35 LEGAL	2,147,350	453,812	490,431	36,619	22.8%
36 MUNICIPAL COURT	2,925,712	738,344	777,953	39,609	26.6%
37 FINANCE	2,200,819	519,429	551,796	32,367	25.1%
38 OFFICE OF BUSINESS OPPORTUNITIES	991,632	285,531	203,065	(82,466)	20.5%
39 COMMUNITY DEVELOPMENT	371,607	104,893	130,472	25,579	35.1%
40 DEVELOPMENT SERVICES	3,938,906	845,414	942,975	97,561	23.9%
41 POLICE	40,383,871	11,589,236	12,920,145	1,330,909	32.0%
42 EMERGENCY OPERATIONS	543,876	0	35,570	35,570	6.5%
43 911 EMERGENCY COMMUNICATIONS	3,188,965	885,892	995,307	109,415	31.2%
44 FIRE	23,494,060	6,212,106	7,163,813	951,707	30.5%
45 PARKS & RECREATION	12,858,985	3,373,470	3,751,940	378,470	29.2%
46 PUBLIC WORKS	19,429,746	4,850,897	5,100,704	249,807	26.3%
47 GENERAL SVCS/SUPPORT SERVICES	2,278,422	390,203	392,325	2,122	17.2%
48 INFORMATION TECHNOLOGY	4,098,644	1,526,008	1,708,928	182,920	41.7%
49 TOTAL DEPARTMENT	124,509,679	33,108,492	36,710,535	3,602,043	29.5%
EXPEND. - NON-DEPT. & MISC.					
51 COMMUNITY PROMOTION - AGENCIES	60,000	109,172	68,108	(41,064)	113.5%
52 SOLICITOR & DETENTION	915,817	194,394	248,719	54,325	27.2%
53 HOMELESS SERVICES	1,058,199	135,858	167,450	31,592	15.8%
54 ECONOMIC DEVELOPMENT - RESERVE	0	51,900	0	(51,900)	0.0%
55 NON-DEPARTMENTAL & MISC.	40,000	5,721	4,940	(781)	12.4%
56 OFFICE SPACE LEASE	542,000	138,873	175,805	36,932	32.4%
57 2017 HOSP BOND	0	0	0	0	0.0%
58 CAPITAL LEASE PAYMENT	2,687,635	356,420	571,909	215,489	21.3%
59 OTHER SERVICES AND CHARGES	0	3,714	(12)	(3,726)	0.0%
60 TOTAL NON-DEPARTMENTAL	5,303,651	996,052	1,236,919	240,867	23.3%
61 TOTAL EXPENDITURES	129,813,330	34,104,544	37,947,454	3,842,910	29.2%
TRANSFERS OUT					
63 TO OTHER FUNDS				0	
64 DEVELOPMENT CORPORATIONS	1,571,679	492,518	531,394	38,876	33.8%
65 TO INTERNAL SERVICE FUNDS	6,239,316	773,218	1,071,854	298,636	17.2%
66 TO SPECIAL REVENUES	0	0	0	0	0.0%
67 TO DEBT SERVICE	5,814,151	1,836,238	1,938,050	101,812	33.3%
68 TO GRANTS	0	11,819	63,065	51,246	0.0%
69 TO CAPITAL IMPROVEMENTS	0	0	85,732	85,732	0.0%
70 TO STORM WATER	0	0	0	0	0.0%
71 TO CAPITAL REPLACEMENTS	0	0	0	0	
72 TOTAL TRANSFERS OUT	13,625,146	3,113,793	3,690,095	576,302	27.1%
74 TOTAL GEN FUND EXPEND & TRF	143,438,476	37,218,337	41,637,549	4,419,212	29.0%
76 TOTAL SURPLUS (DEFICIT)	(0)	(24,172,624)	(22,620,982)		

City of Columbia
General Fund Summary - Revenue and Expenditures - Actual to Budget Variance
October 31, 2017

	BUDGET PRIOR YEAR FY 2015/16	BUDGET CURRENT YEAR FY 2017/18	BUDGET CURRENT YEAR THRU OCT 2017	ACTUAL CURRENT YEAR THRU OCT 2017	ACTUAL TO BUDGET VARIANCE THRU OCT 2017	% ANNUAL BUDGET
REVENUE						
GENERAL PROPERTY TAX	53,241,097	55,702,136	18,567,378	5,817,482	(12,749,896)	10.4%
LICENSES AND PERMITS	39,654,866	40,749,189	13,583,062	1,791,136	(11,791,926)	4.4%
FROM OTHER AGENCIES	15,037,877	15,953,090	5,317,696	1,271,014	(4,046,682)	8.0%
CURRENT SERVICE CHARGES	12,359,628	13,196,006	4,398,669	4,280,025	(118,644)	32.4%
FINES & FORFEITURES	1,102,000	918,000	306,000	380,341	74,341	41.4%
SPECIAL EVENTS	83,900	80,300	26,766	17,555	(9,211)	21.9%
MISCELLANEOUS REVENUE	36,000	120,000	40,000	48,905	8,905	40.8%
INTEREST ON INVESTMENT	100,000	150,000	50,001	418	(49,583)	0.3%
RENTS & SALE OF PROPERTY	390,000	397,000	132,333	109,193	(23,140)	27.5%
TOTAL REVENUE	122,005,368	127,265,721	42,421,905	13,716,069	(28,705,836)	10.8%
TRANSFERS IN						
FROM CAPITAL LEASE PROCEEDS	0	0	0	2,292,272	2,292,272	
FROM ACCOMMODATIONS TAX	25,000	25,000	8,333	25,000	16,667	100.0%
FROM HOSPITALITY TAX	3,000,000	3,700,000	1,233,333	1,233,333	0	33.3%
FROM GO BOND PROCEEDS	8,000,000	4,000,000	1,333,333	0	(1,333,333)	0.0%
FROM WATER & SEWER OPERATING	2,270,000	4,189,680	1,396,560	1,396,560	0	33.3%
FROM PARKING FUND	500,000	500,000	166,667	166,667	(0)	33.3%
FROM OTHER FUNDS	0	254,049	84,683	186,667	101,984	0.0%
UN-APPROPRIATED SURPLUS	4,059,251	3,504,026	1,168,008	0	(1,168,008)	0.0%
TOTAL TRANSFERS IN	17,854,251	16,172,755	5,390,917	5,300,499	(90,419)	32.8%
TOTAL GEN FUND REV & TRF	139,859,619	143,438,476	47,812,822	19,016,568	(28,796,255)	13.3%
EXPENDITURES - DEPARTMENTS						
LEGISLATIVE - MAYOR & CITY COUNCIL	773,217	808,979	269,662	243,901	(25,761)	30.1%
ADMINISTRATION - CITY MANAGER	523,013	644,234	214,747	158,712	(56,035)	24.6%
ADMINISTRATION - GOV'T AFFAIRS	459,026	496,962	165,655	138,273	(27,382)	27.8%
ADMINISTRATION - ACM OPERATION	434,318	357,693	119,231	91,335	(27,896)	25.5%
ADMINISTRATION - ACM-CFO	222,065	206,845	68,948	63,791	(5,157)	30.8%
ADMINISTRATION - SR. ASSISTANT CI	487,245	354,393	118,131	115,969	(2,162)	32.7%
HUMAN RESOURCES	1,067,334	1,113,100	371,033	294,060	(76,973)	26.4%
BUDGET & PROG MGMT OFFICE	381,081	392,228	130,742	123,313	(7,429)	31.4%
PUBLIC RELATIONS	598,259	724,085	241,362	197,849	(43,513)	27.3%
COUNCIL SUPPORT SERVICES	448,544	558,565	186,188	117,908	(68,280)	21.1%
LEGAL	1,975,142	2,147,350	715,785	490,431	(225,354)	22.8%
MUNICIPAL COURT	2,809,503	2,925,712	975,234	777,953	(197,281)	26.6%
FINANCE	2,025,261	2,200,819	733,612	551,796	(181,816)	25.1%
OFFICE OF BUSINESS OPPORTUNITIES	919,591	991,632	330,546	203,065	(127,481)	20.5%
COMMUNITY DEVELOPMENT	307,728	371,607	123,871	130,472	6,601	35.1%
DEVELOPMENT SERVICES	3,643,023	3,938,906	1,312,968	942,975	(369,993)	23.9%
POLICE	41,249,665	40,383,871	13,461,288	12,920,145	(541,143)	32.0%
EMERGENCY OPERATIONS	0	543,876	181,292	35,570	(145,722)	6.5%
911 EMERGENCY COMMUNICATIONS	3,062,828	3,188,965	1,062,988	995,307	(67,681)	31.2%
FIRE	23,282,193	23,494,060	7,831,353	7,163,813	(667,540)	30.5%
PARKS & RECREATION	12,407,082	12,858,985	4,286,337	3,751,940	(534,397)	29.2%
PUBLIC WORKS	20,684,975	19,429,746	6,476,578	5,100,704	(1,375,874)	26.3%
GENERAL SRVCS/SUPPORT SERVICES	1,916,610	2,278,422	759,478	392,325	(367,153)	17.2%
INFORMATION TECHNOLOGY	4,048,347	4,098,644	1,366,215	1,708,928	342,713	41.7%
TOTAL DEPARTMENT	123,726,050	124,509,679	41,503,244	36,710,535	(4,792,709)	29.5%
EXPEND. - NON-DEPT. & MISC.						
COMMUNITY PROMOTION - AGENCY	850,000	60,000	19,998	68,108	48,110	113.5%
SOLICITOR'S OFFICE	815,817	915,817	305,272	248,719	(56,553)	27.2%
HOMELESS SERVICES	1,112,332	1,058,199	352,732	167,450	(185,282)	15.8%
ECONOMIC DEVELOPMENT RESERVE	28,800	0	0	0	0	0.0%
NON-DEPARTMENTAL & MISC.	40,000	40,000	13,333	4,940	(8,393)	12.4%
OFFICE SPACE LEASE	525,025	542,000	180,667	175,805	(4,862)	32.4%
2017 HOSP BOND	0	0	0	0	0	0.0%
CAPITAL LEASE PAYMENT	2,123,932	2,687,635	895,878	571,909	(323,969)	21.3%
OTHER SERVICES AND CHARGES	0	0	0	(12)	(12)	0.0%
TOTAL NON-DEPARTMENTAL	5,495,906	5,303,651	1,767,880	1,236,919	(530,961)	23.3%
TOTAL EXPENDITURES	129,221,956	129,813,330	43,271,124	37,947,454	(5,323,670)	29.2%
TRANSFERS OUT						
TO OTHER FUNDS						
DEVELOPMENT CORPORATIONS	1,477,553	1,571,679	523,893	531,394	7,501	33.8%
TO INTERNAL SERVICE FUNDS	3,154,860	6,239,316	2,079,772	1,071,854	(1,007,919)	17.2%
TO SPECIAL REVENUES	0	0	0	0	0	0.0%
TO DEBT SERVICE	5,508,714	5,814,151	1,938,050	1,938,050	0	33.3%
TO GRANTS	0	0	0	63,065	63,065	0.0%
TO CAPITAL IMPROVEMENTS	496,535	0	0	85,732	85,732	0.0%
TO STORM WATER	0	0	0	0	0	0.0%
TO CAPITAL REPLACEMENTS	0	0	0	0	0	0.0%
TOTAL TRANSFERS OUT	10,637,662	13,625,146	4,541,715	3,690,095	(851,620)	27.1%
TOTAL GEN FUND EXPEND & TRF	139,859,618	143,438,476	47,812,839	41,637,549	(6,175,290)	29.0%
TOTAL SURPLUS (DEFICIT)	1	(0)	(17)	(22,620,982)		

City of Columbia

Hospitality Fund Summary - Revenue and Expenditures -Current to Prior Year Variance

As of 10/31/2017

		BUDGET CURRENT YEAR FY 2017/18	ACTUAL PRIOR YEAR THRU OCT 2016	ACTUAL CURRENT YEAR THRU OCT 2017	ACTUAL CURRENT TO PRIOR VARIANCE	% ANNUAL BUDGET
	<u>REVENUE</u>					
1	TAXES	11,411,250	3,569,363	3,577,404	8,041	31.3%
2	LICENSE AND PERMITS	0	0	0	0	0.0%
2	INTEREST	0	2,208	0	(2,208)	0.0%
3	UNAPPROPRIATED SURPLUS	155,675	0	0	0	0.0%
4	TOTAL HOSP FUND REVENUE	11,566,925	3,571,571	3,577,404	5,833	30.9%
5						
6	<u>EXPEND. - NON-DEPT & MISC.</u>					
7	CITY COUNCIL LINE ITEM AG.	2,716,257	841,636	700,727	(140,909)	25.8%
8	HOSPITALITY TAX	2,557,162	686,132	785,829	99,697	30.7%
9	SPECIAL PROJECTS	0	0	0	0	0.0%
10	TOTAL NON-DEPARTMENTAL	5,273,419	1,527,768	1,486,556	(41,212)	28.2%
11	TOTAL EXPENDITURES	5,273,419	1,527,768	1,486,556	41,212	28.2%
12	<u>TRANSFERS OUT</u>					
13	TO GENERAL FUND	3,700,000	1,000,000	1,233,333	233,333	33.3%
14	TO DEBT SERVICE	2,593,506	866,881	864,502	(2,379)	33.3%
15	TOTAL TRANSFERS OUT	6,293,506	1,866,881	2,097,835	230,954	33.3%
16						
17	TOTAL HOSP FUND EXP & TRF	11,566,925	3,394,649	3,584,391	(189,742)	31.0%
18						
19						
20	TOTAL SURPLUS (DEFICIT)	-	176,922	(6,987)		

City of Columbia

Hospitality Fund Summary - Revenue and Expenditures - Actual to Budget Variance

As of 10/31/2017

		BUDGET CURRENT YEAR FY 2017/18	BUDGET CURRENT YEAR THRU OCT 2017	ACTUAL CURRENT YEAR THRU OCT 2017	ACTUAL TO BUDGET VARIANCE THRU OCT 2017	% ANNUAL BUDGET
	<u>REVENUE</u>					
1	TAXES	11,411,250	3,803,750	3,577,404	(226,346)	31.3%
2	INTEREST			0		
3	INTEREST	0	0	0	0	0.0%
4	UNAPPROPRIATED SURPLUS	155,675	51,892	0	(51,892)	0.0%
5	TOTAL HOSP FUND REVENUE	11,566,925	3,855,642	3,577,404	(278,238)	30.9%
6						
7	<u>EXPEND. - NON-DEPT & MISC.</u>					
8	CITY COUNCIL LINE ITEM AG.	2,716,257	905,419	700,727	0	25.8%
9	HOSPITALITY TAX	2,557,162	852,389	785,829	(66,560)	30.7%
10	SPECIAL PROJECTS	0	0	0	0	0.0%
11	TOTAL NON-DEPARTMENTAL	5,273,419	1,757,808	1,486,556	(66,560)	28.2%
12	TOTAL EXPENDITURES	5,273,419	1,757,808	1,486,556	271,252	28.2%
13	<u>TRANSFERS OUT</u>					
14	TO GENERAL FUND	3,700,000	1,233,332	1,233,333	1	33.3%
15	TO DEBT SERVICE	2,593,506	864,502	864,502	0	33.3%
16	TOTAL TRANSFERS OUT	6,293,506	2,097,834	2,097,835	1	33.3%
17						
18	TOTAL HOSP FUND EXP & TRF	11,566,925	3,855,642	3,584,391	271,251	31.0%
19						
20						
21	TOTAL SURPLUS (DEFICIT)	-	(0.00)	(6,987)		

City of Columbia
 Parking Summary - Revenue and Expenditures - Current to Prior Year Variance
 As of 10/31/17

	BUDGET CURRENT YEAR FY 2017/18	ACTUAL PRIOR YEAR THRU OCT 2016	ACTUAL CURRENT YEAR THRU OCT 2017	ACTUAL CURRENT TO PRIOR VARIANCE	% ANNUAL BUDGET
REVENUE					
1 CURRENT SERVICE CHARGES	5,438,376	1,713,762	2,327,341	613,579	42.8%
2 FINES & FORFEITURES	1,900,000	472,616	561,244	88,628	29.5%
3 MISCELLANEOUS REVENUE	120,000	0	479	479	0.4%
4 INTEREST ON INVESTMENT	0	41,038	7,233	(33,805)	0.0%
5 RENTS & SALE OF PROPERTY	108,675	38,243	38,555	312	35.5%
6 UNAPPROPRIATED SURPLUS	441,180	0	0	0	0.0%
7 TOTAL REVENUE	8,008,231	2,265,659	2,934,852	669,193	36.6%
TRANSFERS IN					
9 FROM CORE CAMPUS REIMBURSEMENT	0	0	0	0	0.0%
10 FROM SCANA REBATE	0	0	0	0	0.0%
11 TOTAL TRANSFERS IN	0	0	0	0	0.0%
13 TOTAL PARKING REV & TRF	8,008,231	2,265,659	2,934,852	669,193	36.6%
EXPENDITURES - DEPARTMENTS					
16 FINANCE	137,895	37,908	32,641	(5,267)	23.7%
17 PUBLIC WORKS	101,424	23,026	28,792	5,766	28.4%
18 PARKING OPERATIONS	2,379,217	380,016	635,573	255,557	26.7%
19 PARKING FACILITIES	1,679,662	484,656	396,874	(87,782)	23.6%
20 PARKING ADMINISTRATION	0	151,191	0	(151,191)	0.0%
21 TOTAL DEPARTMENT	4,298,198	1,076,797	1,093,880	17,083	25.4%
EXPEND. - NON-DEPART & MISC.					
23 DEBT SERVICE	2,808,033	573,052	555,214	(17,838)	19.8%
24 DEPRECIATION	0	0	0	0	0.0%
25 TUITION REIMBURSEMENT	5,000	0	0	0	0.0%
26 EMPLOYEE PAY RAISES	0	0	0	0	0.0%
27 RESERVE	10,000	0	0	0	0.0%
28 NON DEPARTMENTAL ADMINISTRATIVE	0	0	0	0	0.0%
29 NON DEPARTMENTAL BAD DEBT	0	(3,061)	0	3,061	0.0%
30 TOTAL NON-DEPARTMENTAL	2,823,033	569,991	555,214	(14,777)	19.7%
31 TOTAL EXPENDITURES	7,121,231	1,646,788	1,649,094	2,306	23.2%
TRANSFERS OUT					
33 TO GENERAL FUND	500,000	166,667	166,667	0	33.3%
34 TO PARKING PROJECTS	0	0	0	0	0.0%
35 TO RISK MANAGEMENT	180,000	40,000	60,000	20,000	33.3%
36 TO SEWER TORT	37,000	0	0	0	0.0%
37 TO GENERAL ADMIN INFO TECH	150,000	50,000	50,000	0	33.3%
38 TO CENTRAL STORES	0	0	12,333	0	0.0%
39 TO WORKER'S COMP	0	0	0	0	0.0%
40 TO PURCHASING	20,000	1,602	1,025	(577)	5.1%
41 TO AUTO TORT	0	0	0	0	0.0%
42 TO GENERAL TORT	0	0	0	0	0.0%
43 TOTAL TRANSFERS OUT	887,000	258,269	290,025	19,423	32.70%
45 TOTAL PARKING EXP & TRF	8,008,231	1,905,057	1,939,119	34,062	24.2%
47 TOTAL SURPLUS (DEFICIT)	0	360,602	995,733		

City of Columbia
 Parking Summary - Revenue and Expenditures - Actual to Budget Variance
 As of 10/31/17

	BUDGET CURRENT YEAR FY 2017/18	BUDGET CURRENT YEAR THRU OCT 2017	ACTUAL CURRENT YEAR THRU OCT 2017	ACTUAL TO BUDGET VARIANCE THRU OCT 2017	% ANNUAL BUDGET
REVENUE					
1 CURRENT SERVICE CHARGES	5,438,376	1,812,791	2,327,341	514,550	42.8%
2 FINES & FORFEITURES	1,900,000	633,333	561,244	(72,089)	29.5%
3 MISCELLANEOUS REVENUE	120,000	0	479	479	0.4%
4 INTEREST ON INVESTMENT	0	40,000	7,233	(32,767)	0.0%
5 RENTS & SALE OF PROPERTY	108,675	36,225	38,555	2,330	35.5%
6 UNAPPROPRIATED SURPLUS	441,180	147,060	0	(147,060)	0.0%
7 TOTAL REVENUE	8,008,231	2,669,409	2,934,852	265,443	36.6%
TRANSFERS IN					
9 FROM CORE CAMPUS REIMBURSEMENT	0	0	0	0	0.0%
10 FROM SCANA REBATE	0	0	0	0	0.0%
11 TOTAL TRANSFERS IN	0	0	0	0	0.0%
13 TOTAL PARKING REV & TRF	8,008,231	2,669,409	2,934,852	265,443	36.6%
EXPENDITURES - DEPARTMENTS					
16 FINANCE	137,895	45,964	32,641	(13,323)	23.7%
17 PUBLIC WORKS	101,424	33,811	28,792	(5,019)	28.4%
18 PARKING OPERATIONS	2,379,217	793,072	635,573	(157,499)	26.7%
19 PARKING FACILITIES	1,679,662	559,884	396,874	(163,010)	23.6%
20 PARKING ADMINISTRATION	0	0	0	0	0.0%
21 TOTAL DEPARTMENT	4,298,198	1,432,731	1,093,880	(338,851)	25.4%
EXPEND. - NON-DEPART & MISC.					
23 DEBT SERVICE	2,808,033	936,011	555,214	(380,797)	19.8%
24 DEPRECIATION	0	0	0	0	0.0%
25 TUITION REIMBURSEMENT	5,000	1,667	0	(1,667)	0.0%
26 EMPLOYEE PAY RAISES	0	0	0	0	0.0%
27 RESERVE	10,000	3,333	0	(3,333)	0.0%
28 NON DEPARTMENTAL ADMINISTRATIVE	0	0	0	0	0.0%
29 NON DEPARTMENTAL BAD DEBT	0	0	0	0	0.0%
30 TOTAL NON-DEPARTMENTAL	2,823,033	941,011	555,214	(385,797)	19.7%
31 TOTAL EXPENDITURES	7,121,231	2,373,742	1,649,094	(724,648)	23.2%
TRANSFERS OUT					
33 TO GENERAL FUND	500,000	166,667	166,667	0	33.3%
34 TO PARKING PROJECTS	0	0	0	0	0.0%
35 TO RISK MANAGEMENT	180,000	60,000	60,000	0	33.3%
36 TO CENTRAL STORES	37,000	12,333	0	(12,333)	0.0%
37 TO GENERAL ADMIN INFO TECH	150,000	50,000	50,000	0	33.3%
38 TO HEALTH INSURANCE	0	0	12,333	12,333	0.0%
39 TO WORKER'S COMP	0	0	0	0	0.0%
40 TO PURCHASING	20,000	6,667	1,025	(5,642)	5.1%
41 TO CAPITAL REPLACEMENT	0	0	0	0	0.0%
42 TO GENERAL TORT	0	0	0	0	0.0%
43 TOTAL TRANSFERS OUT	887,000	295,667	290,025	(5,642)	32.7%
45 TOTAL PARKING EXP & TRF	8,008,231	2,669,409	1,939,119	(730,290)	24.2%
47 TOTAL SURPLUS (DEFICIT)	0	0	995,733		

City of Columbia
Water/Sewer Summary - Revenue & Expenditures - Current to Prior Year Variance
As of 10/31/2017

	BUDGET CURRENT YEAR FY 2017/18	ACTUAL PRIOR YEAR THRU OCT 2016	ACTUAL CURRENT YEAR THRU OCT 2017	ACTUAL CURRENT TO PRIOR VARIANCE	% ANNUAL BUDGET
REVENUE					
1 INTERGOVERNMENTAL REVENUES	0	10,407	0	(10,407)	0.0%
2 CHARGES FOR SERVICES	150,741,688	52,005,178	51,575,837	(429,341)	34.2%
3 FINES & FORFEITURES	510,166	243,471	202,992	(40,479)	39.8%
4 MISCELLANEOUS REVENUE	27,716	329	0	(329)	0.0%
5 INTEREST REVENUES	1,445,709	678,088	2,758	(675,330)	0.2%
6 RENTS & SALE OF PROPERTY	160,721	35,913	(2,722)	(38,635)	-1.7%
7 CONTRIBUTIONS	0	0	0	0	0.0%
8 UNAPPROPRIATED SURPLUS	181,850	0	0	0	0.0%
9 TOTAL REVENUE	153,067,850	52,973,386	51,778,865	(1,194,521)	33.8%
TRANSFERS IN					
11 FROM OTHER FUNDS	0	0	0	0	0.0%
12 TOTAL TRANSFERS IN	0	0	0	0	0.0%
13					
14 TOTAL WATER/SEWER REV & TRF	153,067,850	52,973,386	51,778,865	(1,194,521)	33.8%
15					
EXPENDITURES - DEPARTMENTS					
17 CENTRAL ADMINISTRATION	4,298,026	601,425	1,090,254	488,829	25.4%
18 FINANCE	2,053,794	457,794	437,972	(19,822)	21.3%
19 ECONOMIC & COMM DEV	1,205,356	266,060	277,090	11,030	23.0%
20 POLICE	895,817	214,475	242,682	28,207	27.1%
21 FIRE	629,870	149,144	157,122	7,978	24.9%
22 PUBLIC WORKS	1,288,795	301,985	289,710	(12,275)	22.5%
23 GENERAL SRVCS/SUPPORT SERVICES	2,307,929	412,473	517,666	105,193	22.4%
24 INFORMATION TECHNOLOGY	627,746	127,969	121,421	(6,548)	19.3%
25 ENGINEERING:ADMINISTRATION	2,005,035	441,088	467,326	26,238	23.3%
26 ENGINEERING:GENERAL SERVICES	5,222,603	311,669	350,666	38,997	6.7%
27 WATER CUSTOMER SERVICE	2,622,889	955,724	646,215	(309,509)	24.6%
28 WATER DISTRIBUTION & MAINTENANCE	12,439,732	2,371,299	2,544,386	173,087	20.5%
29 WASTEWATER MAINTENANCE	13,142,215	2,085,910	2,382,557	296,647	18.1%
30 COLUMBIA CANAL WTP	8,068,947	1,684,501	1,778,246	93,745	22.0%
31 LAKE MURRAY WTP	8,487,867	1,760,091	1,724,895	(35,196)	20.3%
32 METRO WWTP	20,288,259	3,250,071	3,581,011	330,940	17.7%
33 WATER SYSTEMS IMPROVEMENTS	2,410,923	540,759	597,292	56,533	24.8%
34 WASTEWATER SYSTEMS IMPROVEMENTS	1,953,727	390,847	415,771	24,924	21.3%
35 REAL ESTATE WATER	398,051	67,542	75,068	7,526	18.9%
36 REAL ESTATE WASTE	361,536	65,119	72,102	6,983	19.9%
37 WATER/SEWER IMPROVEMENTS	0	0	1,266,613	1,266,613	0.0%
38 TOTAL DEPARTMENT	90,709,117	16,455,945	19,036,065	2,580,120	21.0%
EXPENDITURES - NON-DEPARTMENTAL & MISC.					
40 DEBT SERVICE	32,085,999	6,276,404	7,008,010	731,606	21.8%
41 DEPRECIATION	0	0	0	0	0.0%
42 TUITION REIMBURSEMENT	35,000	2,510	750	(1,760)	2.1%
43 TECHNOLOGY CONTINGENCY	57,634	6,380	0	(6,380)	0.0%
44 EMPLOYEE PAY RAISES	0	0	0	0	0.0%
45 EMPLOYEE TRAINING	0	0	0	0	0.0%
46 ECONOMIC DEVELOPMENT SPECIAL PROJECTS	78,500	0	0	0	0.0%
47 RESERVE	1,157,320	0	0	0	0.0%
48 ADMINISTRATIVE	0	0	0	0	0.0%
49 NON-DEPARTMENTAL BAD DEBT	268,900	223	0	(223)	0.0%
50 TOTAL NON-DEPARTMENTAL	33,683,353	6,285,517	7,008,760	723,243	20.8%
51					
52 TOTAL EXPENDITURES	124,392,470	22,741,462	26,044,825	3,303,363	20.9%
53					
TRANSFERS OUT					
55 TO GENERAL FUND	4,189,680	756,667	1,396,560	639,893	33.3%
56 TO FEMA GRANT	10,000,000	0	0	0	0.0%
57 TO WATER/SEWER IMPROVEMENTS	12,380,700	0	0	0	0.0%
58 TO RISK MANAGEMENT	630,000	166,667	210,000	43,333	33.3%
59 TO GENERAL TORT	250,000	0	83,333	83,333	33.3%
60 TO HEALTH INSURANCE	0	0	0	0	0.0%
61 TO SEWER TORT	0	0	0	0	0.0%
62 TO AUTO TORT	0	0	0	0	0.0%
63 TO WORKER'S COMP	0	0	0	0	0.0%
64 TO CENTRAL STORES	250,000	0	83,333	83,333	33.3%
65 TO GEN ADM INFO TECH	475,000	158,333	158,333	0	33.3%
66 TO PURCHASING	500,000	174,967	276,090	101,123	55.2%
67 TO CAPITAL REPLACEMENT	0	0	0	0	0.0%
68 TOTAL TRANSFERS OUT	28,675,380	1,256,634	2,207,649	951,015	7.7%
69					
70 TOTAL WATER/SEWER EXP & TRF	153,067,850	23,998,096	28,252,474	4,254,378	18.5%
71					
72					
73 TOTAL SURPLUS (DEFICIT)	0	28,975,290	23,526,391		

City of Columbia
Water/Sewer Summary - Revenue & Expenditures - Actual to Budget Variance
As of 10/31/2017

As of 10/31/2017		UNAUDITED					
		BUDGET PRIOR YEAR FY 2016/17	BUDGET CURRENT YEAR FY 2017/18	BUDGET CURRENT YEAR THRU OCT 2017	ACTUAL CURRENT YEAR THRU OCT 2017	ACTUAL TO BUDGE VARIANCE THRU OCT 2017	% ANNUAL BUDGET
<u>REVENUE</u>							
1	INTERGOVERNMENTAL REVENUES	0	0	0	0	0	0.0%
2	CHARGES FOR SERVICES	141,805,000	150,741,688	50,247,227	51,575,837	1,328,610	34.2%
3	FINES & FORFEITURES	300,000	510,166	170,055	202,992	32,937	39.8%
4	MISCELLANEOUS REVENUE	10,000	27,716	9,239	0	(9,239)	0.0%
5	INTEREST REVENUES	950,000	1,445,709	481,903	2,758	(479,145)	0.2%
6	RENTS & SALE OF PROPERTY	150,000	160,721	53,574	(2,722)	(56,296)	-1.7%
7	CONTRIBUTIONS	0	0	0	0	0	0.0%
8	UNAPPROPRIATED SURPLUS	223,215	181,850	60,617	0	(60,617)	0.0%
9	TOTAL REVENUE	143,438,215	153,067,850	51,022,615	51,778,865	756,250	33.8%
<u>TRANSFERS IN</u>							
11	FROM OTHER FUNDS	0	0	0	0	0	0.0%
12	TOTAL TRANSFERS IN	0	0	0	0	0	0.0%
TOTAL WATER/SEWER REV & TRF		143,438,215	153,067,850	51,022,615	51,778,865	756,250	33.8%
<u>EXPENDITURES - DEPARTMENTS</u>							
17	CENTRAL ADMINISTRATION	2,584,236	4,298,026	1,432,675	1,090,254	(342,421)	25.4%
18	FINANCE	4,111,219	2,053,794	684,596	437,972	(246,624)	21.3%
19	ECONOMIC & COMM DEV	1,175,484	1,205,356	401,784	277,090	(124,694)	23.0%
20	POLICE	629,778	895,817	298,606	242,682	(55,924)	27.1%
21	FIRE	490,207	629,870	209,958	157,122	(52,836)	24.9%
22	PUBLIC WORKS	1,338,058	1,288,795	429,599	289,710	(139,889)	22.5%
23	GENERAL SRVCS/SUPPORT SERVICES	1,788,764	2,307,929	769,310	517,666	(251,644)	22.4%
24	INFORMATION TECHNOLOGY	620,540	627,746	209,247	121,421	(87,826)	19.3%
25	ENGINEERING:ADMINISTRATION	1,567,106	2,005,035	668,345	467,326	(201,019)	23.3%
26	ENGINEERING:GENERAL SERVICES	3,146,247	5,222,603	1,740,870	350,666	(1,390,204)	6.7%
27	WATER CUSTOMER SERVICE	3,438,551	2,622,889	874,296	646,215	(228,081)	24.6%
28	WATER DISTRIBUTION & MAINTENANCE	11,330,917	12,439,732	4,146,578	2,544,386	(1,602,192)	20.5%
29	WASTEWATER MAINTENANCE	13,111,874	13,142,215	4,380,740	2,382,557	(1,998,183)	18.1%
30	COLUMBIA CANAL WTP	7,280,606	8,068,947	2,689,650	1,778,246	(911,404)	22.0%
31	LAKE MURRAY WTP	7,108,716	8,487,867	2,829,288	1,724,895	(1,104,393)	20.3%
32	METRO WWTP	19,201,107	20,288,259	6,762,752	3,581,011	(3,181,741)	17.7%
33	WATER SYSTEMS IMPROVEMENTS	2,967,248	2,410,923	803,638	597,292	(206,346)	24.8%
34	WASTEWATER SYSTEMS IMPROVEMENTS	1,504,850	1,953,727	651,241	415,771	(235,470)	21.3%
35	REAL ESTATE WATER	262,625	398,051	132,684	75,068	(57,616)	18.9%
36	REAL ESTATE WASTE	229,574	361,536	120,512	72,102	(48,410)	19.9%
37	WATER/SEWER IMPROVEMENTS	0	0	0	1,266,613	1,266,613	0.0%
38	TOTAL DEPARTMENT	83,887,707	90,709,117	30,236,369	19,036,065	(11,200,304)	21.0%
<u>EXPENDITURES - NON-DEPARTMENTAL & MISC.</u>							
40	DEBT SERVICE	31,030,000	32,085,999	10,695,333	7,008,010	(3,687,323)	21.8%
41	DEPRECIATION	0	0	0	0	0	0.0%
42	TUITION REIMBURSEMENT	35,000	35,000	11,667	750	(10,917)	2.1%
43	TECHNOLOGY CONTINGENCY	503,039	57,634	19,212	0	(19,212)	0.0%
44	EMPLOYEE PAY RAISES	0	0	0	0	0	0.0%
45	EMPLOYEE TRAINING	50,000	0	0	0	0	0.0%
46	ECONOMIC DEVELOPMENT SPECIAL PROJECTS	78,500	78,500	26,167	0	(26,167)	0.0%
47	RESERVE	3,217,000	1,157,320	385,773	0	(385,773)	0.0%
48	ADMINISTRATIVE	0	0	0	0	0	0.0%
49	NON-DEPARTMENTAL BAD DEBT	300,000	268,900	89,633	0	(89,633)	0.0%
50	TOTAL NON-DEPARTMENTAL	35,213,539	33,683,353	11,227,785	7,008,760	(4,219,025)	20.8%
52	TOTAL EXPENDITURES	119,101,246	124,392,470	41,464,154	26,044,825	(15,419,329)	20.9%
<u>TRANSFERS OUT</u>							
55	TO GENERAL FUND	0	4,189,680	1,396,560	1,396,560	0	33.3%
56	TO FEMA GRANT	10,000,000	10,000,000	3,333,333	0	(3,333,333)	0.0%
57	TO WATER/SEWER IMPROVEMENTS	13,231,969	12,380,700	4,126,900	0	(4,126,900)	0.0%
58	TO RISK MANAGEMENT	500,000	630,000	210,000	210,000	0	33.3%
59	TO GENERAL TORT	0	250,000	83,333	83,333	(0)	33.3%
60	TO HEALTH INSURANCE	0	0	0	0	0	0.0%
61	TO SEWER TORT	0	0	0	0	0	0.0%
62	TO AUTO TORT	0	0	0	0	0	0.0%
63	TO WORKER'S COMP	0	0	0	0	0	0.0%
64	TO CENTRAL STORES	130,000	250,000	83,333	83,333	(0)	33.3%
65	TO GEN ADM INFO TECH	475,000	475,000	158,333	158,333	(0)	33.3%
66	TO PURCHASING	0	500,000	166,667	276,090	109,423	55.2%
67	TO CAPITAL REPLACEMENT	0	0	0	0	0	0.0%
68	TOTAL TRANSFERS OUT	24,336,969	28,675,380	9,558,460	2,207,649	(7,350,811)	7.7%
TOTAL WATER/SEWER EXP & TRF		143,438,215	153,067,850	51,022,614	28,252,474	(22,770,140)	18.5%
TOTAL SURPLUS (DEFICIT)		0	0	1	23,526,391		

City of Columbia

Stormwater Summary - Revenue & Expenditures - Current to Prior Year Variance

As of 10/31/2017

	BUDGET CURRENT YEAR FY 2017/18	ACTUAL PRIOR YEAR THRU OCT 2016	ACTUAL CURRENT YEAR THRU OCT 2017	ACTUAL CURRENT TO PRIOR VARIANCE	% ANNUAL BUDGET
REVENUE					
1 CHARGES FOR SERVICES	12,583,300	2,498,937	4,231,272	1,732,335	33.6%
2 FINES & FORFEITURES	0	0	0	0	0.0%
3 MISCELLANEOUS REVENUES	0	0	0	0	0.0%
4 INTEREST REVENUES	46,800	49,957	0	(49,957)	0.0%
5 RENTS & SALE OF PROPERTY	0	6,428	1,910	(4,518)	0.0%
6 INTERGOVERNMENTAL REVENUES	0	0	0	0	0.0%
7 TOTAL REVENUE	12,630,100	2,555,322	4,233,182	1,677,860	33.5%
TRANSFERS IN					
9 TOTAL TRANSFERS IN	0	0	0	0	0.0%
11 TOTAL STORMWATER REV & TRF	12,630,100	2,555,322	4,233,182	1,677,860	33.5%
EXPENDITURES - DEPARTMENTS					
14 STREETS:STORM DRAIN MAINTENANCE	2,205,852	448,751	438,805	(9,946)	19.9%
15 SOLID WASTE STREET SWEEPING	1,515,739	222,068	280,231	58,163	18.5%
16 STORM WATER:OPERATIONS	0	0	0	0	0.0%
17 STORM WATER:ENGINEERING	2,626,333	388,830	396,902	8,072	15.1%
18 REAL ESTATE STORM WATER	148,883	26,178	29,251	3,073	19.6%
19 STORM DRAIN MAINTENANCE	0	0	0	0	0.0%
20 PROPERTY ACQUISITION	0	7,405	2,604	(4,801)	0.0%
21 TOTAL DEPARTMENT	6,496,807	1,093,232	1,147,793	54,561	17.7%
EXPENDITURES - NON-DEPARTMENTAL & MISC.					
23 DEPRECIATION	0	0	0	0	0.0%
24 EMPLOYEE PAY RAISES	84,793	0	0	0	0.0%
25 RESERVE	3,294,700	0	0	0	0.0%
26 ADMINISTRATIVE	1,793,800	0	0	0	0.0%
27 BAD DEBT EXPENSE	0	0	0	0	0.0%
28 TOTAL NON-DEPARTMENTAL	5,173,293	0	0	0	0.0%
30 TOTAL EXPENDITURES	11,670,100	1,093,232	1,147,793	54,561	9.8%
TRANSFERS OUT					
33 TO GENERAL FUND	560,000		186,667		
34 TO CAPITAL PROJECTS FUND	0	0	0	0	0.0%
35 TO STORM WATER IMPROVEMENTS	400,000	0	0	0	0.0%
36 TO USDA GRANT	0	0	0	0	0.0%
37 TO GENERAL TORT	0	0	0	0	0.0%
38 TO HEALTH INSURANCE	0	0	0	0	0.0%
39 TO SEWER TORT	0	0	0	0	0.0%
40 TO AUTO TORT	0	0	0	0	0.0%
41 TO WORKER'S COMP	0	0	0	0	0.0%
42 TO CENTRAL STORES	0	0	0	0	0.0%
43 TO CAPITAL REPLACEMENT	0	0	0	0	0.0%
44 TOTAL TRANSFERS OUT	960,000	0	186,667	0	19.4%
46 TOTAL STORMWATER EXP & TRF	12,630,100	1,093,232	1,334,460	54,561	10.6%
49 TOTAL SURPLUS (DEFICIT)	0	1,462,090	2,898,722		

City of Columbia
Stormwater Summary - Revenue & Expenditures - Actual to Budget Variance
As of 10/31/2017

As of 10/31/2017		UNAUDITED					
		BUDGET PRIOR YEAR FY 2016/17	BUDGET CURRENT YEAR FY 2017/18	BUDGET CURRENT YEAR THRU OCT 2017	ACTUAL CURRENT YEAR THRU OCT 2017	ACTUAL TO BUDGET VARIANCE THRU OCT 2017	% ANNUAL BUDGET
	<u>REVENUE</u>						
1	CHARGES FOR SERVICES	7,135,000	12,583,300	4,194,434	4,231,272	36,838	33.6%
2	FINES & FORFEITURES	0	0	0	0	0	0.0%
3	MISCELLANEOUS REVENUES	0	0	0	0	0	0.0%
4	INTEREST REVENUES	100,000	46,800	15,600	0	(15,600)	0.0%
5	RENTS & SALE OF PROPERTY	0	0	0	1,910	1,910	0.0%
6	INTERGOVERNMENTAL REVENUES	0	0	0	0	0	0.0%
7	TOTAL REVENUE	7,235,000	12,630,100	4,210,034	4,233,182	23,148	33.5%
8	<u>TRANSFERS IN</u>						
9	TOTAL TRANSFERS IN	0	0	0	0	0	0.0%
10							
11	TOTAL STORMWATER REV & TRF	7,235,000	12,630,100	4,210,034	4,233,182	23,148	33.5%
12							
13	<u>EXPENDITURES - DEPARTMENTS</u>						
14	STREETS:STORM DRAIN MAINTENANCE	2,111,158	2,205,852	735,284	438,805	(296,479)	19.9%
15	SOLID WASTE STREET SWEEPING	1,236,811	1,515,739	505,246	280,231	(225,015)	18.5%
16	STORM WATER:OPERATIONS	0	0	0	0	0	0.0%
17	STORM WATER:ENGINEERING	2,261,223	2,626,333	875,446	396,902	(478,544)	15.1%
18	REAL ESTATE STORM WATER	90,799	148,883	49,629	29,251	(20,378)	19.6%
19	STORM DRAIN MAINTENANCE	0	0	0	0	0	0.0%
20	PROPERTY ACQUISITION	0	0	0	2,604	2,604	0.0%
21	TOTAL DEPARTMENT	5,699,991	6,496,807	2,165,605	1,147,793	(1,017,812)	17.7%
22	<u>EXPENDITURES - NON-DEPARTMENTAL & MISC.</u>						
23	DEPRECIATION	0	0	0	0	0	0.0%
24	EMPLOYEE PAY RAISES	0	84,793	28,264	0	(28,264)	0.0%
25	RESERVE	0	3,294,700	1,098,233	0	(1,098,233)	0.0%
26	ADMINISTRATIVE	0	1,793,800	597,934	0	(597,934)	0.0%
27	BAD DEBT EXPENSE	0	0	0	0	0	0.0%
28	TOTAL NON-DEPARTMENTAL	0	5,173,293	1,724,431	0	(1,724,431)	0.0%
29							
30	TOTAL EXPENDITURES	5,699,991	11,670,100	3,890,036	1,147,793	(2,742,243)	9.8%
31							
32	<u>TRANSFERS OUT</u>						
33	TO GENERAL FUND	0	560,000	186,667	186,667	0	33.3%
34	TO CAPITAL PROJECTS FUND	0	0	0	0	0	0.0%
35	TO STORM WATER IMPROVEMENTS	1,535,009	400,000	133,333	0	(133,333)	0.0%
36	TO USDA GRANT	0	0	0	0	0	0.0%
37	TO GENERAL TORT	0	0	0	0	0	0.0%
38	TO HEALTH INSURANCE	0	0	0	0	0	0.0%
39	TO SEWER TORT	0	0	0	0	0	0.0%
40	TO AUTO TORT	0	0	0	0	0	0.0%
41	TO WORKER'S COMP	0	0	0	0	0	0.0%
42	TO CENTRAL STORES	0	0	0	0	0	0.0%
43	TO CAPITAL REPLACEMENT	0	0	0	0	0	0.0%
44	TOTAL TRANSFERS OUT	1,535,009	960,000	320,000	186,667	(133,333)	19.4%
45							
46	TOTAL STORMWATER EXP & TRF	7,235,000	12,630,100	4,210,036	1,334,460	(2,875,576)	10.6%
47							
48							
49	TOTAL SURPLUS (DEFICIT)	0	0	(2)	2,898,722		



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Assistant City Manager / Chief Financial Officer

FROM: *Jeff Palen, Chief Financial Officer*

SUBJECT: Update from the Building Industry Association of Central South Carolina - Mr. Earl McLeod, Jr., Executive Director of the BIA of Central South Carolina

FINANCIAL IMPACT:



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: Zoning/Land Development Ordinance Rewrite Update - Ms. Krista Hampton, Director of Planning and Development Services and Mr. Craig Richardson, Esq. Director, Clarion Associates

FINANCIAL IMPACT:

CLEAN WATER 2020?: No

ATTACHMENTS:

- **#a:** Zoning/Land Development Ordinance City Council Work Session Presentation - FINAL (PDF)
- **#b:** Zoning/Land Development Ordinance Rewrite Update

City of Columbia, SC



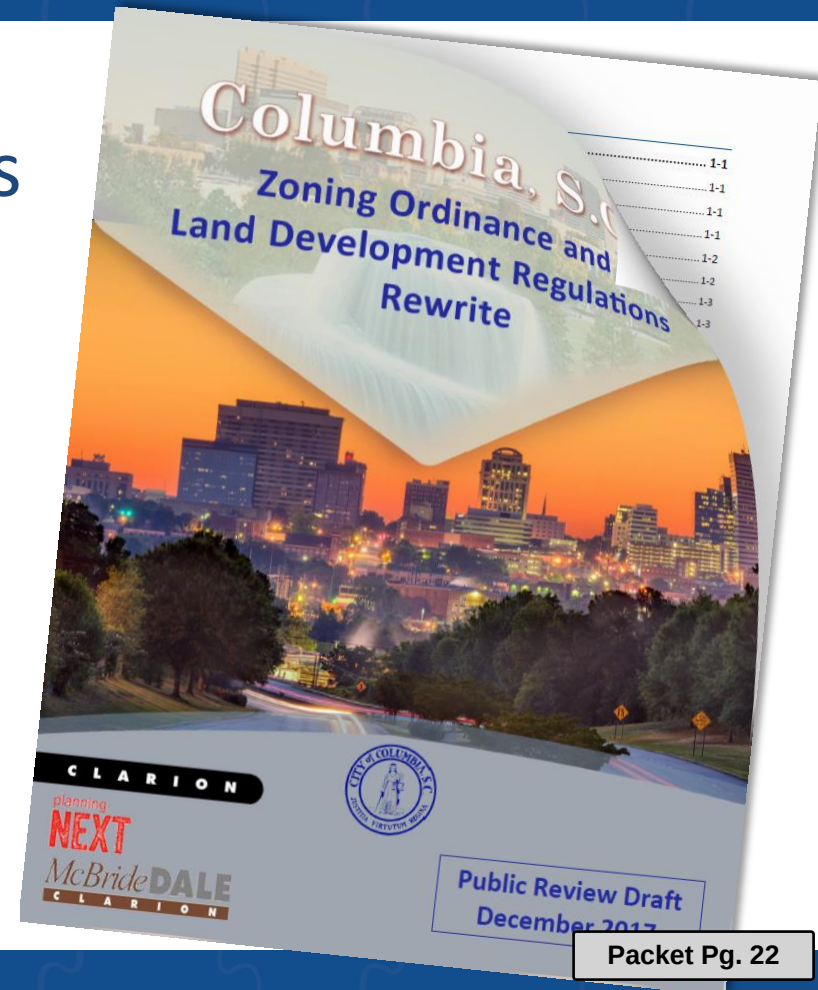
Consolidated Public Review Draft

January,

Packet Pg. 21

Overview of Presentation

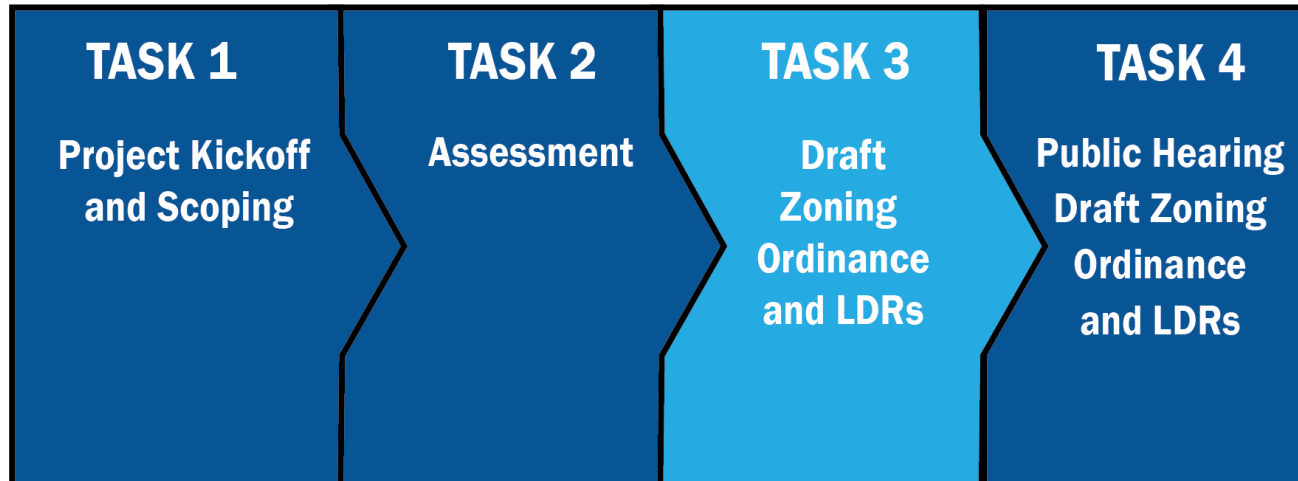
- ❖ Project status and key themes
- ❖ Overview of Consolidated Public Review Draft content
- ❖ Next steps



Project Status

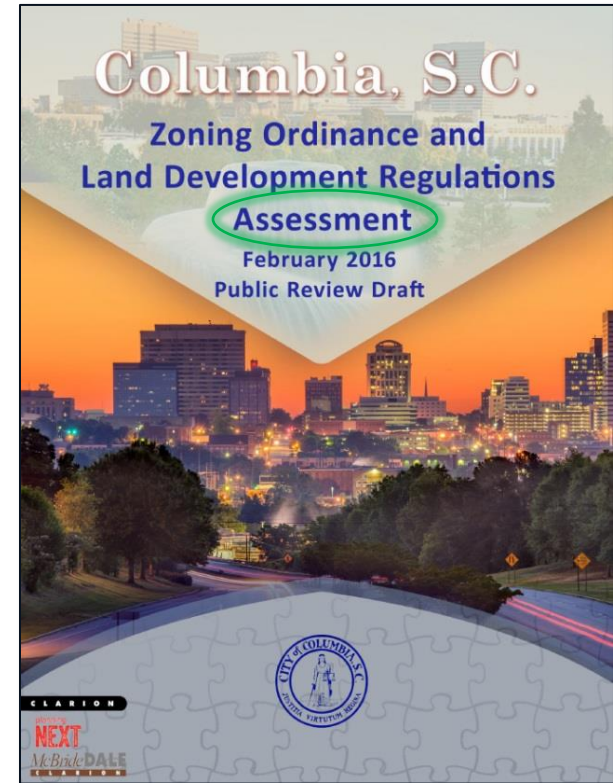
- ❖ Meetings this week on the Consolidated Public Review Draft complete Task 3

Zoning Ordinance & Land Development Regulations Rewrite



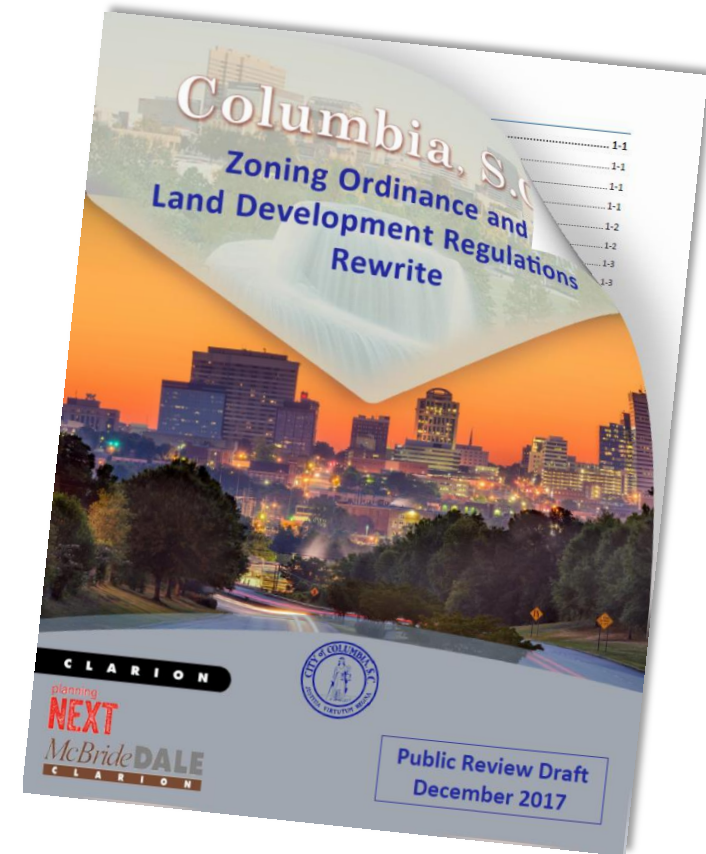
Key Themes

- ❖ Create a user-friendly code
- ❖ Implement *Plan Columbia*
- ❖ Modernize regulations to more strongly encourage and support “infill” and redevelopment
- ❖ Support and encourage sustainable/green development practices



Structure of Draft Ordinance

1. General Provisions
 2. Administration
 3. Zoning Districts
 4. Use Regulations
 5. Development Standards
 6. Land Development (Subdivision) Standards
 7. Nonconformities
 8. Enforcement
 9. Definitions and Rules of Measurement
- Appendices



1. General Provisions

- ❖ Updated references to authorizing statutes
- ❖ Consolidated and refined purpose statements
 - Emphasis on comprehensive plan implementation and consistency
- ❖ Official Zoning Map – interpretation of boundaries and revised rules for zoning of annexed lands
- ❖ Transitional provisions
 - Rules for pending development applications and approved development

Article 1: General Provisions

- 17-1.1 Title
- 17-1.2 Authority
- 17-1.3 General Purpose and Intent
- 17-1.4 Applicability
- 17-1.5 In Accordance with Comprehensive Plan
- 17-1.6 Relationship with Other Laws, Covenants, or Deeds
- 17-1.7 Official Zoning Map
- 17-1.8 Transitional Provisions
- 17-1.9 Vested Rights
- 17-1.10 Severability

2. Administration

- ❖ Procedures consolidated, organized, and streamlined
- ❖ New procedures:
 - Conditional Use Permit
 - Tree Removal Permit
 - Temporary Use Permit
 - Administrative Adjustment
 - Development Agreement
- ❖ Codification of existing procedures:
 - Site Plan
 - Sign Permit
 - Street or Road Name Change
 - Interpretations

Article 2: Administration

- 17-2.1 Purpose and Organization of this Article
- 17-2.2 Summary Table of Development Review Responsibilities
- 17-2.3 Advisory and Decision-Making Bodies and Persons
- 17-2.4 Standard Review Procedures
- 17-2.5 Application-Specific Review Procedures and Decision Standards
 - Text Amendment
 - Zoning Map Amendment
 - Planned Development
 - Special Exception Permit
 - Development Agreement
 - Certificate of Design Approval – Historic Districts and Landmarks
 - Certificate of Design Approval – Design Districts
 - Site Plan
 - Subdivision
 - Street or Road Name Change
 - Conditional Use Permit
 - Tree Removal Permit
 - Forestry Permit
 - Sign Permit
 - Temporary Use Permit
 - Zoning Permit
 - Administrative Adjustment
 - Variance – Zoning
 - Variance – Land Development (Subdivision)
 - Interpretation – Zoning
 - Interpretation – Land Development (Subdivision)

3. Zoning Districts

❖ Organization of districts:

- 9 residential
- 10 mixed-use, activity center, and corridor
- 5 institutional and campus
- 3 industrial
- 1 planned development
- 11 overlay

❖ Includes new districts to implement *Plan Columbia*

TABLE 17-3.1(C): ESTABLISHMENT OF ZONING DISTRICTS

3.a

BASE ZONING DISTRICTS
RESIDENTIAL DISTRICTS
T/C: Transitional/Conservation District
LL-R: Large Lot - Reserve District
RSF-1: Residential Single Family - Large Lot District
RSF-2: Residential Single Family - Medium Lot District
RSF-3: Residential Single Family - Small Lot District
RD: Residential Two-Family District
RD-MV: Residential Two-Family - Mill Village District
RM-S: Residential Mixed - Small Scale District
RM-M: Residential Mixed - Medium Scale District
MIXED-USE, ACTIVITY CENTER, AND CORRIDOR DISTRICTS
MU-L: Mixed-Use - Low Density District
MU-M: Mixed-Use - Medium Density District
AC-N: Activity Center - Neighborhood District
COR-N: Neighborhood Activity Corridor District
AC/C-C: Activity Center/Corridor - Community District
AC/C-R: Activity Center/Corridor - Regional District
O-I: Office and Institutional District
AC-D: Activity Center - Downtown District
GC: General Commercial District
MC: Mixed Commercial District
INSTITUTIONAL AND CAMPUS DISTRICTS
INS-GEN: Institutional - General District
INS-U/M: Institutional - University/Medical District
INS-ZOO: Institutional - Riverbanks Zoo and Gardens District
INS-FJ: Institutional - Fort Jackson District
INS-T/U: Institutional - Transportation/Utilities District
INDUSTRIAL DISTRICTS
LI: Light Industrial District
HI: Heavy Industrial District
EC: Employment Campus District
PLANNED DEVELOPMENT DISTRICTS
PD-#: Planned Development - General District
OVERLAY DISTRICTS
OV-A: Airport Safety Overlay District
OV-FW: Floodway Overlay District
OV-FP: Floodplain Overlay District
OV-5P: Five Points Design Overlay District
OV-ID: Innovista Design Overlay District
OV-NMC: North Main Corridor Design Overlay District
OV-CC: City Center Design Overlay District
OV-HP: Historic Preservation Overlay District
OV-GATE-#: Gateway Design Overlay District
OV-NC-#: Neighborhood Conservation Overlay District
OV-OAS: Outdoor Advertising Sign Overlay District

3. Zoning Districts

❖ User-friendly, two-page layout

Article 3: Zoning Districts
Sec. 17-3.3. Mixed-Use, Activity Center, and Corridor Base Zoning Districts
(d) MU-M: Mixed-Use - Medium Density District

(d) MU-M: Mixed-Use - Medium Density District¹

(1) Purpose^a

The purpose of the Mixed-Use - Medium Density (MU-M) District is to provide lands that accommodate medium-density, walkable mixed-use development in a gridded street pattern.

Allowed uses include single-family, two-family, townhouse, and multi-family development, as well as a moderate range of neighborhood-serving mixed-use, retail, office, and personal services development.



(2) Use Standards

Allowed uses and use-specific standards for principal, accessory, and temporary uses are established in Article 4: Use Regulations.

(3) Intensity and Dimensional Standards^a

Standard	Single Family and Two-Family	Townhouse	Multi-Family and Mixed Use	All Other Uses
Lot Area, min. (sf.)	5,000 [2]	8,000 [3]	10,000	5,000
Lot Width, min. (ft.)	50	75 [3]	75	50
Lot Depth, min. (ft.)			[1]	
Lot Coverage, max. (% of site area)			N/A	
Density, max. (du/acre)			N/A	
Front Yard Setback (ft.)	Min. Max.		0 15	
Side Yard Setback, min. (ft.)			5	
Rear Yard Setback, min. (ft.)			10	
Building Height, max. (ft.)			60	

Notes: ft. = feet sf. = square feet du. = dwelling unit

[1] Lot depth for residential uses shall be a minimum of 70 feet.

[2] Applies to individual lots under individual units.

[3] Applies to the development lot as a whole rather than individual lots under individual units.

Article 3: Zoning Districts
Sec. 17-3.3. Mixed-Use, Activity Center, and Corridor Base Zoning Districts
(d) MU-M: Mixed-Use - Medium Density District



(4) Reference to Other Standards

Sec. 17-5.1	Access, Mobility, and Circulation	Sec. 17-5.8	Fences and Walls
Sec. 17-5.2	Off-Street Parking, Bicycle Parking	Sec. 17-5.9	Exterior Lighting
Sec. 17-5.3	Landscaping	Sec. 17-5.10	Signs
Sec. 17-5.4	Tree Protection	Sec. 17-5.11	Green Building Standards
Sec. 17-5.5	Open Space	Sec. 17-6.2	Minimum Design Standards
Sec. 17-5.6	Neighborhood Compatibility	Sec. 17-6.3	Improvements and Sureties
Sec. 17-5.7	Form and Design Standards	Article 9	Definitions and Rules of Measurement

¹ This district renames and expands upon the current RG-2: General Residential District, established in Section 17-231, Districts Enumerated, of the current zoning ordinance. As stated in Section 2.2.2(A), Base Districts, and Appendix H: Proposed Standards for MU-M: Mixed Use - Medium Density District, of the Ordinance Assessment, and based on *Plan Columbia* policy direction, the MU-M district is intended to allow medium-density mixed use development. The MU-M district is distinguished from the MU-L district by allowing higher residential density (for example large-scale multi-family) and a greater mix of allowable neighborhood-serving commercial and institutional land uses.

² The purpose statement is carried forward from Section 17-235, RG-1, RG-1A, and RG-2 General Residential Districts, of the current zoning ordinance, with refinements for clarity for clarity and to further describe district character.

³ Intensity and dimensional standards are modified based on Appendix H: Proposed Standards for MU-M: Mixed-Use - Medium Density District, of the Ordinance Assessment.

4. Use Regulations

- ❖ Uses, definitions, and standards modernized
- ❖ Organized by principal uses, accessory uses, and temporary uses
- ❖ Principal uses reorganized and consolidated from 305 uses to 123 uses

Article 4: Use Regulations
Sec. 17-4.2, Principal Uses
(b) Principal Use Table

TABLE 17-4.2(B)(4): PRINCIPAL USE TABLE FOR BASE ZONING DISTRICTS																										
P = PERMITTED BY RIGHT C = ALLOWED CONDITIONAL S = ALLOWED AS SPECIAL EXCEPTION BLANK CELL = PROHIBITED																										
Principal Use Category	Principal Use Type	Residential Districts					Mixed-Use, Activity Center, and Corridor Districts					Institutional and Campus Districts					Industrial Districts			Use-Specific Standards						
		T/C	LL-R	RSF-1	RSF-2	RSF-3	RD	RD-MV	RM-S	RM-M	MU-L	MU-M	AC-N	AC-C	AC/C-R	O-I	GC	MC	INS-GEN	INS-U/M	INS-ZOO	INS-T/U	U	HI	EC	
Eating and Drinking Establishment Uses ¹⁹³	Eating and drinking establishment, Type 1										C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	Sec. 17-4.2(c)(3)c.1
	Eating and drinking establishment, Type 2										S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	Sec. 17-4.2(c)(3)c.2
Funeral and Mortuary Services Uses	Crematory ¹⁹⁴																							P	P	
	Funeral home or mortuary ¹⁹⁵										P	P	P	P	P	P	P	P								
Office Uses	Business/Professional office ¹⁹⁶										P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	
	Contractor's office ¹⁹⁷													P	P	P	P	P					P	P	P	
Personal Services Uses	Bank, retail										P	P	P	P	P	P	P	P								
	Beauty salon or barbershop ¹⁹⁸										P	P	P	P	P	P	P	P	P						P	
	Body piercing or tattoo establishment ¹⁹⁹										C	C	C	C	C		C	C					C			Sec. 17-4.2(c)(3)d.1
	Dry cleaning pick-up ²⁰⁰									C	C	C	C	C	C	C	C	C	S	C			C	C	C	Sec. 17-4.2(c)(3)d.2

¹⁹³ The use types in this category consolidate and reorganize several uses in the current zoning ordinance.

¹⁹⁴ New use type. The current zoning ordinance includes the use "funeral service and crematories." Crematories are treated separately because of different impacts.

¹⁹⁵ New use type based on the use "funeral services and crematories" in the current zoning ordinance.

¹⁹⁶ New use type that incorporates several uses in the current zoning ordinance.

¹⁹⁷ New use type that incorporates several uses in the current zoning ordinance.

¹⁹⁸ New use type that consolidates uses in the current zoning ordinance.

¹⁹⁹ This use is not currently allowed in the RG-1A, RG-1, RG-2, and RG-3 districts (proposed RM-M, MU-L, and MU-M districts).

²⁰⁰ New use type that builds on uses in the current zoning ordinance.

5. Development Standards - Organization

- 5.1: Access, Mobility, and Circulation
- 5.2: Off-Street Parking, Bicycle Parking, and Loading
- 5.3: Landscaping
- 5.4: Tree Protection
- 5.5: Open Space
- 5.6: Neighborhood Compatibility
- 5.7: Form and Design Standards
- 5.8: Fences and Walls
- 5.9: Exterior Lighting
- 5.10: Signs
- 5.11: Green Building Standards
- 5.12: Incentives for Green Building Practices

Article 5: Development Standards

Commentary

Article 5: Development Standards, consolidates all the development standards related to the physical layout of new development, other than the land development (subdivision) standards, which are in Article 6: Land Development (Subdivision) Standards. Standards are organized into 12 sections within Article 5.

Section 17-5.1, Access, Mobility, and Circulation, establishes new multimodal access and circulation standards for new development.

Section 17-5.2, Off-Street Parking, Bicycle Parking, and Loading, builds on the current off-street parking standards. It includes an updated table of minimum parking standards for all uses, revised dimensional standards for parking spaces and aisles, general location and design standards, expanded off-street parking alternatives, new parking reduction incentives and methodology, expanded standards for vehicle stacking spaces, new bicycle parking standards, and expanded standards for loading areas.

Section 17-5.3, Landscaping, expands and refines the landscaping standards in the current zoning ordinance. It includes new site landscaping standards that apply to certain residential and nonresidential development.

Section 17-5.4, Tree Protection, builds on standards for tree protection in the current zoning ordinance. It introduces new standards for the protection of trees eight inches in diameter or larger and for preservation of a percentage of the existing canopy cover on a development site.

Section 17-5.5, Open Space, establishes a minimum amount of open space set-asides required for new development, identifies what is and is not counted toward open space, and sets forth standards for design, ownership, and maintenance of open space set-asides.

Section 17-5.6, Neighborhood Compatibility, establishes neighborhood compatibility standards for new development that is adjacent to single-family detached or two-family dwellings in specific zoning districts.

Section 17-5.7, Form and Design Standards, includes two new sets of standards for form and design: one for multifamily residential development, and one for nonresidential and mixed-use development.

Section 17-5.8, Fences and Walls, consolidates and expands on the regulations governing fencing in the current zoning ordinance.

Sections 17-5.9, Exterior Lighting, establishes new standards for exterior lighting.

Section 17-5.10, Signs, reorganizes and updates the sign standards in the current zoning ordinance.

Section 17-5.11, Green Building Standards, establishes new standards for sustainable development practices.

Section 17-5.12, Incentives for Green Building Practices, establishes incentives for development that incorporates additional sustainable building features beyond what the standards require.

This comment box and the footnotes included in this draft are provided for reference purposes and will not be included in the Public Hearing Draft of the Ordinance.

5. Development Standards - Example

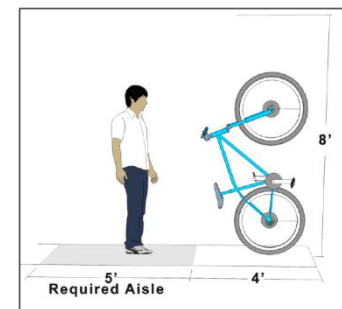
❖ 5.2: Off-Street Parking, Bicycle Parking, and Loading

- Comprehensive review and update of minimum parking standards
- New off-street parking alternatives add flexibility (shared parking, off-site parking, deferred parking, etc.)
- New minimum bicycle parking standards in target areas

TABLE 17-5.2(I)(1)B: BICYCLE PARKING STANDARDS IN THE MU-L, MU-M, AC-D, AC-N, AC/C-C, AC/C-R, AND MC DISTRICTS

PRINCIPAL USE TYPE	REQUIRED BICYCLE PARKING SPACES [4]	
	SHORT-TERM [1] [2]	LONG-TERM [2]
Residential Uses		
Dwelling, Multifamily	1 for every 20 dwelling units	1 for every 4 dwelling units
Dormitory, private	1 for every 16 bedrooms	1 for every 4 bedrooms ³⁴⁵
Fraternity or sorority house	1 for every 16 bedrooms	1 for every 4 bedrooms
Rooming house or boardinghouse	No minimum	1 for every 10 required automobile parking spaces
Use type in the Residential Uses classification not elsewhere listed	No minimum	No minimum
Public, Civic, and Institutional Uses		
Correctional facility	2	1 for every 20,000 gsf
Place of worship	1 for every 1,500 gsf of assembly area	1 for every 15 employees
Use type in the Community Service Uses category not elsewhere listed	1 for every 2,000 gsf	1 for every 6,000 gsf
Elementary, middle, or high school	1 for every 10 s ca	

Figure 17-5.2(i)(3)b: Example of Vertical Bicycle Parking Dimensional Standards



5. Development Standards - Example

- ❖ 5.5: Open Space
- Requires a minimum percentage of site area of new development for open space set-aside
 - Percentage depends on the type of development and the zoning district
 - Table of features that count toward minimum requirement
 - Standards for location, configuration, and maintenance

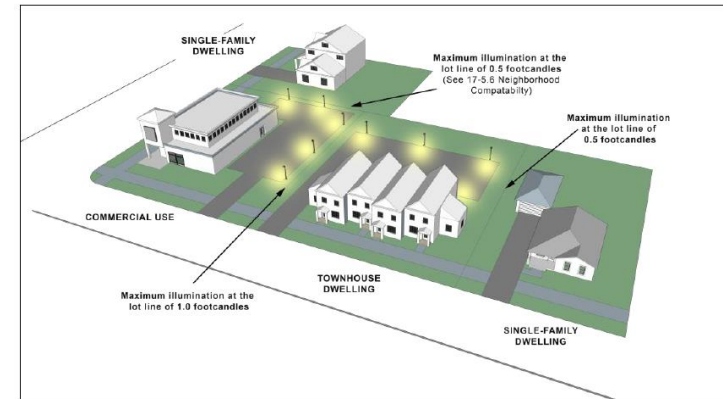
TABLE 17-5.5(D)(1): OPEN SPACE SET-ASIDE FEATURES		
AREA COUNTED AS COMMON OPEN SPACE SET-ASIDES	DESCRIPTION	DESIGN AND MAINTENANCE REQUIREMENTS
Access Easements with Paths or Trails		
	Public access easements that include paths or trails that are available for passive recreational activities such as walking, running, and biking	• Such access easements shall include at least one improved access from a public street, sidewalk, or trail that includes signage designating the access point.
Active Recreational Areas		
	Land occupied by areas and facilities used for active recreational purposes, such as ballfields, playgrounds, tennis courts, pools, jogging trails, and community buildings and clubhouses, and land dedicated for parks.	• Land shall be compact and contiguous unless used to link or continue an existing or planned open space resource. • Areas shall have at least one direct access to a building or to a street, bikeway, or walkway accessible to the public or the development's occupants and users.
Squares, Forecourts, and Plazas		
	Flat, open areas immediately in front of a building or framed by buildings or streets that provide gathering places, opportunities for outdoor dining, etc.	• A square, forecourt, or plaza shall be at least 200 square feet, but no more than one acre, in area. • A square, forecourt, or plaza shall have at least one direct access to a principal building, or to a street, bikeway, or walkway accessible to the public or the development's occupants and users. • Surrounding principal buildings shall be oriented toward the square, forecourt, or plaza where possible.

5. Development Standards - Example

❖ 5.7: Neighborhood Compatibility

- Purpose: ensure proper transition and compatibility to preserve character of established single-family neighborhoods
- Standards address:
 - Building height, orientation, and design
 - Driveway location, off-street parking, loading areas, and drive through facilities
 - Exterior lighting
 - Signage
 - Open space and natural features
 - Operational standards

Figure 17-5.9(e)(4)b: Maximum Illumination Levels



5. Development Standards - Example

❖ 5.11: Green Building Standards

- Establishes point system
- More points required for larger developments
- Menu of green building features to earn points
- Exempt:
 - Smaller residential and nonresidential development
 - New LEED certified gold buildings
 - Remodel, alteration or expansion of existing building

TABLE 17-5.11(D)(4): GREEN BUILDING POINT SYSTEM	
GREEN BUILDING ACTIVITY	POINTS EARNED
Location	
Development on previously used or developed land that is contaminated with waste or pollution (brownfield site)	1.00
Development on previously used or developed land that is not contaminated (site re-use)	0.50
Energy Conservation	
Install a “cool roof” on a minimum of 50 percent of the dwelling units in a subdivision. The cool roof shall cover the entire roof of the building. Install a “cool roof” on a minimum of 50 percent of the buildings in a multi-building development. The cool roof shall cover the entire roof of the building. The “cool roof” shall cover the entire roof of the dwelling. Cool roofs shall have a Solar Reflectance Index of 78 for flat roofs or 29 for roofs with a slope greater than 2:12	1.50
Provide skylights in an amount necessary to ensure natural lighting is provided to at least 25 percent of the habitable rooms in the structure	0.50
Use central air conditioners that are Energy Star qualified	0.50
Use of only solar or tank-less water heating systems throughout the structure	0.50
Alternative Energy	
Generate or acquire a minimum of 50 percent of the electricity needed by the development from alternative energy sources (e.g., solar, wind, geothermal)	2.00
Generate or acquire a minimum of 25 percent of the electricity needed by the development from alternative energy sources (e.g., solar, wind, geothermal)	1.00
Pre-wire a minimum of 75 percent of residential dwelling units in the development for solar panels	1.50
Pre-wire a minimum of 50 percent of residential dwelling units in the development for solar panels	0.75
Pre-wire a minimum of 25 percent of residential dwelling units for solar panels	0.50
Install solar panels on a minimum of 25 percent of dwelling units contained in single-family	

6. Land Development (Subdivision) Standards

- ❖ Minimum design standards reference all applicable standards in Article 5
 - Access, mobility, and circulation
 - Site tree density
 - Tree protection
 - Open space
- ❖ New standards:
 - Traffic calming
 - Bicycle facilities
 - Street trees
 - Cottage neighborhood development
- ❖ Many current provisions carried forward



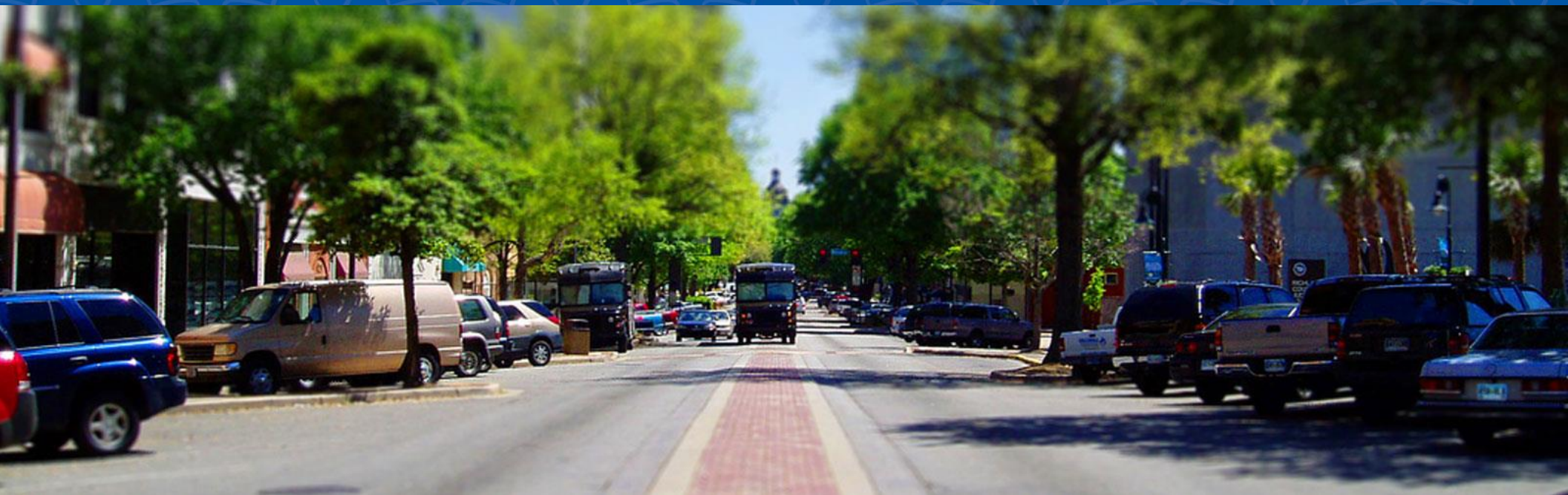
7-9: Nonconformities, Enforcement, and Definitions and Rules of Measurement

3.a

- ❖ **Article 7: Nonconformities**
 - Builds on existing rules
 - New sliding scale compliance for nonconforming site features
- ❖ **Article 8: Enforcement**
 - Carries forward and builds on current enforcement provisions
- ❖ **Article 9: Definitions and Rules of Measurement**
 - Consolidates all definitions, including new definitions for uses
 - Consolidates rules of measurement
 - Provides general rules for construction and interpretation

Next Steps

- ❖ March 1: Deadline for submitting comments on Comprehensive Public Review Draft
- ❖ Summer 2018: Produce Public Hearing Draft
- ❖ Fall 2018: Public hearings on new ordinance



Questions and Discussion



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: City Clerk

FROM: *Erika Moore, City Clerk*

SUBJECT: Health Care and Well Being Strategy for 2018 - Ms. Pamela Benjamin, CPM, Human Resources Director

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** January 2018 Health Care Strategies Cover Memo (PDF)
- **#b:** City Council Final_Jan11 2018 strategy (PDF)



We Are Columbia

1136 Washington Street, Ste. 504, Columbia, SC 29201 • Phone: 803-545-3146 • Fax: 803-545-3147

TO: Teresa B. Wilson, City Manager

FROM: Pamela Benjamin, Human Resources Director

DATE: January 8, 2018

RE: Health Care & Well Being Strategy 2018

Representatives with the City's health care third party administrator, Blue Cross Blue Shield of South Carolina will present an overview of the City of Columbia Well-Being Strategy programs/services to be implemented for plan year 2018 with the City.

Topics covered include:

- Overview of Rally Program
- Clinical Programs
- Blue CareOnDemand
- Communication Recommendations
- On site consulting

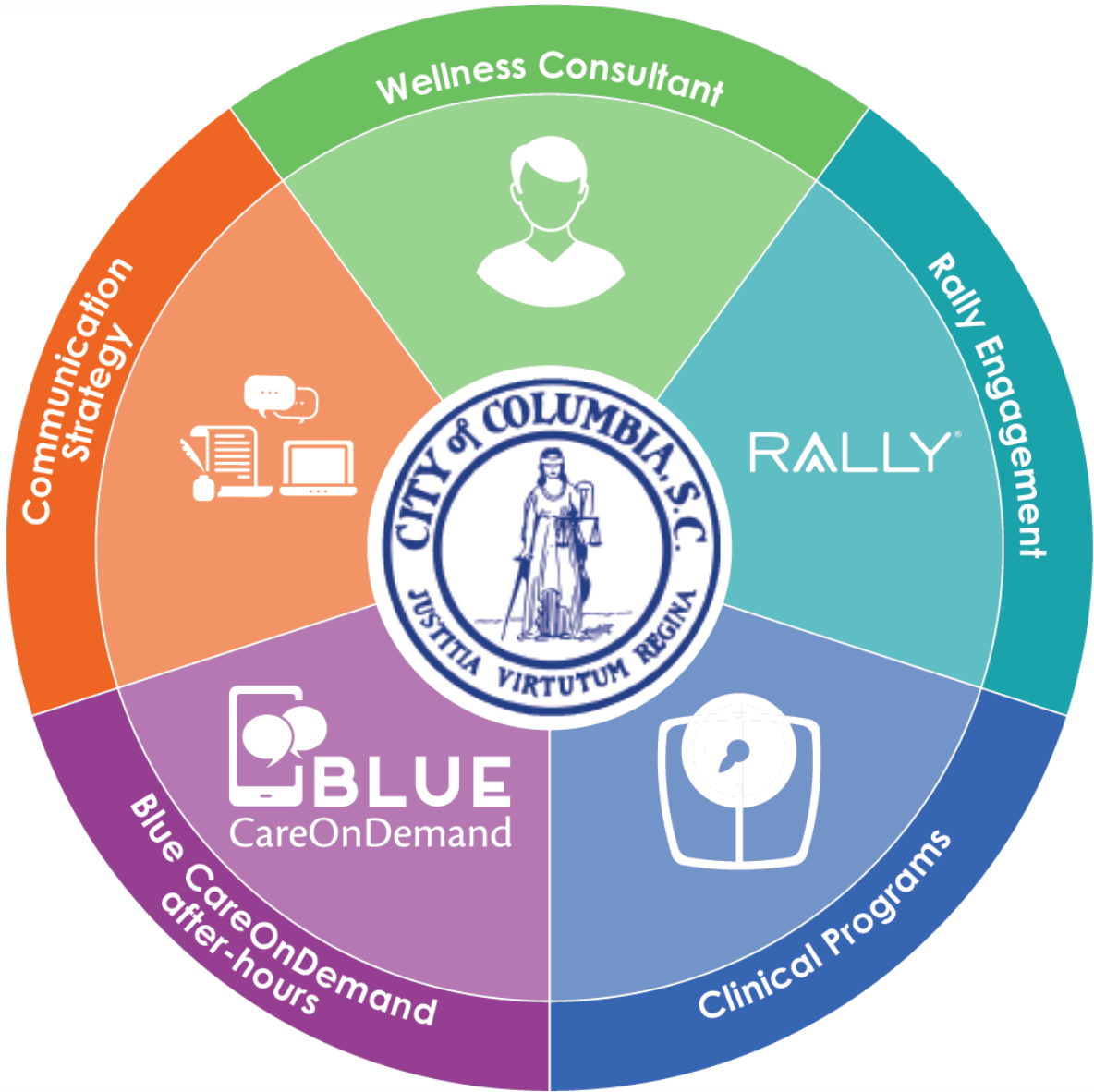
Should you have any questions or need additional information, please let us know.

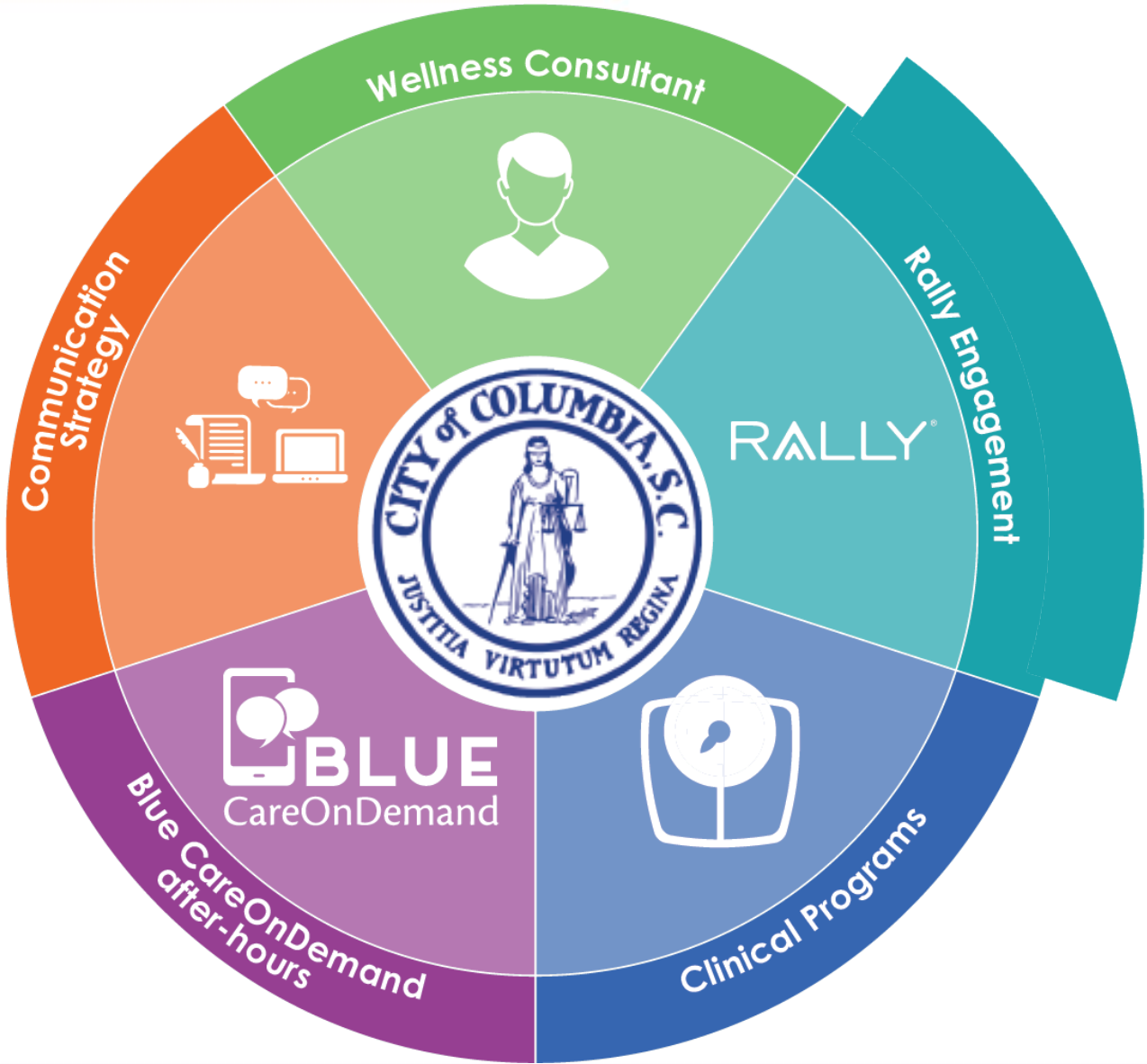


South Carolina

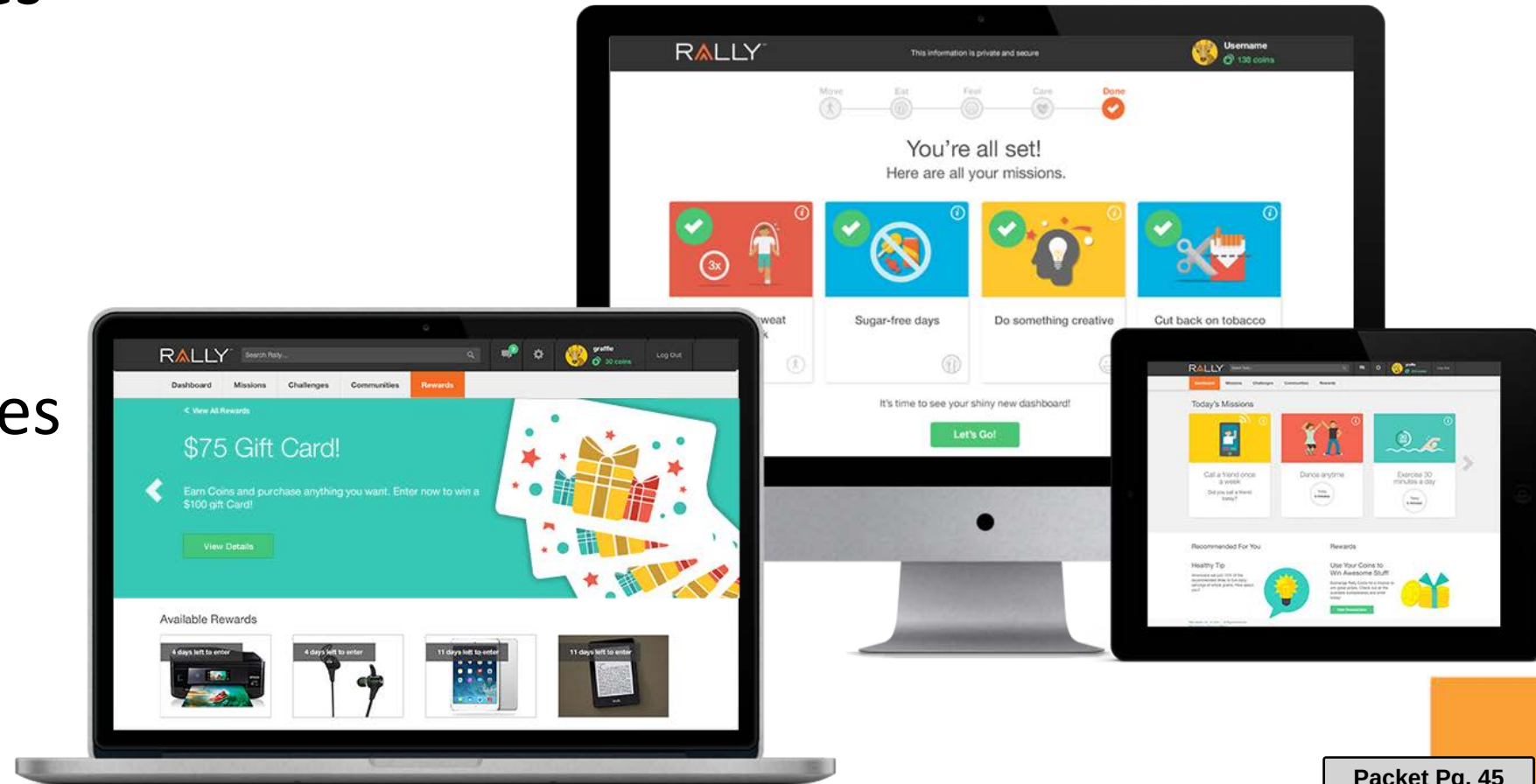
City of Columbia

January 16, 2018



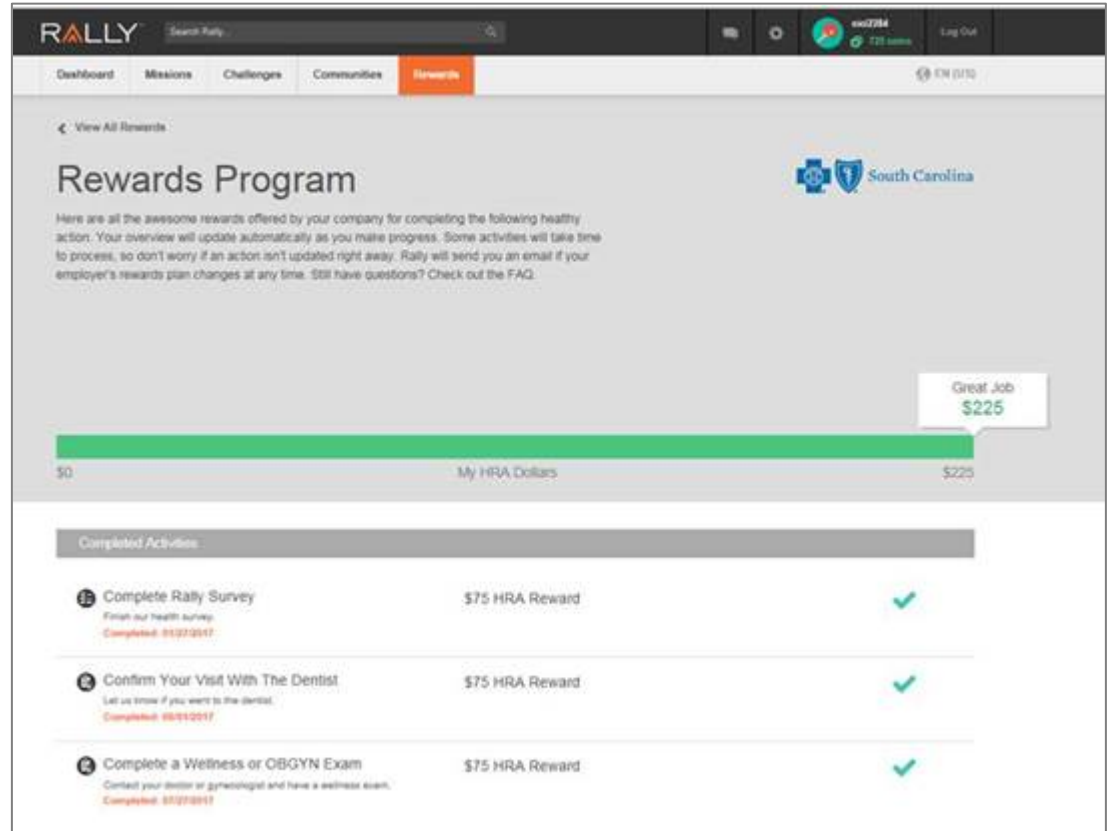


- Desktop, Mobile App and Connected Devices
- Health Survey
- Missions
- Challenges
- Rewards/Incentives





- Rally Survey
- Annual Physical/OB-GYN
- Biometric Screening
- Four Health Coaching Calls
- Dental Cleaning



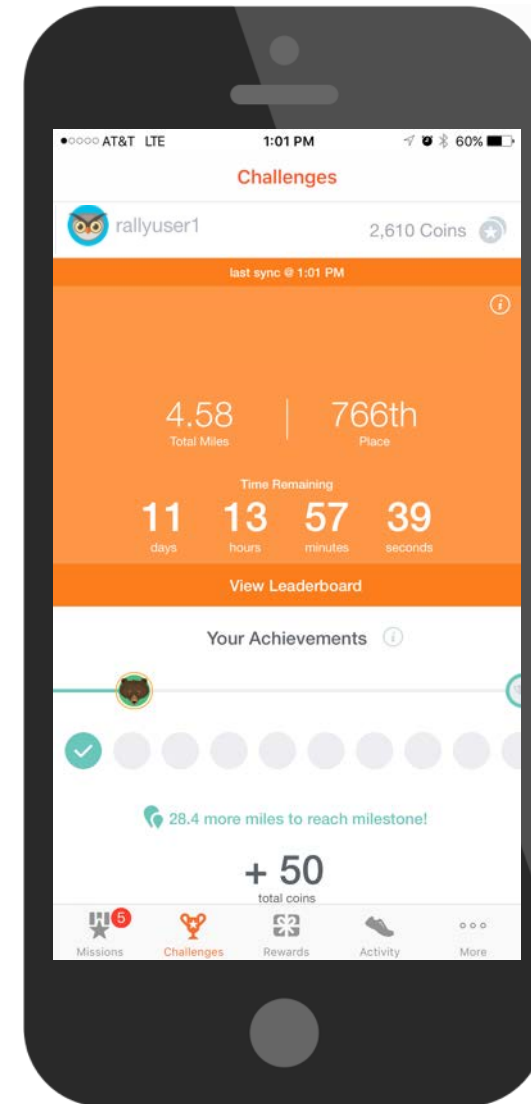


Strengthen Culture Build Awareness Drive Behavior Change Lower Risk				
	Well-Being Objectives	2016 Baseline Participation	2017 Current Participation	2018 Targets
Build a Culture	Communications Relay (Member Messaging)	0%	7%	30%
Earn Rewards	Increase Rally Participation - Survey - Biometric Screenings - Coaching Calls	12% 2% 1%	10% 3% 1%	30% 20% 10%

*Data as of November 2017



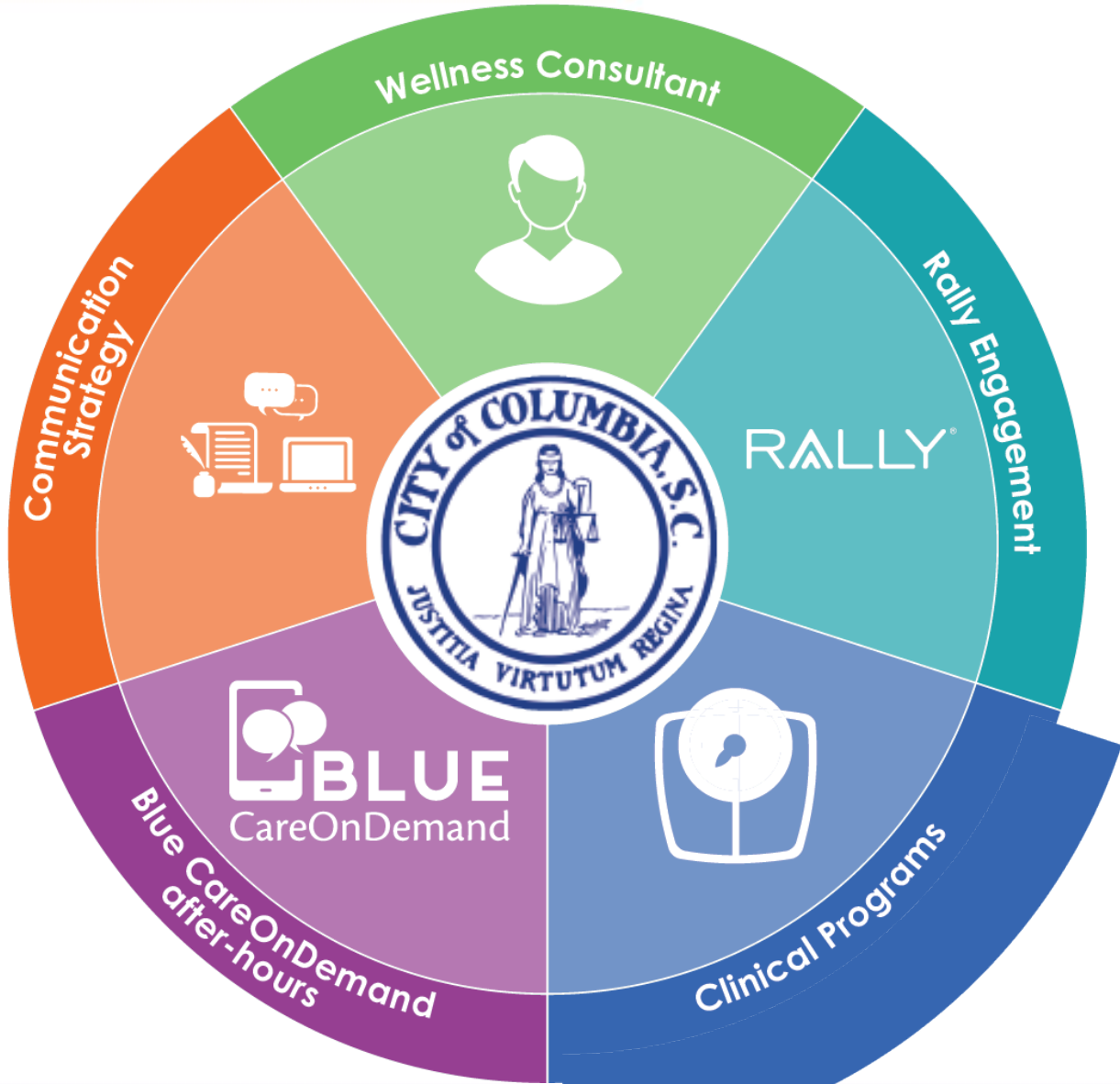
- Virtual Fitness Challenge
- Quarterly Challenges Throughout the Country
 - February: City of Columbia, 14 days
 - April: Chi Town Shuffle, 7 days
 - July: Hollywood Hustle, 14 days
 - October: City of Columbia, 14 days





- Specific to the City of Columbia
- Activity-based, allowing members an opportunity to earn an award
- Eligible by completing milestones within your specific Rally Challenges
- Multiple fitness tracking devices are compatible

RALLY®





We Will Provide:

- Dedicated Care Management Team structures to support you

We Will Be:

- A Trusted Partner
Care Management, Clinical Consulting, Pharmacy

What This Means to You

Incomparable support and exceptional satisfaction





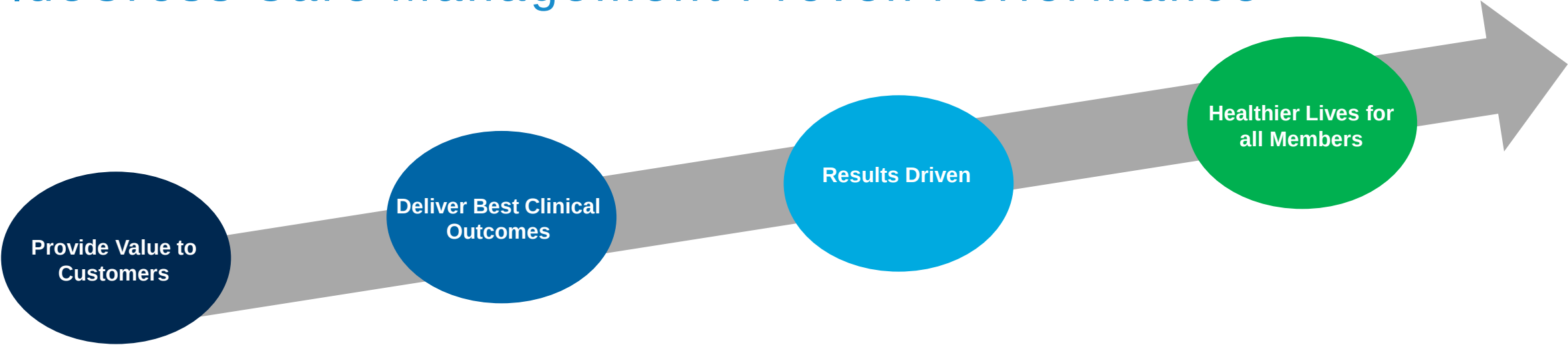
- To engage 100% of eligible members
- To produce positive changes in the health of our members
- To deliver sustained outcomes

- ✓ *Healthier lives for members*
- ✓ *More productive employees*
- ✓ *Lower costs for employers*





BlueCross Care Management Proven Performance



PARTICIPATION REQUIRED

Positive
Experience

Member
Group

Quality Outcomes

Appropriate
Utilization

Proactively Identify Emerging
Health Challenges

High Cost Claimants and
Disease States

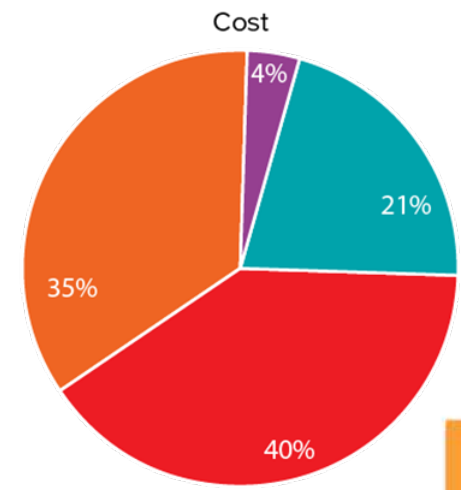
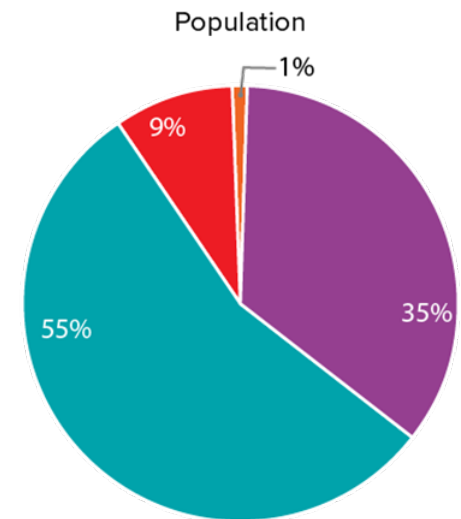
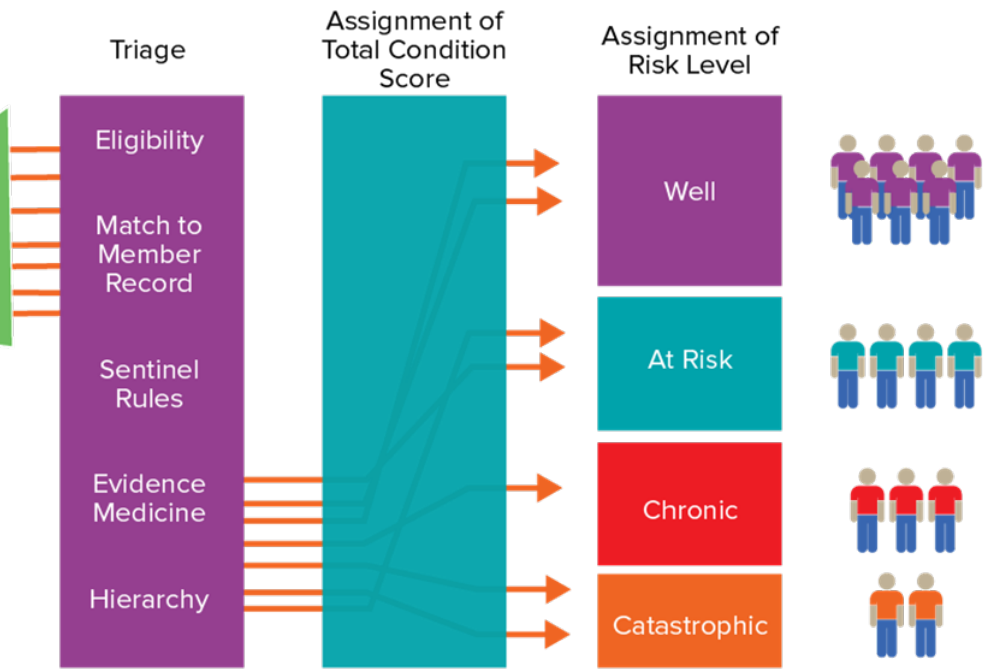
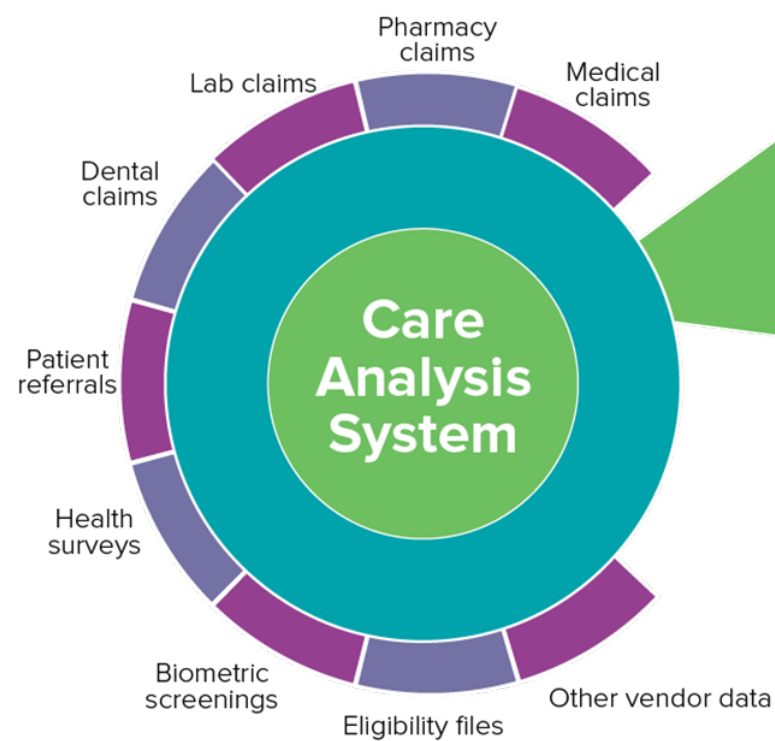
Member's Living Well
Regardless of Health Status



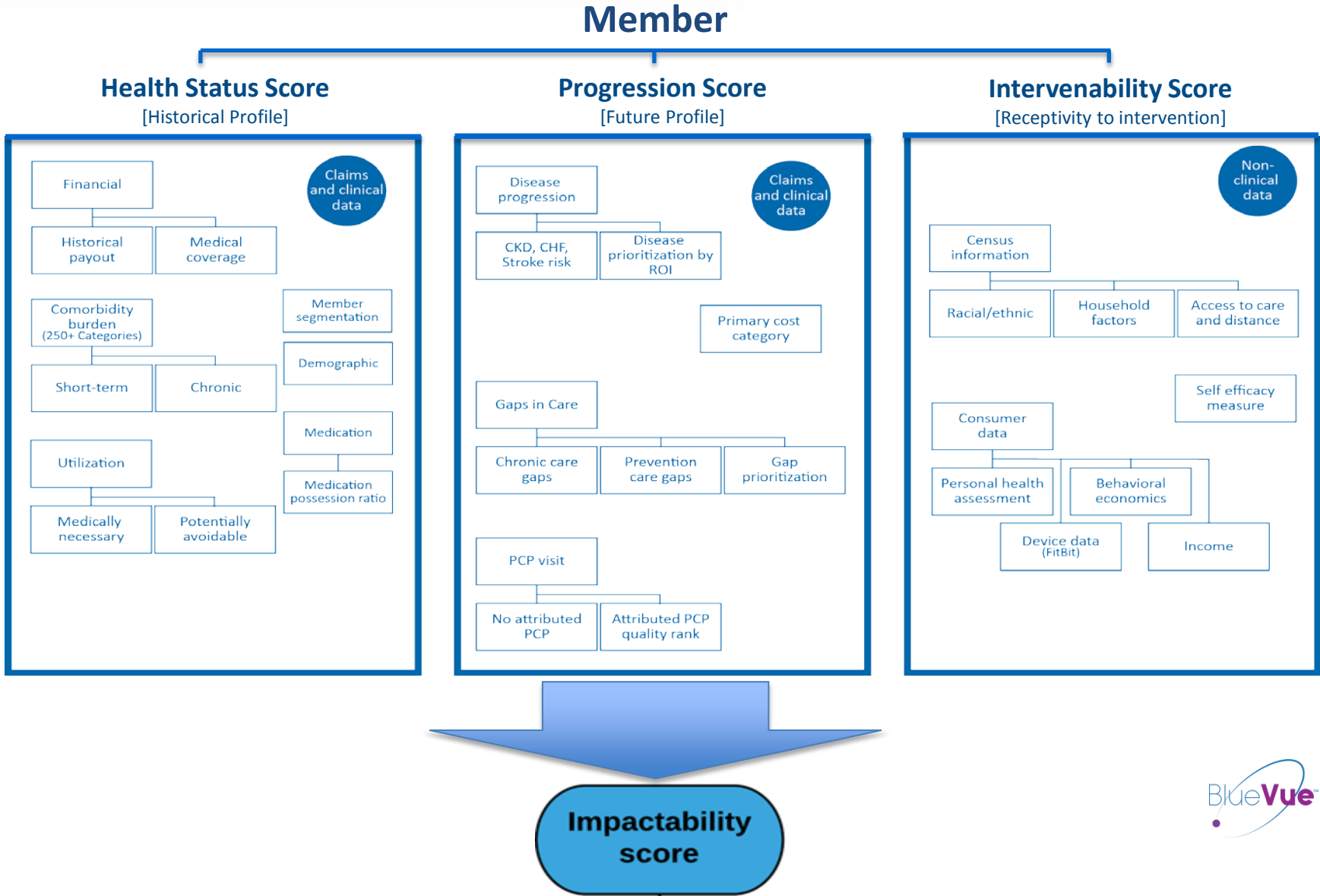
- Concierge Case Management
- Oncology Case Management
- Catastrophic and High-Cost Disease State Management
- Utilization Management
- Radiology Benefits Management – Standard Radiology, Musculoskeletal and Oncology
- Behavioral Health
- Chronic Condition Management
- Lifestyle and Wellness Management



Using Data to Identify, Stratify and Predict Risk



Increasing Effective Engagement Through Proprietary System





Through this targeted, high-touch approach, the Care Manager coordinates all components of the program specifically designed to address and anticipate the needs of City of Columbia members.

Program Focus

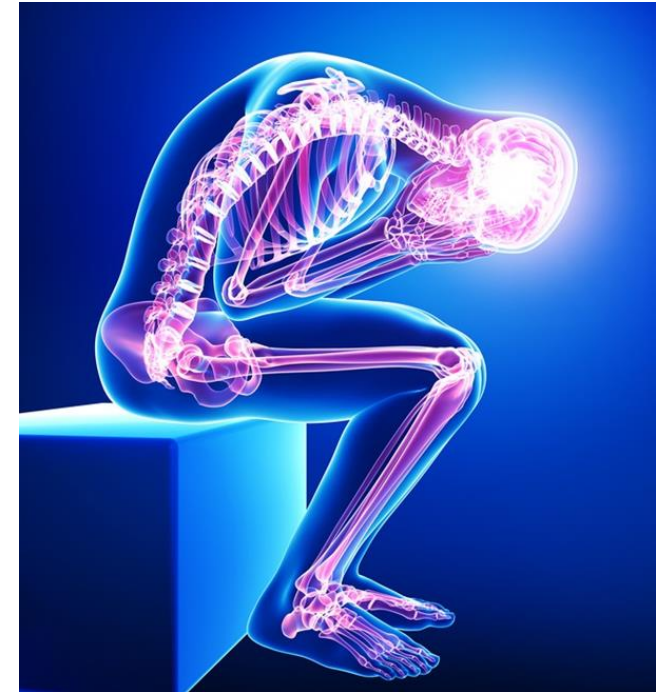
- Member Satisfaction
- Improved Health of the Population
- Medical, Disease and Case Management
- Minimize Cost



Comprehensive Care Management provides members with complex medical needs an added level of care. The program focuses on helping members with a chronic condition achieve and maintain a higher quality of life.

Program Focus

- Individuals who account for a disproportionate share of health care cost and utilization
- Multiple chronic conditions
- Limited functional status
- Psychosocial needs





The Oncology Care Management program provides support to members, families and caregivers who are dealing with the diagnosis and treatment of cancer.

Program Focus

- Engage the member upon diagnosis and remain with them throughout the course of treatment
- Holistic, member-centered approach focused on collaboration with all members of the team including oncologist, pharmacist, social workers and other providers





Through appropriate financial incentives, the Oncology Specialist program offers improved care coordination for members diagnosed with breast, lung or prostate cancer who are undergoing chemotherapy. It's designed to support access to appropriate care.

Program Focus

- Improve care and lower costs through episode-based payment model
- Uses most current medical evidence
- Shared decision-making with member
- Improved health outcomes





Early Palliative Integrated Care emphasizes well-being of members and families at any point in the disease journey, whether the goal is cure, living with a chronic disease or end-of-life care.

Program Focus

- Early symptom management
- Quality of life
- Treatment planning
- Early intervention to hospice



The Musculoskeletal Management program is a clinically driven program designed to effectively manage quality and patient safety, while ensuring appropriate use of resources for the City of Columbia.

Program Focus

Concentrated Utilization Management
Orthopedic Surgeries

- Hip
- Knee
- Spine
- Shoulder



Patient-Centered Medical Home

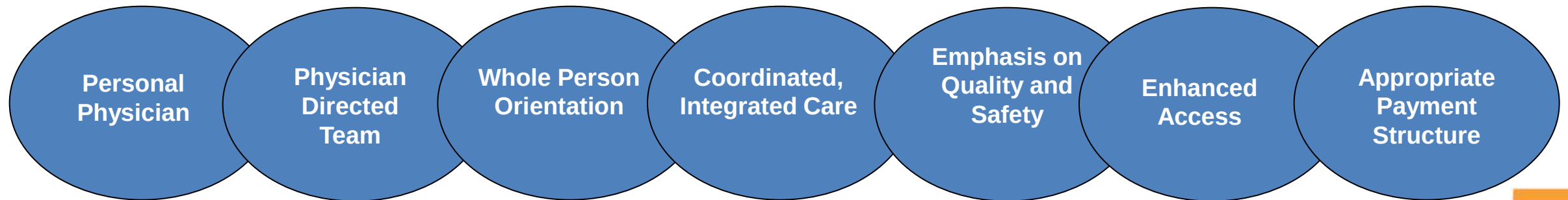
4.b



Member



Care Team



Source: "Joint Principles of a Patient-Centered Medical Home," Adopted March 2007 by: American Academy of Family Physicians, American Academy of Pediatrics, American College of Physicians, American Osteopathic Association



Conditions targeted for PCMH care and coordination fees

Diabetes

**Congestive Heart Failure
(CHF)**



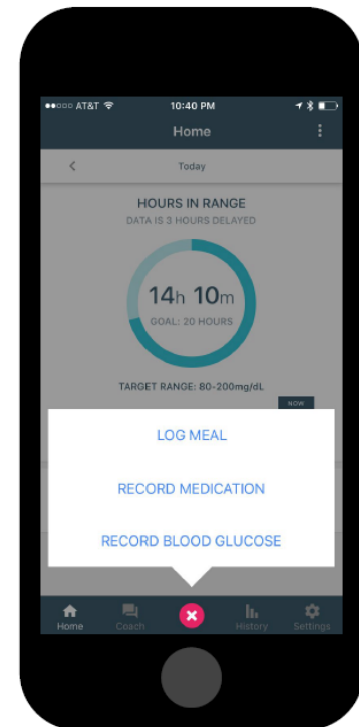
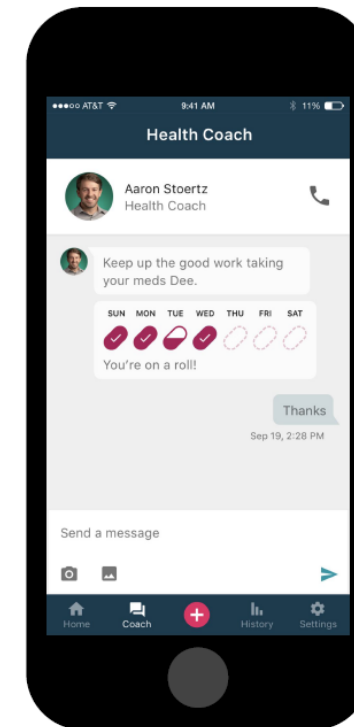
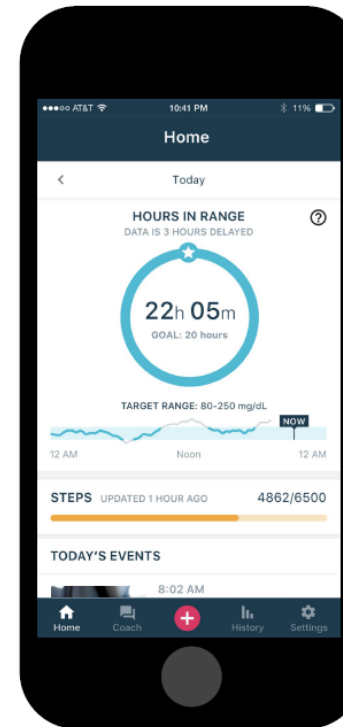
Hypertension (HTN)

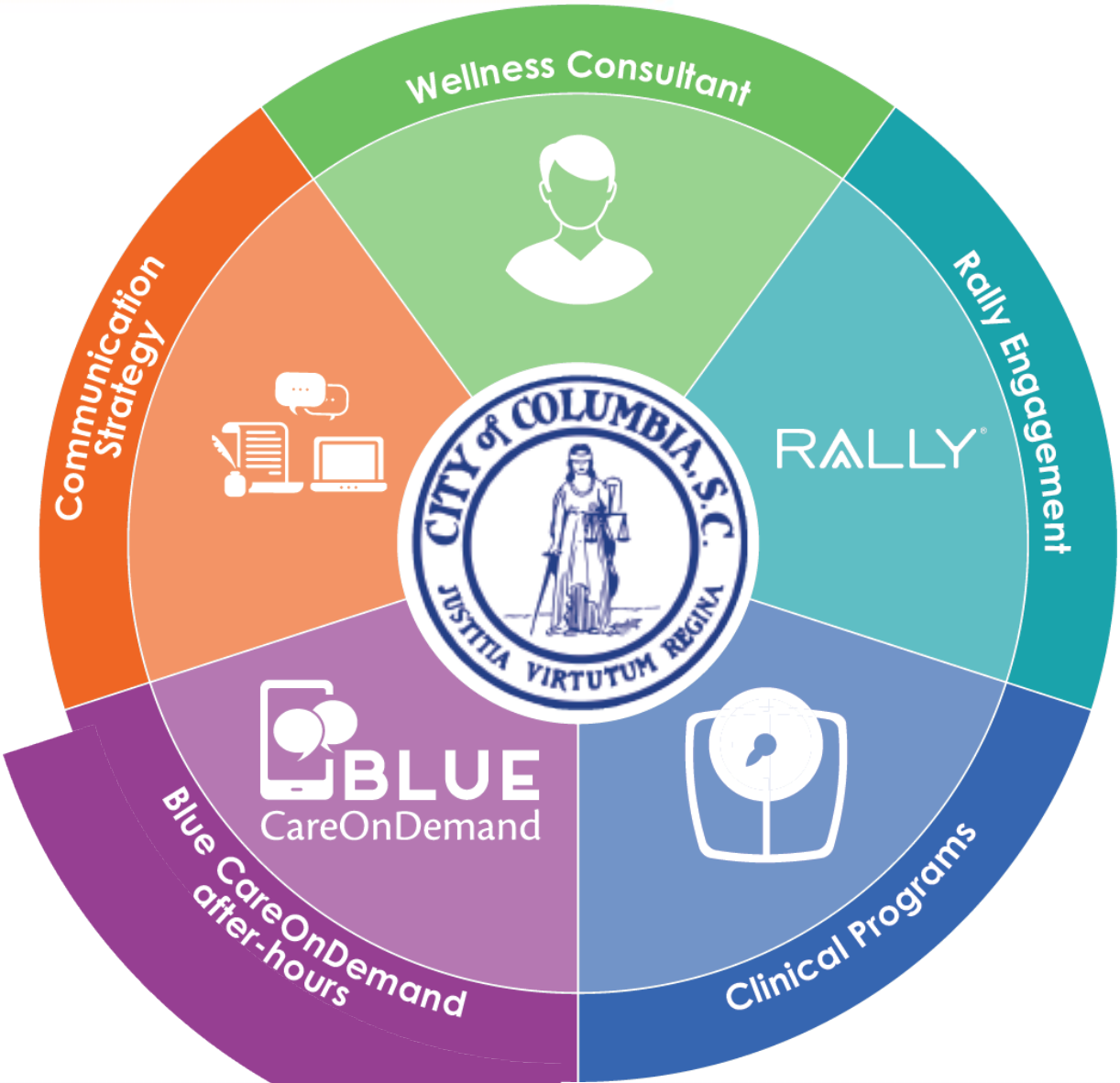
Diabetes Type 2 Pilot With Onduo



4.b

- Continuous glucose monitoring
- Highly engaging digital tools
- Personalized approach based on segmentation and consumer data
- Health coach “sprints” for concentrated behavior change
- Results-based pricing





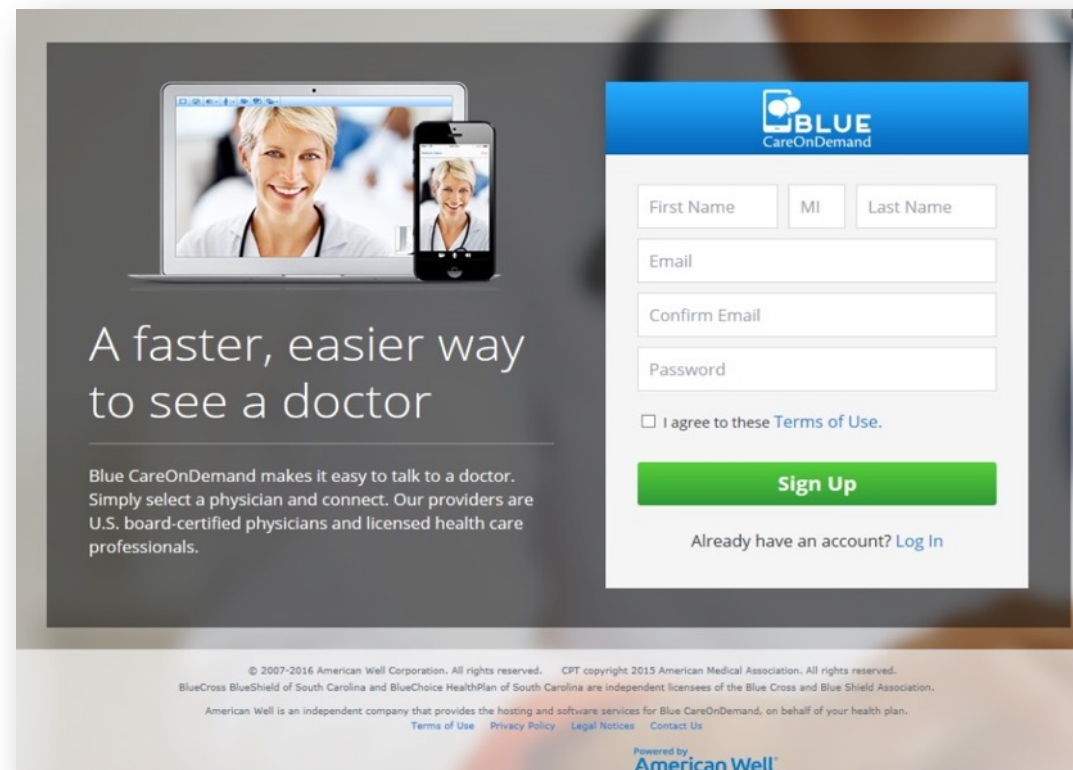
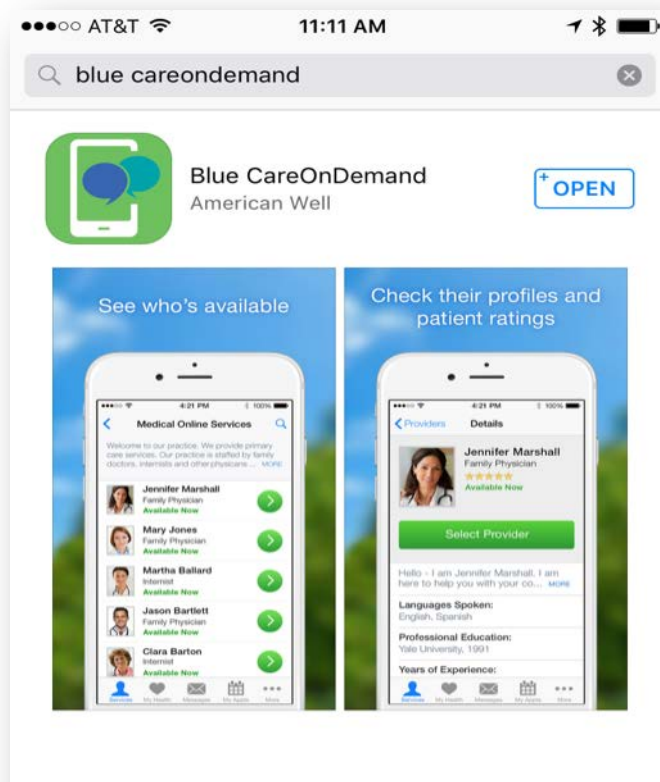


Common urgent care diagnoses include:

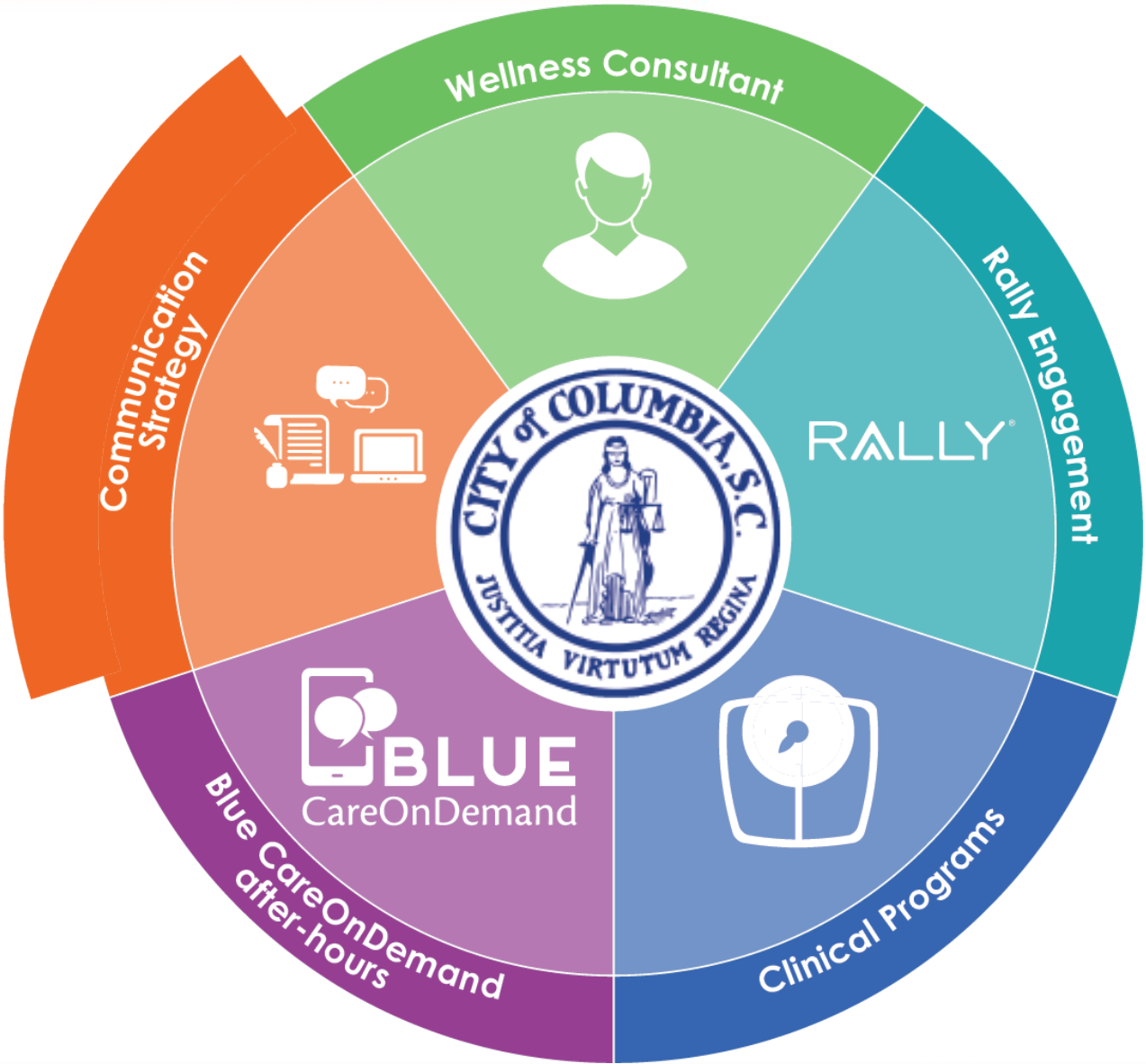
- Sinusitis
- Respiratory infection
- Bronchitis
- Urinary tract infection
- Pharyngitis
- Pink eye
- Cough
- Flu
- Allergies
- Dysuria

Two Easy Ways to Access Blue CareOnDemand

4.b



www.BlueCareOnDemandSC.com





BlueCross will use a variety of communications tools to help employees get and stay healthy.

- Flyers and targeted mailings
- Health campaign toolkits
- E-blasts, videos, newsletter articles and digital banners
- Text messaging
- Health and benefits information on My Health Toolkit®
- Workplace posters



For 2018, we'll focus on these topics to engage employees and enhance their well-being:

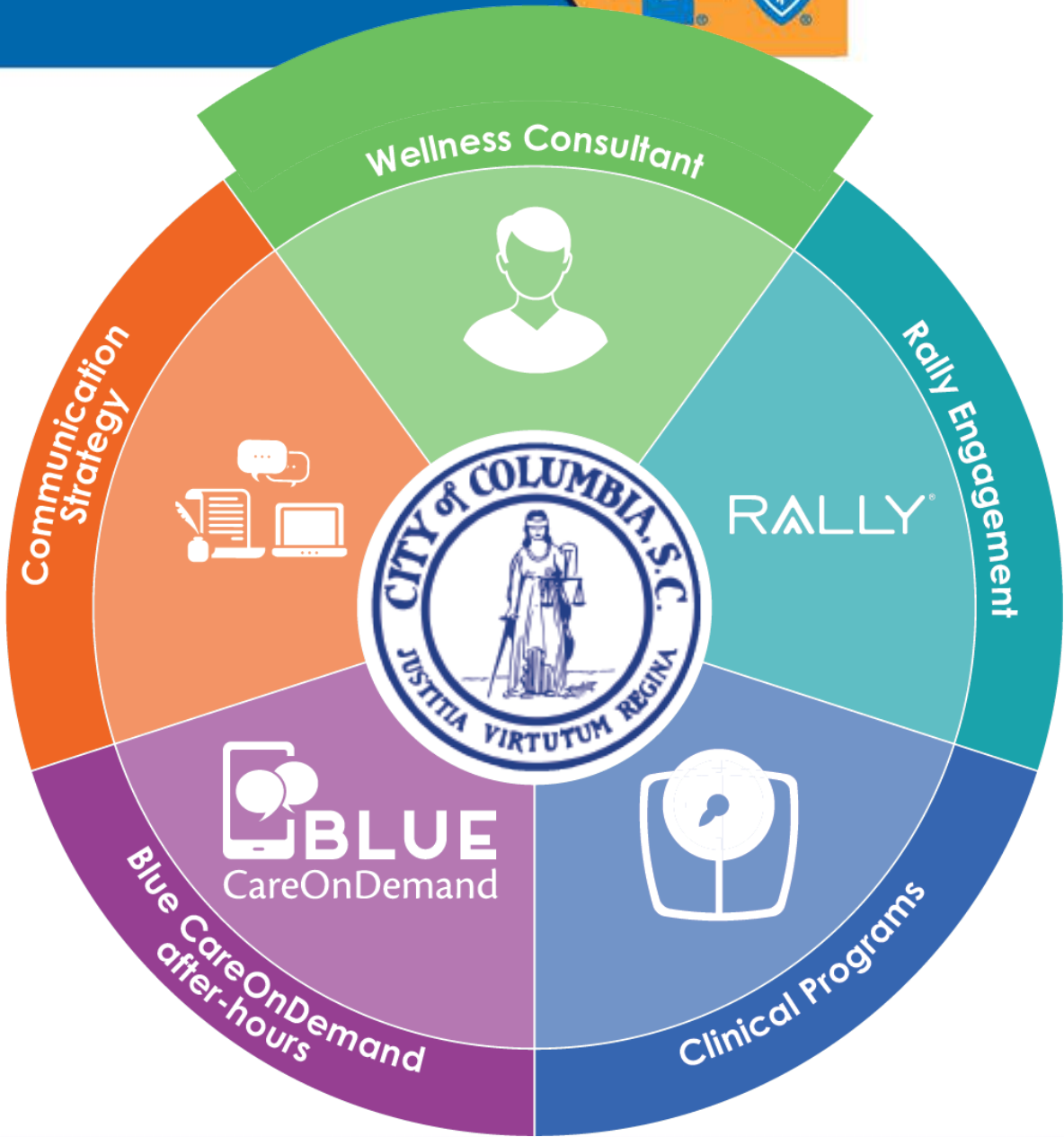
- Blue CareOnDemandSM
- My Health Toolkit, an all-purpose resource for benefits information
- The City's Employee Health Center
- Member messaging
- Rally[®], our digital health platform

2018 Communications Strategy



4.b

City of Columbia				
	January - March	April - June	July - September	October - December
Rally®	Register for Rally, Complete the Rally Health Survey, Rally Rewards, Private Challenge and Private Sweepstakes	Private Challenge and Private Sweepstakes	Private Challenge and Private Sweepstakes	Private Challenge and Private Sweepstakes
My Health Toolkit®		Register for My Health Toolkit, Promote Digital ID Card access, Treatment Cost Estimator		
Blue CareOnDemand SM			Register for Blue CareOnDemand, Vacation messaging, Back-to-School Messaging	
Member Messaging				Register for Member Messaging, Flu Shot Messaging, Health Reminders
Monthly Health Content	Diabetes Heart Health Cancer Awareness	Child/Tween Health Women's Health Men's Health	ER Diversion Flu & Immunizations Healthy Lungs	Women's Health Diabetes Behavioral Health
Communication channels: posters, flyers, eblasts and text messages				





- Implements Comprehensive Wellness & Communications Strategy
- Monthly reporting to track engagement goals
- Customer Service for employee inquiries between the City of Columbia and BlueCross resources
- Coordinate Mobile Unit with City events that can include Mayor's Breakfast and Walk @ Lunch Day[®].



\$12,000 est.

- Rally Private Challenges
- Quarterly events

\$3,600

- Rally Private Sweepstakes
- Supporting Private Challenge Engagement

\$5,000 est.

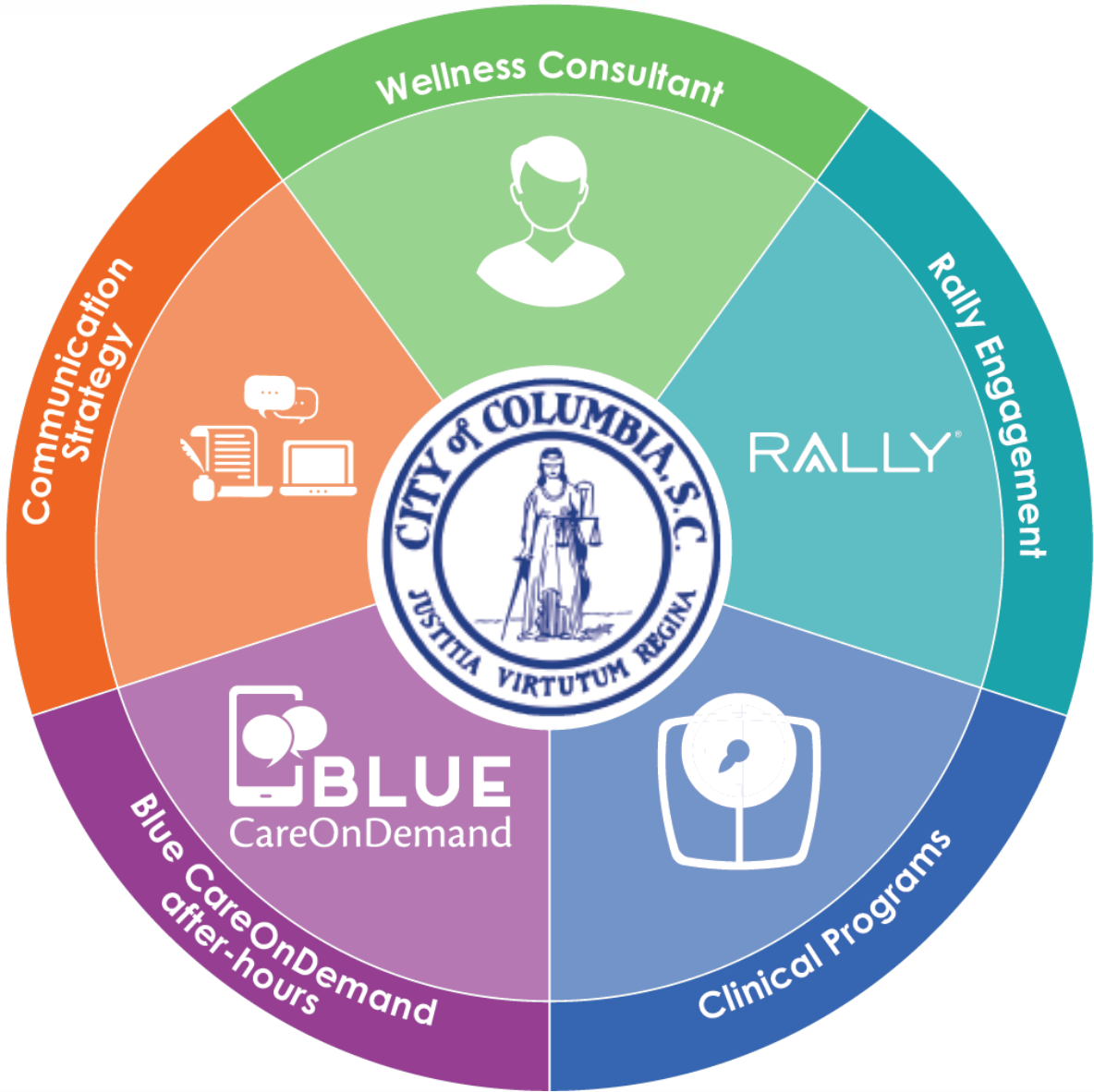
- Communications
- Customized to promote overall strategy

\$2,000 est.

- BlueCross Mobile Unit
- Aligned with City of Columbia onsite events

\$22,600 est.

- Total applied to wellness credit
- **\$27,400 est.** remaining for additional support





We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: City Clerk

FROM: *Erika Moore, City Clerk*

SUBJECT: Discussion of negotiations incident to proposed contractual arrangements pursuant to S.C. Code §30-4-70(a)(2)

PURPOSE: Billboard
Park Repairs
Fire Services Agreement

FINANCIAL IMPACT:



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: City Clerk

FROM: *Erika Moore, City Clerk*

SUBJECT: Discussion of matters relating to the proposed location, expansion, or the provision of services encouraging location or expansion of industries or other businesses in the area served by the public body pursuant to §30-4-70(a)(5)

PURPOSE: 1649 Main Culinary Training Program

FINANCIAL IMPACT:



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: City Clerk

FROM: *Erika Moore, City Clerk*

SUBJECT: Receipt of legal advice related to matters covered by attorney-client privilege pursuant to S.C. Code §30-4-70(a)(2)

PURPOSE: Brinkman et al. v. City of Columbia, et al.

FINANCIAL IMPACT:



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: City Clerk

FROM: *Erika Moore, City Clerk*

SUBJECT: Council is asked to approve the November 21, 2017 and December 5, 2017 Meeting Minutes.

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** MN_11_21_2017_D (PDF)
- **#b:** MN_12_05_2017_D (PDF)



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, NOVEMBER 21, 2017

The Columbia City Council held a Work Session on Tuesday, November 21, 2017 at City Hall, 1737 Main Street, Columbia, South Carolina. The Honorable Mayor Stephen K. Benjamin called the meeting to order at 2:08 p.m. and the following members of Council were present: the Honorable Sam Davis, the Honorable Tameika Isaac Devine, the Honorable Howard E. Duvall, Jr., and the Honorable Daniel J. Rickenmann. The Honorable Moe Baddourah and the Honorable Edward H. McDowell, Jr. were absent. Also present were Ms. Teresa Wilson, City Manager and Ms. Erika D. Moore, City Clerk. This meeting was advertised in accordance with the Freedom of Information Act.

INVOCATION

The Honorable Tameika Isaac Devine offered the Invocation.

ADOPTION OF THE AGENDA

Upon a motion made by Mr. Rickenmann and seconded by Mr. Duvall, Council voted unanimously to adopt the agenda, with the understanding that it will be amended during the Council Meeting.

FINANCIAL REPORT

1. September 2017 Financial Report

Councilor Duvall said we are getting off to a good start and I am particularly pleased with the increase in revenue in the Parking Fund.

CITY COUNCIL DISCUSSION

2. CleanWater 2020 Program Update and Information - Mr. Joey Jaco, Director of Utility Operations and Mr. Bryan Cully, CleanWater 2020 Program Manager / CDM Smith

Mr. Joey Jaco, Utility Operations Director presented an update on the deliverables schedule. We have submitted the majority of our required programs as part of the Consent Decree (CD). After we submit the programs, we have to complete the programs. Our next deliverable is the Infrastructure Rehab (IR) Report that's due in late 2019. We've submitted a lot of the programs along with quarterly reports, annual reports, and other submittals to the Environmental Protection Agency (EPA). The Financial Analysis Program has been submitted and it states that we will ensure the needs of all CD Programs are properly recognized and budgeted for. He reported that



**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, NOVEMBER 21, 2017**

as we do sanitary sewer evaluation studies, rehab work, and maintenance activities we find defective laterals. A lateral is a service connection to a customer. The customer side of the service line is a private lateral. As we find defective laterals, we have to repair them on our side and the customer has to repair it on their side as well. We told the EPA that we will notify the customer that there is an expectation for the lateral to be repaired. We are about to start the notification process. This prevents inflow and infiltration into our system. An illegal connection into our sewer system is a connection that allows storm water. In some cases we find that a storm water system is piped to our system or a pipe is broken and is allowing storm water into our system. We use dye testing to find defective laterals. He distributed a sample letter that will be sent to every customer along with educational materials.

Councilor Rickenmann inquired about the process for handling non-compliant customers. You will need to include a time limit for repairs. If we don't have a process that requires a person to fix those problems you could end up with multiple issues across the City. He asked if the assessment provides details on the cause of the damages. Traditionally, we've had problems with roots. We need to look at alternatives to help eliminate the excess cost.

Mr. Joey Jaco, Utility Operations Director said it's our responsibility to notify the customer. It is in the best interest of the utility operator for it to be repaired. We could act on illegal connections.

Councilor Duvall inquired about the number of defective laterals that have been found.

Mr. Joey Jaco, Utility Operations Director said we found 250 defective laterals in two projects. I estimate that we will have to notify 1,000 customers.

Councilor Devine inquired about the cost of repairs to the homeowner and if the sewer warranty program can be used if they have it. She acknowledged that it may be hard to deal with unexpected expenses immediately, but we do need a timeframe to ensure that the repairs rise to a level of importance.

Mr. Joey Jaco, Utility Operations Director said the price varies from a couple of hundred dollars to a couple of thousand dollars. He said the insurance company would send someone out to investigate. I think this would qualify as a repair through the insurance policy, but I am not sure to what level. We will explore some ideas. Going forward, we will provide as much information as we can to help the customer remedy the situation. He presented examples of smoke testing that has been completed. He presented a map of defective laterals found within the area of the Smith Branch Basin and the Rocky Branch Basin.



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Ms. Teresa Wilson, City Manager agreed to work with staff on language for the letter.

Mr. Clint Shealy, Assistant City Manager for Columbia Water said another approach would be to send a notification letter and track the results. This will allow us to meet the notification requirement while we develop a program with enforcement language.

Mr. Bryan Cully, CleanWater 2020 Program Manager / CDM Smith provided an update on the Major Pipe Condition Assessment on 15" to 60" sewer pipes. That is 10% of your total pipe network. The field work has been completed and it is the first time the City has done this comprehensive assessment on large diameter pipes. He reported that a total of 565,000 linear feet of pipe was assessed and the system is not as bad as they thought it would be. He reviewed a breakdown of the condition ratings.

Councilor Davis inquired about the timeline for re-inspections.

Mr. Bryan Cully, CleanWater 2020 Program Manager / CDM Smith said re-inspections are determined by the location, condition, and the criticality of the asset. That can change from two years, five years, or ten years. He said the next steps are to review the results and develop projects for the Infrastructure Rehabilitation Report.

Councilor Rickenmann asked if it is feasible to create a team dedicated to monitoring these projects or to invest in the technology ourselves.

Mr. Bryan Cully, CleanWater 2020 Program Manager / CDM Smith said the Continuing Sewer Assessment Program (CSAP) is an ongoing effort. The City has a lot of this capability in-house. We are setting up an asset management framework to determine the appropriate minimum amount to spend on the system long-term. He continued to report that the overall number of sanitary sewer overflows (SSO's) has been fairly flat over the last six years. There has been a slight increase as a result of the 2015 flood. We need to stick with the O&M and capital improvement projects. The Crane Creek capacity enhancement project was recently completed. He noted that Lake Katherine is the number two target and as soon as the last two parcels are acquired we will be ready to move forward with construction.

Councilor Davis asked if Crane Creek will now be able to handle new developments above that area.



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Mr. Bryan Cully, CleanWater 2020 Program Manager / CDM Smith said we are fine today, but we will need to continue to do capacity enhancement projects in that area. He described the CleanWater 2020 Program as the City's initiative to implement an increased capital improvement program and to make the utility a leader among its peers.

Councilor Rickenmann asked that we send quarterly messages to customers outlining the projects that have been completed and how that affects the overall system.

Mr. Bryan Cully, CleanWater 2020 Program Manager / CDM Smith noted that updated public relations information can be found online at www.cleanwater2020.com. He presented a video of the City of Columbia Clean Water 2020 Program.

3. Finlay Park Fountain Repairs - Mr. Randy Davis, Director of Parks and Recreation

Ms. Teresa Wilson, City Manager said it is important to get through this discussion, because there is an item on the agenda for your consideration tonight depending upon how this discussion goes.

Mr. Randy Davis, Parks and Recreation Director explained that we had to complete repairs to the spiral reinforcement and move the pumps and motors above ground. The proposed work is to fill the voids in the six pools with gunite and rebar to avoid breaches. We will raise the bottom pool, because it is not in compliance with the code. We determined that it is not safe to turn the fountain on. Work has to be done to the skimmers to keep the pond clean and to improve the circulation, which will reduce odor. This work will supplement what needs to be done in the overall master plan for Finlay Park. While the pond is down there is need to replace the skimmer pump and intake valve, as well.

Councilor Davis said he is trying to understand how caulk is stronger than concrete.

Mr. Todd Martin, Park Planner / Parks and Recreation Department explained that caulk is for the joints and waterproofing the spiral. The concrete is for the drop pools. The fountain is working, but it's not safe. We are taking a proactive effort to clean it up and do it right.

Mayor Benjamin said we've had some good conversations about Finlay Park. He inquired about the timeliness of the overall discussion.



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Councilor Devine said there is concern about putting the money into this when we can move forward with something else within a year or so. Until we have that discussion we don't know what's feasible for redoing the park. Can we have that discussion before we make this decision?

Mr. S. Allison Baker, Senior Assistant City Manager said the fountain has been down for twelve months. It is the primary feature at Finlay Park. Along with the Police Department, we are making an effort to clean up Finlay Park. We set out to fix the spiral and found other issues. The contractor suggested that this work would last for fifteen to twenty years.

Councilor Rickenmann expressed concerns with moving forward, because there could be some unique opportunities for us and we need time to explore that. We don't want to spend that type of money at this point.

Ms. Teresa Wilson, City Manager said we will hold this item. My biggest concern is always safety. Let's work with Parks and Recreation and the Police Department to ensure that the integrity of the space and the safety of our citizens are paramount. There are other opportunities that may change the direction of the fountain.

Councilor Devine said if we didn't go with a project that changed the design of the fountain and replaced the fountain wouldn't that be compromised by what you do with the wall. How long will the construction take?

Mr. S. Allison Baker, Senior Assistant City Manager said we did a lot of work with the wall that goes around the pond and the fountain some years ago. There may be issues in other areas of the park. The construction would take ten weeks. He added that the consultant wanted to charge the City \$188,000 to reduce the scope of the overall park project.

Ms. Teresa Wilson, City Manager said the staff and I are doing the things that have to be done. It's a large ticket item and we don't want to move forward with paying consultant fees when we don't have a clear indication from a policy perspective on how you really want to make the investment.

There was a consensus of Council to have the Finlay Park discussion within the next thirty days.



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EXECUTIVE SESSION

Upon a motion made by Mr. Duvall and seconded by Mr. Davis, Council voted unanimously to enter into Executive Session at 3:08 p.m. for the discussion of **Items 4** through **6** as outlined.

4. Discussion of negotiations incident to proposed contractual arrangements pursuant to S.C. Code §30-4-70(a)(2)
 - *Gills Creek Maintenance and Security Agreement*
 - *Lower Richland Sewer Agreement*
 - *Fire Services Agreement*
 - *Bike Share*
 - *Columbia Canal*
 - *Security Cameras*
 - *City/County Contract*

5. Receipt of legal advice related to matters covered by attorney-client privilege pursuant to S.C. Code §30-4-70(a)(2)
 - *Utility Relocations for Penny Projects*
 - *Proposed Alvin S. Glenn Detention Center Drop-off Resolution*
 - *Columbia-Richland 911 Communications Center*
 - *R-2017-118 adopt Motor Vehicle Pursuit Policy*
 - *R-2017-119 adopt Use of Force Policy*
 - *Stormwater Fees*
 - *Ordinance 2017-109 add Sec. 14-100 Enhanced trigger devices declared illegal; exceptions*

6. Discussion of employment of an employee pursuant to S.C. Code §30-4-70(a)(2)
 - *Office of Business Opportunities*
 - *Municipal Court*
 - *City Council*

Council adjourned the Work Session at 6:00 p.m.



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COUNCIL MEETING

The Columbia City Council conducted a Meeting and a Zoning Public Hearing on Tuesday, November 21, 2017 at City Hall, 1737 Main Street, Columbia, South Carolina. The Honorable Mayor Stephen K. Benjamin called the meeting to order at 6:14 p.m. and the following members of Council were present: the Honorable Sam Davis, the Honorable Tameika Isaac Devine, the Honorable Howard E. Duvall, Jr., and the Honorable Daniel J. Rickenmann. The Honorable Moe Baddourah and the Honorable Edward H. McDowell, Jr. were absent. Also present were Ms. Teresa Wilson, City Manager and Ms. Erika D. Moore, City Clerk. This meeting was advertised in accordance with the Freedom of Information Act. *The minutes are numbered to coincide with the order of the meeting.*

PLEDGE OF ALLEGIANCE

Members of Boy Scouts of America Troop 10 led the audience in the Pledge of Allegiance.

INVOCATION

Mayor Benjamin asked everyone to keep the McDowell Family in prayer. Councilman McDowell lost his father and a wonderful home going service was held for him on Friday. Former First Lady Campbell also passed away suddenly and we should include the entire Campbell Family in our prayers as well.

Mr. S. Allison Baker, Senior Assistant City Manager offered the Invocation.

PUBLIC INPUT RELATED TO AGENDA ITEMS

No one appeared at this time.

ADOPTION OF THE AGENDA

Upon a motion made by Ms. Devine and seconded by Mr. Rickenmann, Council voted unanimously to adopt the agenda subject to deferring the consideration of **Item 78** (*Contract Amendment #1 for the Finlay Park Fountain Restoration Project*) and **Item 79** (*Intergovernmental Fire Services Agreement*).



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APPROVAL OF MINUTES

7. Council is asked to approve the September 5, 2017 City Council Meeting Minutes.

Upon a motion made by Mr. Duvall and seconded by Mr. Rickenmann, Council voted unanimously to approve the September 5, 2017 City Council Meeting Minutes.

CONSENT AGENDA ITEMS 8 THROUGH 42

Councilor Rickenmann said we are moving forward with several continual contracts. For now on I would like to ask Council to formulate a stronger scope of services and that we split the payments over a period of time to ensure that the services are being delivered. I would ask staff to create an option to pay 50% down, 25% for progress, and 25% at the end of the contract if they deliver the services as outlined in the scope. We need strong outcomes.

Upon a single motion made by Ms. Devine and seconded by Mr. Davis, Council voted unanimously to approve the **Consent Agenda Items 8 through 42**.

8. Council is asked to approve a Fiscal Year 2017/2018 Contract Renewal for Professional Services related to the retention of Military Personnel, Services and Operations located at Fort Jackson during the upcoming rounds of Base Realignment and Closure (BRAC) and Sequestration, as requested by the Economic Development Department. Award to the Greater Columbia Chamber of Commerce in the amount of \$53,500.00. This firm is located in Columbia, SC. *Funding Source: ED Special Projects 5518419-638500 - The original budgeted amount is \$53,500.00. - Approved*
9. Council is asked to approve a Fiscal Year 2017/18 Contract Renewal for Professional Services for Assistance with Cluster Development, Project Management, Promotions, Marketing and Research, as requested by the Economic Development Department. Award to EngenuitySC in the amount of \$65,000.00. This firm is located in Columbia, SC. *Funding Source: Special Contracts 5511301-638300 - The original budgeted amount is \$65,000.00. - Approved*



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10. Council is asked to approve a Fiscal Year 2017/2018 Contract Renewal for Professional Services for Assistance with Recruitment, Project Management, Promotions, Marketing, and Research, as requested by the Economic Development Department. Award to Central SC Alliance in the amount of \$72,000.00. This firm is located in Columbia, SC. *Funding Source: Special Contracts 5511301-638300 - The original budgeted amount is \$72,000.00. - Approved*
11. Council is asked to approve the Purchase of Motorola Radios, as requested by the Police Department. Award to Motorola, Inc., using the SC State Contract in the amount of \$147,602.52. This vendor is located in Sumter, SC. *Funding source: Capital Replacement - Computer Equipment/Hardware: 6308972-627500. The original budgeted amount is \$147,602.52. - Approved*
12. Council is asked to approve the Purchase of Light Equipment and Installation for Twenty-Six (26) Ford Explorers for the Police Department, as requested by the Fleet Services Division. Award to West Chatham Warning Devices in an amount not to exceed \$142,448.80. This vendor is located in Savannah, GA. *Funding Source: Technology Replacement; Capital Replacement - Computer Equipment / Hardware: 630972-627500. The original budgeted amount is \$190,944.00. - Approved*
13. Council is asked to approve the Purchase of a Transport Van for the Police Department, as requested by the Fleet Services Division. Award to Sirchie Acquisition Company, Inc., using the GSA Contract in the amount of \$54,594.91. This vendor is located in Medford, NJ. *Funding Source: Capital Replacement-Auto/Trucks/Heavy Equipment Capital. 6308972-658500. The original budgeted amount is \$54,594.91. - Approved*
14. Council is asked approve the Purchase of Edge in Car Camera Systems for the Police Department, as requested by the Fleet Services Division. Award to COBAN Technologies, using the SC State Contract in the amount of \$155,934.70. This vendor is located in Houston, TX. *Funding Source: Capital Replacement-Computer Equipment/Hardware: 6308972-627500. The original budgeted amount is \$155,934.70. - Approved*
15. Council is asked to approve a Contract Renewal for citywide Security Cameras, as requested by the Police Department. Award to the Statewide Security Systems in an amount not to exceed \$223,400.00. This firm is located in Columbia, SC. *Funding Source: Police Administrative Services- Professional Services: 1012402-636600. The original budgeted amount is \$223,400.00 – Approved*



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16. Council is asked to approve Heating, Ventilation and Air Conditioning Services at 1800 Main Street, as requested by the Support Services Division. Award to Trane U.S. Inc., using the US Communities Contract in the amount of \$53,924.00. This firm is located in West Columbia, SC. *Funding Source: General Capital Projects-Capital Project Costs: 4039999-658650. The original budgeted amount is \$53,924.00. - Approved*

 17. Council is asked to approve the Purchase of 1,500 green, ninety-six (96) Gallon Toter Roll Carts, as requested by the Solid Waste Division. Award to Wastequip, using the National Joint Powers Alliance Cooperative Contract in an amount not to exceed \$84,186.86. This vendor is located in Charlotte, NC. *Funding Source: Solid Waste Roll Carts-Roll Carts and Recycle Bins 1014401-627600. The original budgeted amount is \$84,186.86. - Approved*

 18. Council is asked to approve an Engineering Services Agreement for Projects WM4231, WM3774, and WM3752; Canal Water Treatment Plant High Service Pump Improvements in Rooms 2 and 3, as requested by Columbia Water. Award to URS Corporation in an amount not to exceed \$62,726.00. This firm is located in Columbia, SC. *Funding Source: 5529999 - WM423101-658650. The original budgeted amount is \$62,800.00. - Approved*

 19. Council is asked to approve the Purchase of Trend Micro Deep Discovery Inspector Software, as requested by the Information Technology Services Department. Award to Dell, Inc., using the National Cooperative Purchasing Alliance Contract in the amount of \$53,560.50. This firm is located in Round Rock, TX. *Funding source: Technology Replacement; Computer/Electrical Equipment-Capital 6218954-658600. The original budgeted amount is \$53,560.50. - Approved*

 20. Council is asked to approve services for Filter Screen Repairs at the Metro Wastewater Treatment Plant, as requested by Columbia Water. Award to Parkson Corporation, as a sole source in an amount not to exceed \$373,157.28. This vendor is located in Fort Lauderdale, FL. *Funding source: Metro WWTP: FEMA/ October 2015 flood; 2536208-638400 SS7445. The original budgeted amount is \$373,157.28. - Approved*
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21. Council is asked to approve Project WM4410; Water Main Relocation along Dutch Fork Road, as requested by Columbia Water. Award to the South Carolina Department of Transportation (SCDOT) in the amount of \$52,835.35. *Funding Source: FY 16/17 CIP WM335517-Utility Conflicts Annual. The original budgeted amount for this project is \$200,919.00. The City's cost share is \$52,835.35, (19%) and SCDOT cost share is \$225,245.44, (81%). - Approved*

22. Council is asked to ratify an Emergency Procurement for Project WM4433 to repair an asbestos cement pipe waterline at the intersection of Hardscrabble Road and Clemson Road, as requested by Columbia Water. Award to Carolina Tap & Bore, Inc. in the amount of \$388,020.00. This firm is located in West Columbia, SC. *Funding source will be provided from: Water & Sewer Capital Projects: Capital Project Costs: 5529999-658650 WM4433 for \$388,020.00. - Approved*

23. Council is asked to approve Change Order #7 for Project WM4000; Lake Katharine Water Main Construction, as requested by Columbia Water. Award to Carolina Tap and Bore, Inc. in the amount of \$127,498.50. This firm is located in West Columbia, SC. *Funding Source: 5529999-WM400001-658650 Lake Katharine Water Main Construction - Capital Project Costs. The original budgeted amount for this change order is \$127,498.50. This is a Mentor Protégé Program Project. Northeast Backflow of Lugoff, SC is the Protégé and will receive 30% of the value of this change order. - Approved*

24. Council is asked to approve the Purchase of Chemicals for the Columbia Metro Wastewater Treatment Plant, Columbia Canal and Lake Murray Water Treatment Plants, as requested by Columbia Water. Award to JCI Jones Chemicals of Sarasota, FL, Univar USA, Inc. of Downers Grove, IL, Tanner Industries, Inc. of Southampton, PA, Chemtrade Chemicals US, LLC of Parsippany, NJ, PVS Chemical Solutions of Detroit, MI and Polytec, Inc. of Mooresville, NC in an amount not to exceed \$2,524,382. *Funding Source: 5516207-624800; Utilities Lake Murray WTP-Chemicals, 5516206-624800; Utilities Columbia Canal WTP-Chemicals, & 5516208-624800 Metro Wastewater Treatment Plant Chemicals. The original budgeted amount is \$2,628,074.00. This contract will terminate on June 30, 2018. There is an additional one (1) year renewal option beginning July 1, 2018 thru June 30, 2019. – Approved*



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25. Council is asked to approve Asphalt Replacement Services for Willow Creek Drive, as requested by Columbia Water. Award to Armstrong Contractors, a certified Local Business Enterprise, in an amount not to exceed \$102,575.00. This firm is located in Columbia, SC. *Funding Source: 5511706-WM4431-623500 Willow Creek Drive Asphalt Replacement. The original budget amount is \$102,575.00. Sub-consultant Earthcare Services, a Minority Business Enterprise of Lexington, SC will provide erosion control services at 2.68% (\$2,500.00) of the contract value. - Approved*

26. Council is asked to approve Change Order #2 for Project WM4164; Miscellaneous Remote Site Improvements to the Supervisory Control and Data Acquisition (SCADA) System, as requested by Columbia Water. Award to M.B. Kahn Construction Co., Inc. in the amount of \$232,616.00. This firm is located in Columbia, SC. *Funding Source: 5529999-WM416402-658650 Water Distribution System Capital Projects-Misc. Remote Site Improvements by Upgrading SCADA - Capital Project Costs. The original budgeted amount for this change order is \$232,616.00. - Approved*

27. Council is asked to approve Wallace Street Storm Drainage Rehabilitation Services, as requested by Columbia Water. Award to LAD Corporation of West Columbia, a certified Local Business Enterprise in an amount not to exceed \$6,659,599.28. This firm is located in Swansea, SC. *Funding Source: 554999-SD840701-658650 Wallace Street Improvements and 5529999-WM441101- 658650 Wallace/Elmwood WM Replacement. The original budgeted amount is \$6,229,219.00. - Approved*

This is a Mentor Protégé Program Project. Lexington Earthworks is the Protégé and will receive 20% of the contract value.

The following sub-consultants will provide additional services:

Ferguson Waterworks, a Local Business Enterprise of Elgin, SC will provide waterline material services at 1.75% (\$111,000.00) of the contract value.

Gossett Concrete Pipe of Greenville, SC will provide concrete storm pipe services at 5.04% (\$320,000.00) of the contract value.



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28. Council is asked to approve Operator Training, SOP Preparation, and Operation Manual Services, as requested by Columbia Water. Award to Brown and Caldwell as a Sole Source in an amount not to exceed \$119,952.00. This firm is located in Columbia, SC. *Funding Source will be provided from: Utilities Metro Wastewater Plant: Professional Services; 5516208-636600. This is a Clean Water 2020 Program Project. The original budgeted amount is \$119,952.00. - Approved*

 29. Council is asked to ratify an Emergency Procurement of Access Control and Video Surveillance Systems for Municipal Court, as requested by the Support Services Division. Award to Schneider Electric Buildings Americas, Inc., using the National Intergovernmental Purchasing Alliance Contract in the amount of \$107,541.00. This firm is located in Carrollton, TX. *Funding source: General Capital Projects: Capital Project Costs: 4039999-658650. - Approved*

 30. Council is asked to approve an Agreement for Consulting Services for the Columbia Canal Water Treatment Plant and the Lake Murray Water Treatment Plant, as requested by Columbia Water. Award to Black & Veatch Corporation in an amount not to exceed \$50,000.00. This firm is located in Columbia, SC. *Funding Source: Columbia Canal Water Treatment Plant; 5516205-636700 (\$25,000.00) and the Lake Murray Water Treatment Plant; 5516207-636700 (\$25,000.00). Sub-consultant Aquarius Engineering, L.L.C., a Woman Owned Business Enterprise of Pownal, ME will provide water treatment staff training at \$5,000.00 (10%) of the total contract value. - Approved*

 31. Council is asked to approve the Purchase of Disaster Recovery Plan, as requested by the Information Technology Services Department. Award to Planet Technologies Inc., using the GSA Contract in the amount of \$176,460.00. This firm is located in Germantown, MD. *Funding Source: Technology Replacement Professional Services; 6218954-636600. The original budgeted amount is \$176,460.00. - Approved*

 32. Ordinance No.: 2017-069 - Authorizing the City Manager to execute an Amendment to the Air Rights Development Contract between the City of Columbia and Hallmark Homes International, Inc. - *First reading approval was given on October 17, 2017. – Approved on second reading.*

 33. Ordinance No.: 2017-087 - Authorizing consumption of beer and wine beverages only at the 2018 Famously Hot New Year Event - *First reading approval was given on October 17, 2017. – Approved on second reading.*
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34. Ordinance No.: 2017-088 - Granting a Franchise to Keyser Concessions, LLC for operation of a stationary sidewalk vending cart on the northwest corner of Main Street and Washington Street - *First reading approval was given on October 17, 2017. – Approved on second reading.*

 35. Ordinance No.: 2017-089 - Authorizing the City Manager to execute a Lease Renewal Agreement with Branch Banking and Trust Company (BB&T) for use of 3905 Ensor Avenue (Lutheran Survey Building) - *First reading approval was given on October 17, 2017. – Approved on second reading.*

 36. Ordinance No.: 2017-091 - Granting an encroachment to First Presbyterian Church of Columbia for installation and maintenance of concrete sidewalks, landscaping and an irrigation system within the right of way area of the 1400 block of Lady Street and 1200 block of Marion Street adjacent to 1400 Lady Street, Richland County TMS #11401-04-01 and 11401-04-12 - *First reading approval was given on October 17, 2017. – Approved on second reading.*

 37. Ordinance No.: 2017-092 - Granting an encroachment to the OBS, LLC for installation and maintenance of a concrete and brick paver walkway within the right of way area of the 1500 block of Lady Street adjacent to 1515 Lady Street, Richland County TMS #11402-12-17 - *First reading approval was given on October 17, 2017. – Approved on second reading.*

 38. Ordinance No.: 2017-093 - Authorizing the City Manager to execute a Tenth Amendment to Purchase Agreement between the City of Columbia and Bright-Meyers 2001 LLC for the sale of 5.97 +/- acres (Capital City Stadium), Richland County TMS #11204-02-02 - *First reading approval was given on October 17, 2017. – Approved on second reading.*

 39. Resolution No.: R-2017-093 - Authorizing consumption of beer and wine beverages only at the LoCo Jam on Saturday, March 10, 2018 with a rain contingency date of Sunday, March 11, 2018 - *Approved*

 40. Resolution No.: R-2017-094 - Authorizing consumption of beer and wine beverages only at The Rosewood Crawfish Festival on Saturday, May 5, 2018 - *Approved*
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41. Resolution No.: R-2017-115 - Authorizing consumption of beer and wine beverages only at the Main Street Latin Festival in the 1300 and 1400 blocks of Main Street, the western half block of the 1200 block of Lady Street, the eastern half block of the 1100 block of Lady Street and the eastern half block of the 1100 block of Washington Street on August 25, 2018 with a rain date contingency of September 1, 2018 - *Approved*
42. Resolution No.: R-2017-117 - Authorizing consumption of beer and wine beverages only at the North Columbia PopUp Art Show and Sale on Saturday, December 2, 2017 - *Approved*

PRESENTATIONS

43. Hometown Hero Recognition - Ms. Teresa Wilson, City Manager

Ms. Teresa Wilson, City Manager said we were recently notified of something Vincent Gallman did outside of his employment. On October 11, 2017, Mr. Gallman assisted a victim who was involved in a hit and run accident on Highway 277 near Parklane Road. Mr. Gallman stopped his vehicle after the accident and positioned it to protect the injured victim until emergency personnel arrived. She presented Vincent with a Hometown Hero Award. He celebrated his 20th anniversary with the City of Columbia this month. She introduced a video news clip of Mr. Gallman's interview with WACH Fox 57.

44. City LIGHT Employee Recognition - Ms. Teresa Wilson, City Manager

Ms. Teresa Wilson, City Manager read a letter from a citizen outlining the events of September 8, 2017 when her kitchen caught fire. Animal Control Officer Dennis Flory helped her safely remove her five parrots from the house. He even removed a Green Winged Macaw from an oversized cage while knowing that the parrot could have injured him. He called for someone to bring additional cages for the dogs, cats, and birds. The pets are all safe because of Officer Flory's compassion and kindness. She presented Mr. Dennis Flory, Animal Control Officer with the City LIGHT employee recognition for exhibiting excellence and dedication beyond the call of duty.



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45. Recognition of the Columbia Police Department for receiving the National CALEA Accreditation

Ms. Teresa Wilson, City Manager recognized Police Chief Holbrook and members of the Columbia Police Department for receiving the National CALEA Accreditation from the Commission on Accreditation for Law Enforcement Agencies.

Mr. William “Skip” Holbrook, Columbia Police Chief said he told the Commission that this was truly a watershed moment for our agency and it was the most significant thing I’ve accomplished personally and professionally. The folks behind me did some incredible work. It is a defining moment for our department and I am proud of them.

Mayor Benjamin recognized Richland County Councilman Chip Jackson for being here.

46. Recognition of Councilwoman Tameika Isaac Devine

Mayor Benjamin recognized Councilwoman Tameika Isaac Devine for receiving the Platinum Certificate of Achievement in Leadership from the National League of Cities University.

Councilor Devine said they had a wonderful time at this year’s conference and she will be working on her diamond certificate. I was also elected to the National League of Cities Women in Municipal Government Board of Directors.

47. National Cyber Security Awareness Month Proclamation - The Honorable Mayor Mayor Benjamin

Mayor Benjamin and the members of City Council proclaimed November 2017 as National Cyber Security Awareness Month in the City of Columbia.

48. World Pancreatic Cancer Day Proclamation - The Honorable Mayor Mayor Benjamin

Mayor Benjamin and the members of City Council proclaimed November 16, 2017 as World Pancreatic Day in the City of Columbia.



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49. South Carolina Native American Heritage Month Proclamation - The Honorable Mayor Mayor Benjamin

Mayor Benjamin said we lost a real atomic member of this community when we lost Will Goins, former executive director of the Cherokee Indian Tribe of South Carolina. We prepared this proclamation to recognize the history and the continued contributions of the indigenous people of this State. Will Goins was everywhere serving and we lost a real gem in this community last week.

Mayor Benjamin and the members of City Council proclaimed November 2017 as South Carolina Native American Heritage Month in the City of Columbia.

50. Midlands Regional Competitiveness Report - Ms. Meghan Hickman, Executive Director of EngenuitySC

Ms. Meghan Hickman, Executive Director of EngenuitySC thanked City Council for their continued leadership and for their investment in EngenuitySC. She presented the 2016 Midlands Regional Competitiveness Report. There are five key indicators of competitive communities: talent, entrepreneurial and business environment, innovation, industry clusters, and livability. The entire Columbia MSA is compared to other peer and aspirant MSA's in the southeast. The Columbia region ranked toward the lower third in the talent index, but we did see an uptick in our educational attainment numbers. We are still struggling when it comes to STEM. We are in the middle when it comes to our entrepreneurial and business environment, but we are remaining steady in the numbers. We found that our business owners and founders in this region aren't bringing home as much as their counterparts in other areas of the country. Columbia has room for improvement when it comes to innovative capacity. The two indicators are our low patent production numbers and our Small Business Innovation Research (SBIR) and Small Business Technology Transfer (STTR) grant awards. There is an uptick in the industry clusters index. She noted that there is a positive increase in the share of employment in our traded clusters. This is an indication of better pay and economic development. We are so proud of our livability index. She announced that the Midlands Business Leadership Group is leading an effort to drive ongoing improvement in the five areas of competitiveness. In closing, she said there is tremendous momentum in this region and we look forward to working with you in the future make sure this is the most competitive and prosperous region in the southeast.

Mayor Benjamin requested the gross domestic product data per worker.



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Councilor Devine said EngenitySC has expanded the STEM program to C.A. Johnson, Columbia, and Eau Claire High Schools.

Mayor Benjamin suggested that we invite the SBIR and STTR Road Tour back to Columbia if there are priority programs under the Trump Administration.

51. Farewell Address - Ms. April Lewis, Team Healthy Living, LLC

Ms. April Lewis, Owner of Team Healthy Living, LLC said statistical data provides you with a bird's eye view of what's happening in this city, but I am a representation of an implant. After I lost my husband in the War on Iraq, I completely lost my mind. I had limited resources, I googled the cost of living for Columbia, Atlanta, and Charlotte, and I landed in Columbia. I came here broken and using drugs, but I am leaving here with a healed heart, a sound mind, and a happy spirit. I am leaving here as a graduate of Midlands Technical College, the University of South Carolina, of Leadership Columbia, and of Leadership South Carolina. I am a top 20 under 40. I have lots of friends and connections that I did not know were possible. I am an owner of Team Healthy Living and I am waiting on my Articles of Incorporation for my non-profit organization, The A. Lewis Academy for Well-being. I came to Columbia and created the life I wanted to live. I am relocating to Bethesda, Maryland where I will be working with the National Association of Community Health Centers. This City has the ground to create greatness. Thank you for saving me.

ORDINANCES - FIRST READING

52. Ordinance No.: 2017-041 - Authorizing the City Manager to execute an Amendment to Lease Agreement between the City of Columbia and Hampton & Assembly SPE, LLC for the parking garage located at 1520 Assembly Street, Richland County TMS #09014-11-15 - *First reading approval was given on November 21, 2017.*

Upon a motion made by Mr. Rickenmann and seconded by Ms. Devine, Council voted unanimously to give first reading approval to Ordinance No.: 2017-041 - Authorizing the City Manager to execute an Amendment to Lease Agreement between the City of Columbia and Hampton & Assembly SPE, LLC for the parking garage located at 1520 Assembly Street, Richland County TMS #09014-11-15.



We Are Columbia

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53. Ordinance No.: 2017-084 - Authorizing transfer of an unopened portion of Marion Street between Whaley Street and Catawba Street adjacent to Richland County TMS #11306-13-01, and transfer of an unopened portion of Catawba Street between Marion Street and Bull Street adjacent to Richland County TMS # 11306-09-02, 11306-12-01 and 11306-12-02 to the University of South Carolina - *First reading approval was given on November 21, 2017.*

Upon a motion made by Mr. Rickenmann and seconded by Mr. Duvall, Council voted unanimously to give first reading approval to Ordinance No.: 2017-084 - Authorizing transfer of an unopened portion of Marion Street between Whaley Street and Catawba Street adjacent to Richland County TMS #11306-13-01, and transfer of an unopened portion of Catawba Street between Marion Street and Bull Street adjacent to Richland County TMS # 11306-09-02, 11306-12-01 and 11306-12-02 to the University of South Carolina.

54. Ordinance No.: 2017-090 - Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 21, Stormwater Management and Sedimentation Control, Article III, Flood Damage Prevention, Division 1, Generally, Sec. 21-125 Definitions and Sec. 21-127 Basis for establishing areas of special flood hazard; Division 2, Administration, Sec. 21-151 Responsibility for administration, add Sec. 21-152 Definitions, renumber and amend remaining sections as Sec. 21-153 Application for development permit; Sec. 21-154 Duties of city engineer; Sec. 21-155 Appeals and variances; Division 3, Flood Hazard Reduction, Sec. 21-171 General standards; Sec. 21-1782 Specific standards and Sec. 21-173 Standards for streams without established base flood elevations and floodways - *The City of Columbia has received updated Flood Insurance Rate Maps (FIRMs) from FEMA. When the FIRM Panels are released, the entire floodplain ordinance is reviewed to ensure compliance with the National Flood Insurance Program (NFIP). The proposed ordinance changes include updating the map panel numbers and effective date to reflect the newly released maps as well as minor corrections to definitions and clarification of other sections as outlined. - First reading approval was given on November 21, 2017.*

Councilor Rickenmann asked when the maps will be available for posting.

Ms. Dana Higgins, Director of Engineering said the maps will go into effect on December 21, 2017. We have hard copies of the new maps at our office and they are online.



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Upon a motion made by Ms. Devine and seconded by Mr. Duvall, Council voted unanimously to give first reading approval to Ordinance No.: 2017-090 - Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 21, Stormwater Management and Sedimentation Control, Article III, Flood Damage Prevention, Division 1, Generally, Sec. 21-125 Definitions and Sec. 21-127 Basis for establishing areas of special flood hazard; Division 2, Administration, Sec. 21-151 Responsibility for administration, add Sec. 21-152 Definitions, renumber and amend remaining sections as Sec. 21-153 Application for development permit; Sec. 21-154 Duties of city engineer; Sec. 21-155 Appeals and variances; Division 3, Flood Hazard Reduction, Sec. 21-171 General standards; Sec. 21-172 Specific standards and Sec. 21-173 Standards for streams without established base flood elevations and floodways.

PUBLIC HEARING

Council opened the Public Hearing at 7:02 p.m.

55. ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT - 1051 Market Street and 1055 Market Street, TMS# 11206-04-05 – *Approved on first reading.*

Ordinance No.: 2017-095 - Annexing and Incorporating 1051 Market Street and 1055 Market Street, Richland County TMS# 11206-04-05 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015 – *Approved on first reading.*

Council District: 3

Proposal: Request to annex, assign land use classification of Employment Campus (EC), and assign zoning of General Commercial (C-3). The property is currently classified as Mixed Residential-High Density and zoned General Commercial (GC) by Richland County.

Applicant: Boyce Haigler

Staff Recommendation: Approval

PC Recommendation: 10/02/2017; Approval (7-0)



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No one appeared in support of or in opposition to the matter.

Upon a motion made by Mr. Rickenmann and seconded by Ms. Devine, Council voted unanimously to give first reading approval to the *Annexation, Comprehensive Plan Map Amendment, and Zoning Map Amendment* for 1051 Market Street and 1055 Market Street, TMS# 11206-04-05.

56. ZONING MAP AMENDMENT - 1014 Adeline Drive, TMS# 11215-06-26 and 11215-06-42 – *Approved on first reading.*

Council District: 3

Proposal: Request to rezone the parcel from PUD-R and M-1 to M-1

Applicant: Joab Dick

Staff Recommendation: Approval

PC Recommendation: 09/11/2017; Cancelled; 10/02/2017: Approval (7-0)

No one appeared in support of or in opposition to the matter.

Upon a motion made by Mr. Rickenmann and seconded by Mr. Duvall, Council voted unanimously to give first reading approval to the *Zoning Map Amendment* for 1014 Adeline Drive, TMS# 11215-06-26 and 11215-06-42.

57. ZONING MAP AMENDMENT - 1037 Market Street, TMS# 11206-04-04 – *Approved on first reading.*

Council District: 3

Proposal: Request to rezone the parcel from M-2 to C-3

Applicant: Boyce Haigler

Staff Recommendation: Approval

PC Recommendation: 10/02/2017; Approval (8-0)



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No one appeared in support of or in opposition to the matter.

Upon a motion made by Mr. Davis and seconded by Mr. Duvall, Council voted unanimously to give first reading approval to the *Zoning Map Amendment* for 1037 Market Street, TMS# 11206-04-04.

58. ZONING MAP AMENDMENT - 2701 Atlas Road and N/S Bluff Road(p), TMS# 13510-01-03 and 13500-02-04(p) – *Approved on first reading.*

Council District: 3

Proposal: Request to rezone the parcel from PUD-R to PUD-R and RG-2

Applicant: John Gantt

Staff Recommendation: Approval

PC Recommendation: 10/02/2017; Approval (8-0)

No one appeared in support of or in opposition to the matter.

Upon a motion made by Ms. Devine and seconded by Mr. Rickenmann, Council voted unanimously to give first reading approval to the *Zoning Map Amendment* for 2701 Atlas Road and N/S Bluff Road(p), TMS# 13510-01-03 and 13500-02-04(p).

59. COMPREHENSIVE PLAN AMENDMENT - Capital City Mill District Area & Corridor Plan

Ordinance No.: 2017-094 - Adopting the Capital City Mill District Area and Corridor Plan as an addendum to The Columbia Plan 2018 – *Approved on first reading.*

City Council Districts: 2 & 3

Proposal: Request the adoption of the Capital City Mill District Area & Corridor Plan as an addendum to the City of Columbia's Comprehensive Plan

Applicant: City of Columbia



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Staff Recommendation: Approval

Joint PC Work Session: 09/21/2017

PC Recommendation: 10/02/2017; Approval (9-0)

Ms. Irene Dumas Tyson, AICP, Associate AIA / The Boudreaux Group reported that fifteen public meetings were held at 701 Whaley. There was a lot of community participation and buy-in. The goal was to unify and celebrate this historic Mill District. She noted that the residents want to increase homeownership from thirty percent to forty-five or fifty percent. They want to make this is a unique place and not a pass through. We developed guiding principles and goals dealing with placemaking, managing trains, transportation and traffic, unifying and connecting the district to the greater community, and improving the environmental stewardship. We developed an implementation strategy and catalyst projects for the next three years. We want to create an equitable regulatory framework and looking at land use will help that. She reviewed the proposed future land use for the district.

Councilor Rickenmann asked if the Vulcan property had to be encompassed at this point. We should consider how we approach this prior to second reading.

Ms. Irene Dumas Tyson, AICP, Associate AIA / The Boudreaux Group said we did not address the reuse of their property specifically; that needs to be dealt with in the future.

Ms. Leigh DeForth, AICP, Comprehensive Planner / Planning and Development Services Department explained that these are future land use categories that will help us to envision the future. She noted that the Vulcan property is within the unincorporated area of Richland County and Richland County adopted the Capital Mill District Area & Corridor Plan last week. If the property comes into the City, we can look at the land use that's relevant at that time. We are asking you to adopt the plan to be a City guiding policy document that would be applicable to property within the City.

Councilor Devine said we have unincorporated property in the City and by adopting this plan we will have a unified plan for the community.



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Ms. Irene Dumas Tyson, AICP, Associate AIA / The Boudreaux Group continued to review the four future land use categories that were developed in concert with Richland County: urban core mixed residential, neighborhood activity center, community activity corridor, and the employment campus. There is great opportunity to have entrepreneurial or innovation space there, too. Once this land use is adopted, we will begin to preserve the character and have the appropriate scale of development. One of the biggest issues is the trains that go through the district all day long. We have five alternatives that will go through the National Environmental Policy Act (NEPA) process. These alternatives were developed with CSX, Norfolk Southern, and the Department of Transportation. All alternatives include the consolidation of rail lines. We looked at the bike and pedestrian network within the district and at opportunities to tie into the Walk Bike Plan. There is an opportunity to connect the greenway along Rocky Branch. She presented a list of proposed catalyst projects. She said branding the Capital City Mill District will go a long way as well as putting together a stakeholder organization to help move this forward. In closing, she said it has been an honor to work with the City and residents.

Councilor Rickenmann said when a plan comes to us in the future we should receive this prior to the County having three votes. We represent the entire City and will be asked to invest in the costs. It's going to take a village to make the village. At this point, we have no say in the overlay. He asked that we receive matters prior to Richland County giving it second reading and that all residents be involved.

No one appeared in support of or in opposition to the matter.

Upon a motion made by Ms. Devine and seconded by Mr. Duvall, Council voted unanimously to give first reading approval to the *Comprehensive Plan Amendment* for the Capital City Mill District Area & Corridor Plan.

60. AMENDMENT TO PLAN COLUMBIA LAND USE PLAN

Ordinance No.: 2017-097 - Amending the text of Plan Columbia: Land Use Plan specific to the addition of an Urban Core Mixed Residential- Type 3 Future Land Use Classification – *Approved on first reading.*

City Council Districts: 1, 2, 3, 4

Proposal: Request the adoption of an amendment to Plan Columbia: Land Use Plan text to add a future land use classification of Urban Core Mixed Residential - Type 3 (UCMR-3).



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Applicant: City of Columbia

Staff Recommendation: Approval

PC Recommendation: 10/02/2017; Approval, (9-0)

Ms. Leigh DeForth, AICP, Comprehensive Planner / Planning and Development Services Department explained that the Urban Core Mixed Residential land use is new. This new land use classification can be applied throughout the City. This is a text amendment that also includes a list of recommended types of primary, secondary, and tertiary developments.

No one appeared in support of or in opposition to the matter.

Upon a motion made by Mr. Duvall and seconded by Ms. Devine, Council voted unanimously to give first reading approval to Ordinance No.: 2017-097 - Amending the text of Plan Columbia: Land Use Plan specific to the addition of an Urban Core Mixed Residential- Type 3 Future Land Use Classification.

61. COMPREHENSIVE PLAN – FUTURE LAND USE MAP AMENDMENT - Capital City Mill District

Ordinance No.: 2017-096 -Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map for the properties located within the Capital City Mill District Planning Area within the City of Columbia – *Approved on first reading.*

City Council Districts: 2 & 3

Proposal: Request amendment of Chapter 8.3 of the Columbia Plan 2018 - Future Land Use Map (subsequently replaced by Plan Columbia: Land Use Plan) to modify the future land use classification of the properties within the Capital City Mill District planning area to Urban Core Mixed Residential (UCMR-3), Urban Core Neighborhood Activity Center (UCAC-1), Community Activity Corridor (AC-2), and Employment Campus (EC) as recommended by the Capital City Mill District Area and Corridor Plan (August 30, 2017 draft), Page 31, Figure 22.

Applicant: City of Columbia



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Staff Recommendation: Approval

PC Recommendation: 10/02/2017; Approval, (9-0)

Ms. Leigh DeForth, AICP, Comprehensive Planner / Planning and Development Services Department said we'd like to update the land use map to show the revised land use classifications.

No one appeared in support of or in opposition to the matter.

Upon a motion made by Mr. Duvall and seconded by Ms. Devine, Council voted unanimously to give first reading approval to Ordinance No.: 2017-096 -Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map for the properties located within the Capital City Mill District Planning Area within the City of Columbia.

62. COMPREHENSIVE PLAN MAP AMENDMENT CONFIRMATION - 4.24 acres, 174 Riding Grove Road and 178 Riding Grove Road, TMS# 28900-01-11(p), 28900-01-10(p), and 28900-01-09(p) – *Approved on first reading.*

Council District: 4

Proposal: Request to assign land use classification of Urban Edge Residential-Large Lot (UER-2). The property currently has interim land use of Urban Edge Residential-Large Lot (UER-2)

Applicant: Woodcreek Development, LLC

Staff Recommendation: Annex, Assign Interim Land Use and Interim Zoning; Approve

PC Recommendation: 07/10/17: Annex, Assign Interim Land Use and Interim Zoning; Approve (9-0)

No one appeared in support of or in opposition to the matter.



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Upon a motion made by Mr. Duvall and seconded by Mr. Davis, Council voted unanimously to give first reading approval to the *Comprehensive Plan Map Amendment Confirmation* for 4.24 acres, 174 Riding Grove Road and 178 Riding Grove Road, TMS# 28900-01-11(p), 28900-01-10(p), and 28900-01-09(p). Mayor Benjamin abstained from voting due to a potential conflict of interest.

63. **ZONING MAP AMENDMENT CONFIRMATION** - 4.24 acres, 174 Riding Grove Road and 178 Riding Grove Road, TMS# 28900-01-11(p), 28900-01-10(p), and 28900-01-09(p) – *Approved on first reading.*

Ordinance No.: 2017-098 - Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map to include 4.24 acres, 174 Riding Grove Road and 178 Riding Grove Road; Richland County TMS# 28900-01-11 (p), 28900-01-10(p), and 28900-01-09(p); annexed by Ordinance No.: 2017-068 enacted September 5, 2017 – *Approved on first reading.*

Council District: 4

Proposal: Request to assign zoning of Planned Unit Development-Residential District (PUD-R). The property currently has interim zoning of Planned Unit Development-Residential District (PUD-R).

Applicant: Woodcreek Development, LLC

Staff Recommendation: Annex, Assign Interim Land Use and Interim Zoning, Approve

PC Recommendation: 07/10/17: Annex, Assign Interim Land Use and Interim Zoning; Approve (9-0)

No one appeared in support of or in opposition to the matter.

Upon a motion made by Mr. Duvall and seconded by Mr. Davis, Council voted unanimously to give first reading approval to the *Zoning Map Amendment Confirmation* for 4.24 acres, 174 Riding Grove Road and 178 Riding Grove Road, TMS# 28900-01-11(p), 28900-01-10(p), and 28900-01-09(p) **and** Ordinance No.: 2017-098 - Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map to include 4.24 acres, 174 Riding Grove Road and 178 Riding Grove Road; Richland County TMS# 28900-01-11 (p), 28900-01-10(p), and 28900-01-09(p);



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annexed by Ordinance No.: 2017-068 enacted September 5, 2017. Mayor Benjamin abstained from voting due to a potential conflict of interest.

Council closed the Public Hearing at 7:25 p.m.

ORDINANCES - FIRST READING

64. Ordinance No.: 2017-099 - Granting a Right of Way Easement to Richland County for the Atlas Road Widening Project along a portion of City-owned property identified as Richland County TMS#16312-01-02 (Atlas Road Fire Station); CF#250-423 - *Approved on first reading.*

Upon a motion made by Ms. Devine and seconded by Mr. Davis, Council voted unanimously to give first reading approval to Ordinance No.: 2017-099 - Granting a Right of Way Easement to Richland County for the Atlas Road Widening Project along a portion of City-owned property identified as Richland County TMS#16312-01-02 (Atlas Road Fire Station); CF#250-423.

65. Ordinance No.: 2017-070 - Authorizing the City Manager to execute an Amendment to the License Agreement between the City of Columbia and Hallmark Homes International, Inc. - *Approved on first reading.*

Upon a motion made by Ms. Devine and seconded by Mr. Duvall, Council voted unanimously to give first reading approval to Ordinance No.: 2017-070 - Authorizing the City Manager to execute an Amendment to the License Agreement between the City of Columbia and Hallmark Homes International, Inc.

66. Ordinance No.: 2017-101 - Authorizing the City of Columbia, South Carolina to execute and deliver an Equipment Lease Purchase Agreement in the Amount of Not Exceeding \$4,000,000 between the City and Lessor Thereof to Defray the Cost of Acquiring Certain Equipment, and other matters related thereto - *Approved on first reading.*

Upon a motion made by Mr. Davis and seconded by Mr. Duvall, Council voted unanimously to give first reading approval to Ordinance No.: 2017-101 - Authorizing the City of Columbia, South Carolina to execute and deliver an Equipment Lease Purchase Agreement in the Amount of Not Exceeding \$4,000,000 between the City and Lessor Thereof to Defray the Cost of Acquiring Certain Equipment, and other matters related thereto.



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67. Ordinance No.: 2017-102 - Authorizing the City Manager to execute a Contract of Sale and Parking Agreement and Easement between the City of Columbia and Jeannie M. Rubin for the purchase of 1231 Blanding Street, Richland County TMS #09014-03-03 - *Approved on first reading.*

Upon a motion made by Mr. Rickenmann and seconded by Mr. Duvall, Council voted unanimously to give first reading approval to Ordinance No.: 2017-102 - Authorizing the City Manager to execute a Contract of Sale and Parking Agreement and Easement between the City of Columbia and Jeannie M. Rubin for the purchase of 1231 Blanding Street, Richland County TMS #09014-03-03.

68. Ordinance No.: 2017-104 - Authorizing the Conveyance of the Unimproved Section of Deer Crossing Road to the Adjacent Property Owners (John R. Kubin Trust & Betty Jo Kubin Trust, 310 Deer Crossing Road and Keystone Res, LLC, 308 Deer Crossing Road); Richland County TMS#28903-03 Adjacent to TMS#28903-03-33 (Lot 32, Woodcreek Farms, Phase A9-1) and Richland County TMS#28903-03-32 (Lot 31, Woodcreek Farms, Phase A9-1); CF#251-102 and CF#222-22C - *Approved on first reading.*

Upon a motion made by Ms. Devine and seconded by Mr. Duvall, Council voted unanimously to give first reading approval to Ordinance No.: 2017-104 - Authorizing the Conveyance of the Unimproved Section of Deer Crossing Road to the Adjacent Property Owners (John R. Kubin Trust & Betty Jo Kubin Trust, 310 Deer Crossing Road and Keystone Res, LLC, 308 Deer Crossing Road); Richland County TMS#28903-03 Adjacent to TMS#28903-03-33 (Lot 32, Woodcreek Farms, Phase A9-1) and Richland County TMS#28903-03-32 (Lot 31, Woodcreek Farms, Phase A9-1); CF#251-102 and CF#222-22C. Mayor Benjamin abstained from voting due to a potential conflict of interest.

69. ANNEXATION, INTERIM COMPREHENSIVE PLAN MAP AMENDMENT AND INTERIM ZONING MAP AMENDMENT - 1627 Auburn Street, TMS# 11613-12-33 - *Approved on first reading.*

Ordinance No.: 2017-103 - Annexing 1627 Auburn Street, Richland County TMS# 11613-12-33 - *Approved on first reading.*

Council District: 2



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Proposal: Request to annex, assign an interim land use classification of Urban Core Community Activity Center (UCAC-2), and assign interim zoning of General Commercial (C-3). The property is currently classified as Mixed Residential-High Density and zoned General Commercial (GC) by Richland County.

Applicant: Life Made Whole International Ministries

Staff Recommendation: Annex, Assign Interim Land Use and Interim Zoning; Approve

PC Recommendation: 11/06/17: Annex, Assign Interim Land Use & Interim Zoning; Approve (7-0)

Upon a motion made by Ms. Devine and seconded by Mr. Duvall, Council voted unanimously to give first reading approval to the *Annexation, Interim Comprehensive Plan Map Amendment and Interim Zoning Map Amendment* for 1627 Auburn Street, TMS# 11613-12-33 **and** Ordinance No.: 2017-103 - Annexing 1627 Auburn Street, Richland County TMS# 11613-12-33.

70. Ordinance No.: 2017-108 - Authorizing the City Manager to execute a Corrective Quit Claim Deed from the City of Columbia to Bull Street Development, LLC for Phase 1 Infrastructure Parcel, Richland County TMS #11501-01-13 (portion) - *Approved on first reading.*

Upon a motion made by Mr. Duvall and seconded by Mr. Davis, Council voted unanimously to give first reading approval to Ordinance No.: 2017-108 - Authorizing the City Manager to execute a Corrective Quit Claim Deed from the City of Columbia to Bull Street Development, LLC for Phase 1 Infrastructure Parcel, Richland County TMS #11501-01-13 (portion).

RESOLUTIONS

71. Resolution No.: R-2017-110 - A Resolution Relating to the Declaration of Intent by the City of Columbia, South Carolina to Use Proceeds of Tax-Exempt Bonds or Other Obligations (Including a Lease Agreement to be Entered into by the City) to Reimburse Certain Expenditures Prior to the Issuance or Execution Thereof (Bull Street) - *Approved*

Councilor Rickenmann asked for clarification. The resolution talks about the anticipation of incurred costs.



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Mr. Jeff Palen, Assistant City Manager said we will be issuing bonds later in the year for anything we spend funds on today. This resolution will allow us to reimburse the City. We brought you all a schedule on the cost of Bull Street six months ago.

Councilor Rickenmann said the expenditures should've been attached to the agenda.

Mayor Benjamin asked staff to follow up with something that can illuminate the expected expenses.

Upon a motion made by Mr. Duvall and seconded by Ms. Devine, Council voted unanimously to approve Resolution No.: R-2017-110 - A Resolution Relating to the Declaration of Intent by the City of Columbia, South Carolina to Use Proceeds of Tax-Exempt Bonds or Other Obligations (Including a Lease Agreement to be Entered into by the City) to Reimburse Certain Expenditures Prior to the Issuance or Execution Thereof (Bull Street).

72. Resolution No.: R-2017-112 - Certifying the McCants School as an Abandoned Building Pursuant to the South Carolina Abandoned Buildings Revitalization Act, Title 12, Chapter 67, Section 12-67-100 et seq., of the South Carolina Code of Laws (1976), as amended, regarding property located at Edgefield Street and Lyles Street, City of Columbia, TMS #09107-16-34, 09107-16-35, 09107-16-36, 09107-16-37, 09107-16-38, 09107-16-39, 09107-16-40, 09107-16-41, 09107-16-42, 09107-16-43, 09107-16-44, 09107-16-45, 09107-16-47, 09107-16-48, 09107-16-49, 09107-16-50, and 09107-16-52 - *Approved*

Councilor Devine asked why this is being done if the building has already been developed.

Ms. Krista Hampton, Planning and Development Services Director said the buildings are being certified to take advantage of the income tax credits. The building was partially developed; there are only a few apartments in there. He has to meet the investment threshold to take advantage of the credits.

Upon a motion made by Mr. Duvall and seconded by Mr. Davis, Council voted unanimously to approve Resolution No.: R-2017-112 - Certifying the McCants School as an Abandoned Building Pursuant to the South Carolina Abandoned Buildings Revitalization Act, Title 12, Chapter 67, Section 12-67-100 et seq., of the South Carolina Code of Laws (1976), as amended, regarding property located at Edgefield Street and Lyles Street, City of Columbia, TMS #09107-16-34, 09107-16-35, 09107-16-36, 09107-16-37, 09107-16-38, 09107-16-39, 09107-16-40, 09107-16-41, 09107-16-42, 09107-16-43, 09107-16-44, 09107-16-45, 09107-16-47, 09107-16-48, 09107-16-49, 09107-16-50, and 09107-16-52.



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73. Resolution No.: R-2017-113 - Certifying 1519 Sumter Street and 1220-1224 Taylor Street as Abandoned Buildings Pursuant to the South Carolina Abandoned Buildings Revitalization Act, Title 12, Chapter 67, Section 12-67-100 et seq., of the South Carolina Code of Laws (1976), as amended, regarding property located at 1519 Sumter Street and 1220-1224 Taylor Street, City of Columbia, TMS# 09014-09-05 and 09014-09-07 - *Approved*

Upon a motion made by Ms. Devine and seconded by Mr. Duvall, Council voted unanimously to approve Resolution No.: R-2017-113 - Certifying 1519 Sumter Street and 1220-1224 Taylor Street as Abandoned Buildings Pursuant to the South Carolina Abandoned Buildings Revitalization Act, Title 12, Chapter 67, Section 12-67-100 et seq., of the South Carolina Code of Laws (1976), as amended, regarding property located at 1519 Sumter Street and 1220-1224 Taylor Street, City of Columbia, TMS# 09014-09-05 and 09014-09-07.

74. Resolution No.: R-2017-118 - Adopting City of Columbia Motor Vehicle Pursuit Policy - *Approved*

Upon a motion made by Mr. Duvall and seconded by Mr. Davis, Council voted unanimously to approve Resolution No.: R-2017-118 - Adopting City of Columbia Motor Vehicle Pursuit Policy.

75. Resolution No.: R-2017-119 - Adopting City of Columbia Use of Force Policy - *Approved*

Upon a motion made by Mr. Davis and seconded by Ms. Devine, Council voted unanimously to approve Resolution No.: R-2017-119 - Adopting City of Columbia Use of Force Policy.

76. Resolution No.: R-2017-100 - Authorizing a Public Hearing for the Improvement Plan for the Vista Improvement District - *Approved*

Councilor Rickenmann said this has been before us twice previously. Mr. Stevenson has guaranteed me that there will be a lot of discussion around this and we will involve the property owners. I have not received any information on it or had any conversations. I want to make sure we engage all of the property owners, the University, Convention Center, and the hoteliers.



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Councilor Duvall said this is the start of a fairly lengthily process to get the Vista Business Improvement District approved. It is all spelled out in Section 5-37-10 in the South Carolina Code on how to do this and it's very precise. City staff has worked with us to develop a road map. He said Dale Marshall and Meredith Atkinson have put a lot of work into this along with our staff. This is a good step to get a firm foundation for funding one of the most vibrant areas of the City of Columbia and I hope City Council will support this action as we move forward.

Councilor Davis asked about the boundaries of the district.

Mayor Benjamin recognized Meredith and Dale. He said let's make sure we are very aggressive in including all of the property owners. Make sure USC is a full participant in this as well.

Mr. Hal Stevenson, Congaree Vista Guild said we've had conversations with property owners and they want us to look at the hospitality funding process again. We will continue to have lots of conversations.

Mayor Benjamin noted that the hospitality tax is paid by patrons, not by businesses. Certainly the importance of strong restaurants and bars down there and the contributions they make to the City as a whole is something we should take into account. It is going to require property owner financial participation and that has to be crystal clear.

Upon a motion made by Mr. Duvall and seconded by Ms. Devine, Council voted unanimously to approve Resolution No.: R-2017-100 - Authorizing a Public Hearing for the Improvement Plan for the Vista Improvement District.

OTHER MATTERS

77. Council is asked to approve the 2018 City Council Meeting Schedule.

Upon a motion made by Mr. Rickenmann and seconded by Ms. Devine, Council voted unanimously to approve the 2018 City Council meeting schedule, with the understanding that there may be future adjustments to the schedule.

78. Council is asked to approve Contract Amendment #1 for the Finlay Park Fountain Restoration Project, as requested by the Parks & Recreation Department. Award to W. P. Law, Inc., in an amount not to exceed \$296,255.00. This firm is located in Lexington, SC. *Funding Source: 4039999-PK005606-658650. The original budgeted amount is \$310,650.00. – Consideration of this item was deferred.*



**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, NOVEMBER 21, 2017**

The following sub-consultants will provide additional services:

White Crane Company, Inc., of West Columbia, SC will provide crane operating services at 1.0% (\$2,885.00) of the total contract value.

Clearwater Company of Columbia, SC will provide rebar and gunite material services at 54.0% (\$161,287.00) of the total contract value.

79. Council is asked to approve the Richland County/City of Columbia Intergovernmental Fire Services Agreement. – *Consideration of this item was deferred.*

APPOINTMENTS

80. Council is asked to approve the appointment of two (2) individuals to the Bicycle Pedestrian Advisory Committee.

Upon a motion made by Mayor Benjamin and seconded by Mr. Rickenmann, Council voted unanimously to expand the Bicycle Pedestrian Advisory Committee to seventeen (17) members through consultation with the Chair of BPAC; approve the appointment of Mr. Chrys Zouras, Mr. Scott Nuelken, Mr. Rip Sanders, Mr. Robert Weaver, and Mr. David King; and to approve the reappointment of Mr. Fritz Hamer.

81. Council is asked to approve the appointment of one (1) individual to the Citizens Advisory Committee for Community Development.

Upon a motion made by Ms. Devine and seconded by Mr. Duvall, Council voted unanimously to approve the appointment of Ms. Tre' Tailor to the Citizens Advisory Committee for Community Development.

82. Council is asked to approve the appointment of five (5) individuals to the Parks and Recreation Foundation Board.

Upon a motion made by Mayor Benjamin and seconded by Ms. Devine, Council voted unanimously to approve the appointment of Ms. Shelia Washington, Ms. Gretchen Barron, and Mr. Joshua Shelton to the Parks and Recreation Foundation Board and to discuss the remaining vacancies later.



**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, NOVEMBER 21, 2017**

83. Clean Energy Subcommittee - The Honorable Mr. Rickenmann

Upon a motion made by Mr. Rickenmann and seconded by Mayor Benjamin, Council voted unanimously to approve the appointment of Mayor Stephen K. Benjamin, Councilwoman Tameika Isaac Devine, Councilman Daniel J. Rickenmann, Mr. Clint Shealy, Assistant City Manager for Columbia Water, Mr. David Knoche, General Services Director, and Ms. Mary Pat Baldauf, Sustainability Facilitator to the Clean Energy Subcommittee.

CONSIDERATION OF MATTERS DISCUSSED DURING THE WORK SESSION

No items were considered at this time.

CITY COUNCIL COMMITTEE REPORTS / REFERRALS

Upon a motion made by Mr. Rickenmann and seconded by Ms. Devine, Council voted unanimously to refer a presentation from Allied Energy Services to the Environment and Infrastructure Committee for the November 22, 2017 committee meeting.

Upon a motion made by Ms. Devine and seconded by Mayor Benjamin, Council voted unanimously to refer the discussion of trains and ways to stop them from blocking intersections to the Economic and Community Development Committee.

Councilor Rickenmann requested a white paper on pending state law regulating the registration of scooters.

APPEARANCE OF THE PUBLIC

No one appeared at this time.

Upon a motion made by Mr. Davis and seconded by Mayor Benjamin, Council voted unanimously to adjourn the meeting at 8:11 p.m.

Respectfully submitted by:

Erika D. Moore, CMC
City Clerk



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, DECEMBER 5, 2017

The Columbia City Council met for a Work Session on Tuesday, December 5, 2017 at City Hall, 1737 Main Street, Columbia, South Carolina 29201. The Honorable Mayor Stephen K. Benjamin called the meeting to order at 2:05 p.m. and the following members of Council were present: The Honorable Sam Davis, The Honorable Tameika Isaac Devine, and The Honorable Howard E. Duvall, Jr. The Honorable Moe Baddourah, The Honorable Edward H. McDowell, Jr., and The Honorable Daniel J. Rickenmann were absent. Also present were Mr. Jeff Palen, Assistant City Manager and Ms. Niki Daniels, Assistant City Clerk. This meeting was advertised in accordance with the South Carolina Freedom of Information Act. *The minutes are numbered to coincide with the order of the meeting.*

INVOCATION

Fire Chief Aubrey Jenkins offered the Invocation.

CITY ADOPTION OF THE AGENDA

Upon a motion made by Mr. Davis and seconded by Mr. Duvall, Council voted unanimously to adopt the agenda as amended and to defer consideration of **Item 4** the Upcoming Budget Workshop discussion.

COUNCIL DISCUSSION

1. State Legislative Update - Mr. Kyle Michel, Esq., Michel Law Firm

Mr. Kyle Michel, Esq., Michel Law Firm gave an update on the 2017 completed priorities. He said the legislature hasn't done much with the October 2015 flood issues. He noted that the local government funds remained the same in 2017 and all the funds are now reoccurring.

Councilor Duvall asked about the loss of local government fund.

Mr. Kyle Michel, Esq., Michel Law Firm said if it was fully funded, the loss will be \$1.3 million per year. He reviewed the 2017 enacted laws which include: pension plan changes for employees, the transportation bill for local governments, alcohol permits for baseball facilities, municipality authority for conducting general elections, and mental health training for law enforcement officers. He said the business license tax legislation remained the same. He said the issue is finding one centralized place for citizens to obtain their business licenses. He said the bill for annexation didn't pass and the bill for animal control/shelters is still being considered. He noted that childcare facilities and recreation programs made a little progress in 2017. He presented the 2018 City of Columbia proposed priorities and distributed of the 2018 Municipal Association of South Carolina Initiatives.



We Are Columbia

**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

2. Federal Legislative Update - Mr. Ralph Garboushian, Capital Edge, LLC

Mr. Ralph Garboushian, Capital Edge, LLC said the House and Senate passed two different versions of the tax bill. He gave an update on the key local government provisions in pending tax bills, which include: private activity bonds and advanced refunding of municipal bonds, SALT deduction, new market tax credit, historic preservation tax credit, and work opportunity tax credit. He pointed out that Congress extended the budget deadline to December 8, 2017. Councilor Duvall asked about federal and state law for telecommunications on properties.

Mr. Ralph Garboushian, Capital Edge, LLC said some states prohibit local governments from giving away public property.

Councilor Davis asked about infrastructure affecting the local economy. He gave an update on infrastructure.

Mr. Ralph Garboushian, Capital Edge, LLC said the objective is encouraging state governments to be more self-help. He gave an update on infrastructure.

3. Walk Bike Columbia Plan Update - Ms. Leigh DeForth, AICP, Comprehensive Planner for the Planning and Development Services Department

Ms. Leigh DeForth, AICP, Comprehensive Planner for the Planning and Development Services Department presented the infrastructure plan for pedestrians and bicyclists. She gave an update on the bikeway connectivity. She presented the walkability / pedestrian recommendations for safer and slower streets, which includes: reducing traffic speeds to 25 mph, creating visible crosswalks at key intersections, creating good conditions for sidewalks, making signal timing longer and people-friendly, and implementing traffic calming measures.

Councilor Devine noted that BPAC will bring some recommendations to the full Council in 2018.

4. Upcoming Budget Workshops - Ms. Teresa Wilson, City Manager – *Deferred*



We Are Columbia

**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

EXECUTIVE SESSION

Upon a motion made by Mr. Duvall and seconded by Mr. Davis, Council voted unanimously to enter into Executive Session at 3:37 p.m. for the discussion of **Items 5 through 8**.

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

Godfrey v. City
Cumberland v. City

6. Receipt of legal advice related to matters covered by attorney-client privilege pursuant to S.C. Code §30-4-70(a)(2)

Ordinance 2017-109 add Sec. 14-100 Enhanced trigger devices declared illegal; exceptions
Utility Relocations
Opioid litigation

7. Discussion of negotiations incident to proposed contractual arrangements pursuant to S.C. Code §30-4-70(a)(2)

Bike Share

8. Discussion of employment of an employee pursuant to S.C. Code §30-4-70(a)(2)

City Council
Municipal Court

Council adjourned the Executive Session at 5:09 p.m.



We Are Columbia

**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

COUNCIL MEETING

The Columbia City Council conducted a meeting on Tuesday, December 5, 2017 at City Hall, 1737 Main Street, Columbia, South Carolina 29201. The Honorable Mayor Stephen K. Benjamin called the meeting to order at 6:08 p.m. and the following members of Council were present: The Honorable Sam Davis, The Honorable Tameika Isaac Devine, and The Honorable Howard E. Duvall, Jr. The Honorable Moe Baddourah, The Honorable Edward H. McDowell, Jr., and The Honorable Daniel J. Rickenmann were absent. Also present were Mr. Jeff Palen, Assistant City Manager and Ms. Niki Daniels, Assistant City Clerk. This meeting was advertised in accordance with the South Carolina Freedom of Information Act. *The minutes are numbered to coincide with the order of the meeting.*

PLEDGE OF ALLEGIANCE

Master Ean Lorick, Lake Carolina Upper Campus led the audience in the Pledge of Allegiance.

INVOCATION

The Honorable Mayor Stephen K. Benjamin offered the Invocation.

ADOPTION OF THE AGENDA

Upon a motion made by Mr. Davis and seconded by Mr. Duvall, Council voted unanimously to adopt the agenda as amended to remove **Item 40**; (*Maintenance and Security Agreement between Richland County and the City of Columbia for the Gills Creek Section A Greenway Project*) from the Consent Agenda.

PUBLIC INPUT RELATED TO AGENDA ITEMS

No one appeared at this time.

APPROVAL OF MINUTES

9. Council is asked to approve the September 19, 2017 and October 20, 2017 Council Meeting Minutes.

Upon a motion made by Mr. Davis and seconded by Ms. Devine, Council voted unanimously to approve the September 19, 2017 and October 20, 2017 Council Meeting Minutes.



**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

CONSENT AGENDA ITEMS

Upon a single motion made by Ms. Devine and seconded by Mr. Duvall, Council voted unanimously to approve the **Consent Agenda Items 10** through **38**.

10. Council is asked to approve the Richland County/City of Columbia Intergovernmental Fire Services Agreement. – *Approved*
11. Council is asked approve the Purchase of a Reelmaster Mower for the Parks and Recreation Department, as requested by the Fleet Services Division. Award to Smith Turf Irrigation, using the SC State Contract in the amount of \$52,137.32. This vendor is located in Lexington, SC. *Funding Source: Capital Replacement- Auto, Trucks, Heavy Equipment Capital. 6308972-658500. The original budgeted amount is \$52,137.32. – Approved*
12. Council is asked to approve the Purchase of two (2) Chevrolet Tahoes for the Police Department's K-9 Team, as requested by the Fleet Services Division. Award to Love Chevrolet, using the SC State Contract in the amount of \$87,393.44. This vendor is located in Columbia, SC. *Funding Source: Capital Replacement - Auto, Trucks, Heavy Equipment-Capital 6308972-658500. The original budgeted amount is \$87,393.44. - Approved*
13. Council is asked to approve the Purchase of one (1) Dump Truck, as requested by the Fleet Services Division. Award to Shealy's Truck Center Inc., using the Future Ordering Agreement in the amount of \$147,345.00. This firm is located in Columbia, SC. *Funding source: Capital Replacement-Auto, Trucks, Heavy Equipment-Capital: 6308972-658500. The original budgeted amount is \$147,345.00. - Approved*
14. Council is asked to approve the Purchase of a Wheel Loader with two (2) Tink Buckets, as requested by the Fleet Services Division. Award to Blanchard Machinery Company, Inc. using the SC State Contract in the amount of \$148,005.00. This vendor is located in West Columbia, SC. *Funding Source: Capital Replacement - Auto, Trucks, Heavy Equipment-Capital 6308972-658500. The original budgeted amount is \$148,005.00. - Approved*



We Are Columbia

**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

15. Council is asked to approve the Purchase of twelve (12) Compact Hybrid Vehicles, as requested by the Fleet Services Division. Award to Galeana Chrysler Jeep in the amount of \$298,464.00. This vendor is located in Columbia, SC. *Funding Source: Utilities, Water Maintenance, Customer Service-Auto, Trucks, Heavy Equipment Capital. 5516202-658500 The original budgeted amount is \$298,464.00. - Approved*
16. Council is asked approve the Purchase of Radios and Accessories for Support Services, as requested by the Fleet Services Division. Award to Motorola Inc., using the SC State Contract in the amount of \$55,286.93. This vendor is located in Blythewood, SC. *Funding Source: Capital Replacement- Computer Equipment/Hardware: 6308972-627500. The original budgeted amount is \$55,286.93. - Approved*
17. Council is asked to approve the Purchase of GETAC V110 computers and accessories for the Information Technology Services Department, as requested by the Fleet Services Division. Award to Group Mobile International, LLC using the General Services Administration Contract in the amount of \$120,042.00. This firm is located in Chandler, AZ. *Funding Source: Capital Replacement- Computer Equipment/Hardware: 6308972-627500. The original budgeted amount is \$120,042.00. - Approved*
18. Council is asked to approve Project SS7340; Bio Solids Master Plan Update for the Metro Wastewater Treatment Plant, as requested by Columbia Water. Award to Hazen and Sawyer, as a Sole Source in an amount not to exceed \$241,408.00. This firm is located in Columbia, SC. *Funding Source: Utilities Metro Wastewater Plant-SPC Contracts W/S, SW; 5516208 - 638305. The original budgeted amount is \$288,700.00. This is a Clean Water 2020 Program Project. - Approved*
19. Council is asked to ratify an Emergency Procurement for Project SS7426; 8" PVC Gravity Sewer Line Replacement along Commerce Drive and a point repair at the intersection of Commerce Drive and Sullivan Street, as requested by Columbia Water. Award to McClam & Associates Inc., a certified local business enterprise, in the amount of \$281,950.00. This firm is located in Little Mountain, SC. *Funding source will be provided from: Water & Sewer Capital Projects: Capital Project Costs: 5529999-658650 SS7426 for \$281,950.00. This is a Clean Water 2020 Program Project. - Approved*



We Are Columbia

**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

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20. Council is asked to approve a Contract for the West Columbia Pump Station Repairs for Project SS7402, as requested by Columbia Water. Award to Shady Grove Construction, LLC, a Minority Business Enterprise in an amount not to exceed \$490,475.00 which includes contingency. This firm is located in Irmo, SC. *Funding Source: 2536208-638400 - The original budgeted amount is \$490,475.00. This is a Clean Water 2020 Program Project. – Approved*
21. Council is asked to approve an Engineering Services Agreement for Project WM4231; City of Columbia Canal Water Treatment Plant Clearwell and High Service Pump Station Rooms 2 & 3 Improvements and Construction Administration and Observation Services, as requested by Columbia Water. Award to URS Corporation in an amount not to exceed \$2,031,815.00. This firm is located in Columbia, SC. *Funding Source: 5529999-WM423101-658650. The original budget amount is \$2,031,815.00. – Approved*

This is a Mentor Protégé Program Project. DESA Inc., a Minority Business Enterprise of Columbia, SC is the Protégé and will provide Construction Administration and Construction Observation services at \$310,470.00 (15.3%) of the total contract value.

The following sub-consultants will provide additional services:

Howard Engineering of Columbia, SC will provide electrical engineering, mechanical engineering, and construction observation services at \$214,000.00 (10.5%) of the contract value.

Chao and Associates, a Minority Business Enterprise of Columbia, SC will provide structural engineering, architectural, and construction observation services at \$353,000.00 (17.4%) of the contract value.

Terracon Consultants, Inc. (A Sub of DESA, Inc.) of Columbia, SC will provide geotechnical and material testing services at \$210,684.00 (10.4%) of the contract value.

22. Ordinance No.: 2017-041 - Authorizing the City Manager to execute an Amendment to Lease Agreement between the City of Columbia and Hampton & Assembly SPE, LLC for the parking garage located at 1520 Assembly Street, Richland County TMS #09014-11-15. *First reading approval was given on November 21, 2017 - Approved on second reading.*
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We Are Columbia

**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

23. Ordinance No.: 2017-070 - Authorizing the City Manager to execute an Amendment to the License Agreement between the City of Columbia and Hallmark Homes International, Inc. *First reading approval was given on November 21, 2017. Approved on second reading.*
24. Ordinance No.: 2017-084 - Authorizing transfer of an unopened portion of Marion Street between Whaley Street and Catawba Street adjacent to Richland County TMS #11306-13-01, and transfer of an unopened portion of Catawba Street between Marion Street and Bull Street adjacent to Richland County TMS # 11306-09-02, 11306-12-01 and 11306-12-02 to the University of South Carolina. *First reading approval was given on November 21, 2017. Approved on second reading.*
25. Ordinance No.: 2017-090 - Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 21, Stormwater Management and Sedimentation Control, Article III, Flood Damage Prevention, Division 1, Generally, Sec. 21-125 Definitions and Sec. 21-127 Basis for establishing areas of special flood hazard; Division 2, Administration, Sec. 21-151 Responsibility for administration, add Sec. 21-152 Definitions, renumber and amend remaining sections as Sec. 21-153 Application for development permit; Sec. 21-154 Duties of city engineer; Sec. 21-155 Appeals and variances; Division 3, Flood Hazard Reduction, Sec. 21-171 General standards; Sec. 21-1782 Specific standards and Sec. 21-173 Standards for streams without established base flood elevations and floodways. *First reading approval was given on November 21, 2017. Approved on second reading.*

The City of Columbia has received updated Flood Insurance Rate Maps (FIRMs) from FEMA. When the FIRM Panels are released, the entire floodplain ordinance is reviewed to ensure compliance with the National Flood Insurance Program (NFIP). The proposed ordinance changes include updating the map panel numbers and effective date to reflect the newly released maps as well as minor corrections to definitions and clarification of other sections as outlined.

26. Ordinance No.: 2017-099 - Granting a Right of Way Easement to Richland County for the Atlas Road Widening Project along a portion of City-owned property identified as Richland County TMS#16312-01-02 (Atlas Road Fire Station); CF#250-423. *First reading approval was given on November 21, 2017. Approved on second reading.*



We Are Columbia

**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

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27. Ordinance No.: 2017-101 - Authorizing the City of Columbia, South Carolina to execute and deliver an Equipment Lease Purchase Agreement in the Amount of Not Exceeding \$4,000,000 between the City and Lessor Thereof to Defray the Cost of Acquiring Certain Equipment, and other matters related thereto. *First reading approval was given on November 21, 2017. Approved on second reading.*
28. Ordinance No.: 2017-102 - Authorizing the City Manager to execute a Contract of Sale and Parking Agreement and Easement between the City of Columbia and Jeannie M. Rubin for the purchase of 1231 Blanding Street, Richland County TMS #09014-03-03. *First reading approval was given on November 21, 2017. Approved on second reading.*
29. Ordinance No.: 2017-108 - Authorizing the City Manager to execute a Corrective Quit Claim Deed from the City of Columbia to Bull Street Development, LLC for Phase 1 Infrastructure Parcel, Richland County TMS #11501-01-13 (portion). First reading approval was given on November 21, 2017. – *First reading approval was given on November 21, 2017. Approved on second reading.*
30. ANNEXATION, INTERIM COMPREHENSIVE PLAN MAP AMENDMENT AND INTERIM ZONING MAP AMENDMENT - 1627 Auburn Street, TMS# 11613-12-33 – *First reading approval was given on November 21, 2017. Approved on second reading.*
- Ordinance No.: 2017-103 - Annexing 1627 Auburn Street, Richland County TMS# 11613-12-33 – First reading approval was given on November 21, 2017. Approved on second reading.*

Council District: 2

Proposal: Request to annex, assign an interim land use classification of Urban Core Community Activity Center (UCAC-2), and assign interim zoning of General Commercial (C-3). The property is currently classified as Mixed Residential-High Density and zoned General Commercial (GC) by Richland County.

Applicant: Life Made Whole International Ministries

Staff Recommendation: Annex, Assign Interim Land Use and Interim Zoning; Approve

PC Recommendation: 11/06/17: Annex, Assign Interim Land Use & Interim Zoning; Approve (7-0)



We Are Columbia

**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

31. ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT - 1051 Market Street and 1055 Market Street, TMS# 11206-04-05 – *First reading approval was given on November 21, 2017. Approved on second reading.*

Ordinance No.: 2017-095 - Annexing and Incorporating 1051 Market Street and 1055 Market Street, Richland County TMS# 11206-04-05 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015 – First reading approval was given on November 21, 2017. Approved on second reading.

Council District: 3

Proposal: Request to annex, assign land use classification of Employment Campus (EC), and assign zoning of General Commercial (C-3). The property is currently classified as Mixed Residential-High Density and zoned General Commercial (GC) by Richland County.

Applicant: Boyce Haigler

Staff Recommendation: Approval

PC Recommendation: 10/02/2017; Approval (7-0)

32. ZONING MAP AMENDMENT - 1014 Adeline Drive, TMS# 11215-06-26 and 11215-06-42 – *First reading approval was given on November 21, 2017. Approved on second reading.*

Council District: 3

Proposal: Request to rezone the parcel from PUD-R and M-1 to M-1

Applicant: Joab Dick

Staff Recommendation: Approval

PC Recommendation: 09/11/2017; Cancelled; 10/02/2017: Approval (7-0)

33. ZONING MAP AMENDMENT - 1037 Market Street, TMS# 11206-04-04 – *First reading approval was given on November 21, 2017. Approved on second reading.*



We Are Columbia

**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

Council District: 3

Proposal: Request to rezone the parcel from M-2 to C-3

Applicant: Boyce Haigler

Staff Recommendation: Approval

PC Recommendation: 10/02/2017; Approval (8-0)

34. ZONING MAP AMENDMENT - 2701 Atlas Road and N/S Bluff Road(p), TMS# 13510-01-03 and 13500-02-04(p) – *First reading approval was given on November 21, 2017. Approved on second reading.*

Council District: 3

Proposal: Request to rezone the parcel from PUD-R to PUD-R and RG-2

Applicant: John Gantt

Staff Recommendation: Approval

PC Recommendation: 10/02/2017; Approval (8-0)

35. COMPREHENSIVE PLAN AMENDMENT - Capital City Mill District Area & Corridor Plan – *First reading approval was given on November 21, 2017. Approved on second reading.*

Ordinance No.: 2017-094 - Adopting the Capital City Mill District Area and Corridor Plan as an addendum to The Columbia Plan 2018 – First reading approval was given on November 21, 2017. Approved on second reading.

City Council Districts: 2 & 3

Proposal: Request the adoption of the Capital City Mill District Area & Corridor Plan as an addendum to the City of Columbia's Comprehensive Plan

Applicant: City of Columbia



We Are Columbia

**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

Staff Recommendation: Approval

Joint PC Work Session: 09/21/2017

PC Recommendation: 10/02/2017; Approval (9-0)

36. *AMENDMENT TO PLAN COLUMBIA LAND USE PLAN – First reading approval was given on November 21, 2017. Approved on second reading.*

Ordinance No.: 2017-097 - Amending the text of Plan Columbia: Land Use Plan specific to the addition of an Urban Core Mixed Residential- Type 3 Future Land Use Classification – First reading approval was given on November 21, 2017. Approved on second reading.

City Council Districts: 1, 2, 3, 4

Proposal: Request the adoption of an amendment to Plan Columbia: Land Use Plan text to add a future land use classification of Urban Core Mixed Residential - Type 3 (UCMR-3).

Applicant: City of Columbia

Staff Recommendation: Approval

PC Recommendation: 10/02/2017; Approval, (9-0)

37. *COMPREHENSIVE PLAN – FUTURE LAND USE MAP AMENDMENT - Capital City Mill District – First reading approval was given on November 21, 2017. Approved on second reading.*

Ordinance No.: 2017-096 -Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map for the properties located within the Capital City Mill District Planning Area within the City of Columbia – First reading approval was given on November 21, 2017. Approved on second reading.

City Council Districts: 2 & 3



We Are Columbia

**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

Proposal: Request amendment of Chapter 8.3 of the Columbia Plan 2018 - Future Land Use Map (subsequently replaced by Plan Columbia: Land Use Plan) to modify the future land use classification of the properties within the Capital City Mill District planning area to Urban Core Mixed Residential (UCMR-3), Urban Core Neighborhood Activity Center (UCAC-1), Community Activity Corridor (AC-2), and Employment Campus (EC) as recommended by the Capital City Mill District Area and Corridor Plan (August 30, 2017 draft), Page 31, Figure 22.

Applicant: City of Columbia

Staff Recommendation: Approval

PC Recommendation: 10/02/2017; Approval, (9-0)

38. Resolution No.: R-2017-096 - Authorizing consumption of beer and wine only at the See Spot Run 5K Race and Family Festival in Earlewood Park on Saturday, March 31, 2018 – *Approved*

RESOLUTIONS

39. Resolution No.: R-2017-121 - Approving the honorary naming of the intersection of North Beltline Boulevard and Two Notch Road "Bishop C. L. "Josh" Lorick, Jr. Intersection" – *Approved*

Mayor Benjamin said it has been an honor to have known Bishop Lorick. He said Bishop Lorick was a well-known spiritual advisor and leader to this community. He said he has always brought people together. He was truly a good man and we will miss him dearly.

Mr. Corey Lorick, Son of Bishop C.L. Lorick thanked the members of Council for the recognition. He said we will do our best to keep his legacy going throughout many generations.

Upon a motion made by Ms. Devine and seconded by Mayor Benjamin, Council voted unanimously to approve Resolution No.: R-2017-121 - Approving the honorary naming of the intersection of North Beltline Boulevard and Two Notch Road "Bishop C. L. "Josh" Lorick, Jr. Intersection"



**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

CONSENT AGENDA ITEM

40. Council is asked to approve a Maintenance and Security Agreement between Richland County and the City of Columbia for the Gills Creek Section A Greenway Project.

Upon a motion made by Mr. Duvall and seconded by Mr. Davis, Council voted unanimously to approve the Maintenance and Security Agreement between Richland County and the City of Columbia for the Gills Creek Section A Greenway Project, as amended to substitute the last sentence in paragraph 1. *The Greenway with the following: The parties agree that in no event will the proposed Greenway alignment include any connection to the Hampton Estates neighborhood, nor will the Greenway alignment be located in whole or in part in the Hampton Estates neighborhood, with the entirety of the system germane on the west bank.*

ORDINANCES - SECOND READING

41. Ordinance No.: 2017-104 - Authorizing the Conveyance of the Unimproved Section of Deer Crossing Road to the Adjacent Property Owners (John R. Kubin Trust & Betty Jo Kubin Trust, 310 Deer Crossing Road and Keystone Res, LLC, 308 Deer Crossing Road); Richland County TMS#28903-03 Adjacent to TMS#28903-03-33 (Lot 32, Woodcreek Farms, Phase A9-1) and Richland County TMS#28903-03-32 (Lot 31, Woodcreek Farms, Phase A9-1); CF#251-102 and CF#222-22C – *First reading approval was given on November 21, 2017. Approved on second reading.*

Upon a motion made by Mr. Duvall and seconded by Mr. Davis, Council voted unanimously to give second reading approval to Ordinance No.: 2017-104 - Authorizing the Conveyance of the Unimproved Section of Deer Crossing Road to the Adjacent Property Owners (John R. Kubin Trust & Betty Jo Kubin Trust, 310 Deer Crossing Road and Keystone Res, LLC, 308 Deer Crossing Road); Richland County TMS#28903-03 Adjacent to TMS#28903-03-33 (Lot 32, Woodcreek Farms, Phase A9-1) and Richland County TMS#28903-03-32 (Lot 31, Woodcreek Farms, Phase A9-1); CF#251-102 and CF#222-22C. Mayor Benjamin abstained from voting due to a potential conflict of interest.

ZONING / PLANNING MATTERS - SECOND READING

42. COMPREHENSIVE PLAN MAP AMENDMENT CONFIRMATION - 4.24 acres, 174 Riding Grove Road and 178 Riding Grove Road, TMS# 28900-01-11(p), 28900-01-10(p), and 28900-01-09(p) – *First reading approval was given on November 21, 2017. Approved on second reading.*

Council District: 4



**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

Proposal: Request to assign land use classification of Urban Edge Residential-Large Lot (UER-2). The property currently has interim land use of Urban Edge Residential-Large Lot (UER-2)

Applicant: Woodcreek Development, LLC

Staff Recommendation: Annex, Assign Interim Land Use and Interim Zoning; Approve

PC Recommendation: 07/10/17: Annex, Assign Interim Land Use and Interim Zoning; Approve (9-0)

Upon a motion made by Mr. Duvall and seconded by Mr. Davis, Council voted unanimously to given second reading approval to the Comprehensive Plan Map Amendment Confirmation - 4.24 acres, 174 Riding Grove Road and 178 Riding Grove Road, TMS# 28900-01-11(p), 28900-01-10(p), and 28900-01-09(p). Mayor Benjamin abstained from voting due to a potential conflict of interest.

43. ZONING MAP AMENDMENT CONFIRMATION - 4.24 acres, 174 Riding Grove Road and 178 Riding Grove Road, TMS# 28900-01-11(p), 28900-01-10(p), and 28900-01-09(p) – First reading approval was given on November 21, 2017. *Approve on second reading.*

Ordinance No.: 2017-098 - Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map to include 4.24 acres, 174 Riding Grove Road and 178 Riding Grove Road; Richland County TMS# 28900-01-11 (p), 28900-01-10(p), and 28900-01-09(p); annexed by Ordinance No.: 2017-068 enacted September 5, 2017- *First reading approval was given on November 21, 2017. Approved on second reading.*

Council District: 4

Proposal: Request to assign zoning of Planned Unit Development-Residential District (PUD-R). The property currently has interim zoning of Planned Unit Development-Residential District (PUD-R).

Applicant: Woodcreek Development, LLC

Staff Recommendation: Annex, Assign Interim Land Use and Interim Zoning, Approve

PC Recommendation: 07/10/17: Annex, Assign Interim Land Use and Interim Zoning;



We Are Columbia

**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

Approve (9-0)

Upon a motion made by Mr. Duvall and seconded by Mr. Davis, Council voted unanimously to give second reading approval to the Zoning Map Amendment Confirmation - 4.24 acres, 174 Riding Grove Road and 178 Riding Grove Road, TMS# 28900-01-11(p), 28900-01-10(p), and 28900-01-09(p). Mayor Benjamin abstained from voting due to a potential conflict of interest.

PRESENTATIONS

44. Update from the Capital City/Lake Murray Country Regional Tourism Board - Ms. Miriam Atria, President/CEO of Capital City/Lake Murray Country Regional Tourism Board

Ms. Miriam Atria, President/CEO of Capital City/Lake Murray Country Regional Tourism Board gave the members of Council a copy of the annual report. She said the report doesn't reflect all that has been done in the month of August. She reported that the 2017 economic impact of the Forest Woods Cup was over \$30 million. She noted that the City of Columbia will host a fishing reality television show; it will appear on the Outdoor Channel for thirty-six (36) weeks beginning in March 2018. She presented a short clip of the film segment. She reported that the Bass Fishing Olympic Sport has chosen to host its tournament at Lake Murray in 2020.

ORDINANCES - FIRST READING

45. Ordinance No.: 2017-109 - Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 14, Offenses and Miscellaneous Provisions, Article IV, Offenses Against the Public Peace and Order to add Sec. 14-100 Enhanced trigger devices declared illegal; exceptions – *Approved on first reading.*

Upon a motion made by Ms. Devine and seconded by Mr. Davis, Council voted unanimously to give first reading approval to Ordinance No.: 2017-109 - Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 14, Offenses and Miscellaneous Provisions, Article IV, Offenses Against the Public Peace and Order to add Sec. 14-100 Enhanced trigger devices declared illegal; exceptions.



We Are Columbia

**COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, DECEMBER 5, 2017**

OTHER MATTERS

46. Council is asked to approve the installation of one (1) additional street light on Ames Road between Meyer Street and Dairy Street, as requested by the Traffic Engineering Division.

Upon a motion made by Mr. Davis and seconded by Mr. Duvall, Council voted unanimously to approve the installation of one (1) additional street light on Ames Road between Meyer Street and Dairy Street, as requested by the Traffic Engineering Division.

CONSIDERATION OF MATTERS DISCUSSED DURING THE WORK SESSION

Upon a motion made by Mr. Duvall and seconded by Mr. Davis, Council voted unanimously to approve the City of Columbia 2018 proposed legislative priorities that were presented during the Work Session.

CITY COUNCIL COMMITTEE REPORTS / REFERRALS

Councilor Devine said the Walk Bike Plan was presented to the Environment and Infrastructure Committee on November 22, 2017. She said we are scheduled to receive a report back from BPAC during the first quarter of 2018.

APPEARANCE OF THE PUBLIC

No one appeared at this time.

Upon a motion made by Mr. Duvall and seconded by Ms. Devine, Council voted unanimously to adjourn the meeting at 6:43 p.m.

Respectfully submitted by:

Erika D. Moore, CMC
City Clerk



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Procurement and Contracts

FROM: *Sandra Wright, Purchasing Agent*

SUBJECT: Council is asked to approve the Purchase of three (3) Ford F250 XL Regular Cab Vehicles for Columbia Water, as requested by the Fleet Services Division. Award to Vic Bailey Ford using the SC State Contract in the amount of \$107,880.00. This vendor is located in Columbia, SC.

REQUISITION NO.: R186926

FINANCIAL IMPACT: Funding Source: Utilities, Water Distribution & Maintenance - Auto, Trucks, Heavy Equipment Capital: 5516203-658500. The original budgeted amount is \$107,880.00.

ORIGINAL BUDGET: \$107,880.00

CLEAN WATER 2020?: No

STRATEGIC GOALS: Provide high quality municipal services

Sec 2-204. (9) of the City Ordinance. Competitive sealed bidding required; exceptions allow the City to purchase goods and services without competitive sealed bidding when purchasing through state contracts.

ATTACHMENTS:

- **#a:** Quote (PDF)



LEE TRANSPORT EQUIPMENT INC.

POST OFFICE BOX 26 • COLUMBIA • SOUTH CAROLINA 29202

Lee Transport Equipment State Contract Service Bodies

Contract Number 4400011642

November 1, 2015 through October 31, 2018

Utility body, low profile for a 3/4 ton Chassis Cab
w/ 56" C/A single rear wheel. Knapheide 696LPJ

Per unit: \$3,590.00
Installation add: \$892.00
Total Installed: \$4,482.00

Options:

Full height body in lieu of low profile add:	\$395.00 ✓
Flip lid body in lieu of low profile add:	\$949.00
FMVSS approved safety kit (fire ext., first aid kit, triangle kit) loose add:	\$85.00 ✓
Ball hitch bumper, 5,000# capacity add:	\$59.00
Interior compartment lights add:	\$450.00
Single additional leaf spring each side, recommend for heavy applications:	\$585.00
Kevlar spray in bed liner in cargo area add:	\$575.00 ✓
Kevlar spray in liner on compartment tops add:	\$200.00
Ladder bow set or side mount ladder rack add:	\$500.00
Cab over deluxe ladder/pipe/material rack add:	\$1,185.00
10,000# capacity (Class V) receiver hitch w/7-prong light plug add:	\$325.00 ✓
Multi hitch combination hitch installed w/7-prong light plug add:	\$325.00
Solid state digital electronic brake controller to SCDOT specs. installed add:	\$225.00
4 way flashing strobe light system installed, front and rear add:	\$625.00 ✓
Pedestal mounted flashing amber strobe light installed add:	\$485.00
Master locking system, dual slide rods that lock each side with your pad lock add:	\$385.00 ✓
Tommy Gate (1,000 lb. capacity) installed add:	\$2,285.00
Flip extension for Tommy Gate (adds 11" plus 4" taper)	\$200.00
Enclosed Body (Requires full height add)	
45" high (inside) with dome lamp add:	\$3,500.00
51" high (inside) with dome lamp add:	\$3,600.00

Other Options are Available Under The Terms of This Contract!

Visit Lee Transport Equipment on the web at www.leetransport.net

E Mail Address:

Bill Cecil: bcecil@leetransport.net

Greg Stowers: gstowers@leetransport.net

Lee Transport Equipment

P.O. Box 26

Columbia, SC 29202

Phone: (803) 799-7860, Toll Free: (877) 799-7860, Fax: (803) 765-0535

6872.00

VIC BAILEY FORD

David Vetter 864.585.3600 or 800.922.1365

9.a

2017 FORD F250

PU -6: Truck, Pick Up, 4x2, 3/4 Ton, Regular Cab, 8' Body

Contract #: 4400014486

Standard Equipment Included:

6.2L V-8 Engine

Automatic Transmission

A/C

AM/ FM Radio

142" Wheel Base

Cruise Control

Power Steering

Power Brakes

Power Windows and Door Locks

Vinyl 40/20/40 Bench Seat

Heavy Duty Vinyl Floor

SC STATE CONTRACT PRICE:

\$22,176.00 (plus tax)

ADDITIONAL AVAILABLE FACTORY INSTALLED OPTIONS:

Chassis Model w/ 56" Cab-to-Axle - Available on 8' Pick Up Bed Models Only

-\$295.00 (Deduct)

Vendor Coordination Fee - When Combining Utility Bed on Purchase Order

\$300.00

Vendor Coordination Fee - When Drop Shipped to Another Vendor Outside of S.C.

\$500.00

F250 Regular Cab 4x4 8' Bed

\$3,384.00

F250 Super Cab / Extended Cab 4x2 6.75' Bed

\$2,600.00

F250 Super Cab / Extended Cab 4x2 8' Bed

\$2,495.00

F250 Super Cab / Extended Cab 4x4 6.75' Bed

\$6,489.00

F250 Super Cab / Extended Cab 4x4 8' Bed

\$6,687.00

F250 Crew Cab 4x2 6.75' Bed

\$4,413.00

F250 Crew Cab 4x2 8' Bed

\$4,611.00

F250 Crew Cab 4x4 6.75' Bed

\$7,902.00

F250 Crew Cab 4x4 8' Bed

\$8,105.00

F350 Super Cab 4x4 8' Bed Single Rear Wheel

\$9,303.00

F350 Crew Cab 4x2 8' Bed Single Rear Wheel

\$6,744.00

F350 Crew Cab 4x4 6.75' Bed Single Rear Wheel

To Be Provided

F350 Crew Cab 4x4 8' Bed Single Rear Wheel

To Be Provided

F350 Reg Cab Chassis 145" Wheel Base w/ 60" Cab-to-Axle

To Be Provided

F350 Super Cab Chassis 169" Wheel Base w/ 60" Cab-to-Axle

\$3,740.00

F350 Crew Cab 4x2 8' Bed Dual Rear Wheel - 56" Cab-to-Axle

\$8,912.00

XLT Upgrade for Super Cab / Extended Cab Models

\$5,300.00

XLT Upgrade for Crew Cab Models

\$5,300.00

99T 6.7L Diesel Engine

\$8,200.00

Bi-Fuel CNG Conversion (Gas and CNG Capable)

To Be Provided

X3E 3.73 Limited Slip Rear Axle (Gas Engine Only)

\$395.00

X4M 4.30 Limited Slip Rear Axle (Gas Engine Only)

\$395.00

X3H 3.31 Limited Slip Rear Axle (Diesel Engine Only)

\$395.00

TBM LT245/75R17 All Terrain Tires

\$168.00

TCD LT265/70R17 All Terrain Tires

\$461.00

18B Factory Installed Cab Steps (Regular Cab)

\$325.00

18B Factory Installed Cab Steps (Super Cab and Crew Cab)

\$376.00

592 Roof Clearance Lights

\$81.00

213 Electric Shift on the Fly

\$189.00

41H Engine Block Heater

\$76.00

17X FX4 4x4 Off Road Package -Requires Limited Slip and All Terrain Tires

\$300.00

66S Upfitter Switches (Diesel Engine Requires Dual Alternators or 200 Amp Alternator Upgrade)

\$168.00

76R Reverse Vehicle Aid Sensor

\$248.00

871 Rear View Camera System - XL Models Only

\$376.00

41P Skid Plate Package (4x4 Only)

\$103.00

67E Extra Heavy Duty Alternator (Gas Engines Only)

\$87.00

473 Snow Plow Package

\$87.00

525 Delete Cruise Control w/ Tilt Steering

\$

67H Heavy Service Suspension Package

\$

Michael Speakmon, Procurement Manager
 Phone: (803)737-9816
 Email: mspeakmon@mmo.sc.gov

Materials Management Office
 1201 Main Street, Suite 600
 Columbia, South Carolina 29201

Section: V
 Page: 7
 Date: 11/1/2017

PU-6: Truck, Pickup, 4x2, 3/4 Ton, Regular Cab, 8' Body

Contract Number: 4400014486

Contractor: Vic Bailey Ford, Inc.

Initial Contract Term: 11/1/2016 - 10/31/2017

Address: PO Box 3568 Spartanburg, SC 29304

Contract Rollover Dates: 11/1/2017 - 10/31/2018

Vendor #: 7000079092

Order Cutoff Date: TBD

Contact: David Vetter

Model: Ford F250 XL Reg Cab F2A

Email: dvetter@vicbaileyaudio.com

Commodity Code: 07202

Telephone: 864-585-3600

Delivery Days ARO: 90

Fax: 864-594-6802

BASE PRICE \$22,176.00

*Click on the link above for an itemized listing of items included in the base price.

Optional Additions

4x4 - Standard State Spec	\$3,384.00
Auxiliary Power Connection-Standard State Spec	\$149.00
Diesel Engine (Ford, 440 HP)	\$8,200.00
From Regular to Extended Cab	\$2,495.00
Posi-Traction/Limited Slip/Locking Differential Rear Axle	\$395.00
Spray-In Bedliner	\$450.00
Towing Package - State Standard Spec	\$26.00
Vehicle Backup Camera System	\$376.00
Winch - Standard State Spec	\$1,997.00

Base 22,176.00
 Add 6,412.00
 Body 6,872.00
 Tax 500.00
35,960.00

Optional Deductions

From Long Bed to Short Bed	Factory Standard
Power Mirrors	Included w/Delete Power Windows
Power Windows	\$728.00

Delivery Information

EXT. White
 int. Grey

521/
 12-11-17

History

USER ID		WHEN IN	NAME	WHEN OUT	
SLGRAY	✓	11/30/17 13:05:22	Samual Gray	11/30/17 16:23:25	wavDiv
JAJOHNSO	✓	11/30/17 16:27:14	James Johnson	12/01/17 08:38:44	wavDiv
CESHEALY	✓	12/01/17 08:41:26	Clint E. Shealy	12/04/17 11:00:58	wBudgl
JDKNOCHE	✓	12/04/17 11:04:28	David Knoche	12/04/17 13:25:07	wFleet
EAHEUSTE	✓ ✕ ✓	12/04/17 13:38:42	Edgar Heustess		
JDKNOCHE		Future Task Item	To Be Assigned		
TBA		Future Task Item	To Be Assigned		wFixed
TBA		Future Task Item	To Be Assigned		wAsst C
TBA		Future Task Item	To Be Assigned		wCity M
TBA		Future Task Item	To Be Assigned		wPurch
TBA		Future Task Item	To Be Assigned		wCity C
TBA		Future Task Item	To Be Assigned		wBuyer

Summary

Purchase Request# = R186926
 PR Total\$ = \$108,000.00
 Requested By = Theresa F. Dearth
 Request Date = 11/30/2017
 Entry Date = 11/30/2017
 Vendor = TBD-VENDOR TO BE DETERMINED BY PURCHASING

ACCOUNT INFORMATION

Item#	Quantity	Price	Item Total	Lg	Key	Object	Amt/Pct
0001	3.00	\$36,000.00	\$108,000.00	GL	5516203	658500	

Item Description

3/4 TON PICKUP 4X4 EXTENDED CAB WITH UTILITY BODY,
 A/C, TRUCKS - FIRE TRUCKS

PR Notes

REQUESTED BY JAMES JOHNSON

REPLACEMENTS FOR THE FOLLOWING:

VCN #20568 WITH 185,655 MILES
 VCN #20702 WITH 150,715 MILES
 VCN #21246 WITH 122,192 MILES



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Procurement and Contracts

FROM: *Sandra Wright, Purchasing Agent*

SUBJECT: Council is asked to approve the Purchase of a Heavy Duty Backhoe for Columbia Water, as requested by the Fleet Services Division. Award to Blanchard Machinery using the SC State Contract in the amount of \$108,805.00. This vendor is located in West Columbia, SC.

REQUISITION NO.: R186925

FINANCIAL IMPACT: Funding Source: Utilities, Water Distribution & Maintenance - Auto, Trucks, Heavy Equipment Capital: 5516203-658500. The original budgeted amount is \$108,805.00.

ORIGINAL BUDGET: \$108,805.00

CLEAN WATER 2020?: No

STRATEGIC GOALS: Provide high quality municipal services

Sec 2-204. (9) of the City Ordinance. Competitive sealed bidding required; exceptions allow the City to purchase goods and services without competitive sealed bidding when purchasing through state contracts.

ATTACHMENTS:

- **#a:** Quote (PDF)



Quotation

DATE 12/1/2017

3151 Charleston Hwy
West Columbia SC 29172
Phone (803) 518-0113 bsmith@blanchardmachinery.com

CITY OF COLUMBIA SC
Mr. Edgar Heustess

Prepared by: Brian Smith

Reference Number	Description	Sales Price
450-8450	420F2 BHL IT, TIER 4, HRC	
206-1747	BELT, SEAT, 2" SUSPENSION	
212-8738	BUCKET-DC, 48", 13.0 CFT	
219-3387	BUCKET-HD, 24", 6.2 CFT	
251-1800	BUCKET-GP, 1.31 CYD, IT	
337-9695	COUNTERWEIGHT, 530 LBS	
379-2160	TIRES, 11L-16/19.5L-24, GY, 2WD	
430-9944	INSTRUCTIONS, ANSI	
433-4806	SEAT, DELUXE FABRIC	
450-8531	HYDRAULICS, MP, 5FCN/7BNK, IT	
450-8600	PT, 2WD, STD SHIFT	
450-8683	CAB, DELUXE	
450-8714	HEATER, T4	
450-8715	AIR CONDITIONER, T4	
450-8730	STICK, EXTENDABLE, 14FT	
450-8757	ENGINE, 74.5KW, C4.4 ACERT, T4F	
9R-1085	STABILIZER PADS, STREET	
9R-5320	CUTTING EDGE, TWO PIECE, WIDE	
	STATE CONTRACT # 4400012165 HEAVY DUTY BACKHOE PRICE	82,359.00
ADD	REMOVE EXTENDIBLE STICK	(3,423.00)
ADD	450-8608 PT, 4WD, STD SHIFT	9,460.00
ADD	REMOVE 2WD TIRES AND ADD 379-2161 TIRES 12.5 80/19.5L-24, GY	1,450.00
ADD	REMOVE STREET PADS AND ADD 9R-6007 FLIP OVER PADS	330.00
ADD	398-2681 RIDE CONTROL	1,470.00
ADD	AUXILIARY HYDRAULIC LINES PICK 398-2852 OR 398-2853	3,450.00
ADD	353-1389 GUARD, STABILIZER	825.00
ADD	444-7500 COUPLER, PG, MANUAL, DUAL LOCK	2,026.00
ADD	REMOVE GP BUCKET AND 216-8840 BUCKET-MP, 1.4 CYD, IT	3,872.00
ADD	ADD 450-8682 CANOPY, BASE AND DELETE ENCLOSED CAB	(4,089.00)
ADD	DELETE 450-8714 AND 450-8715 HEAT AND AC	(1,493.00)
ADD	REMOVE BUCKET-DC, 48", 13.0 CFT	(1,946.00)
ADD	435-5318 CAT H65E HAMMER AND 439-4471 MOUNTING BRACKET	10,931.00
ADD	317-0993 HAMMER CONNECTING LINES	457.00
ADD	423-8307 TOOL, IN LINE CHISEL HAMMER	322.00
ADD	54" PALLET FORKS	2,304.00
	36 MONTH / 5,000 HOUR POWERTRAIN AND HYDRAULIC WARRANTY	
	SC SALES TAX	500.00
	TOTAL PRICE	\$108,805

ENT
12-4-17

History

USER ID		WHEN IN	NAME	WHEN OUT	
SLGRAY	✓	11/30/17 13:01:46	Samual Gray	11/30/17 16:24:16	wavDiv
JAJOHNSO	✓	11/30/17 16:28:02	James Johnson	12/01/17 08:39:12	wavDiv
CESHEALY	✓	12/01/17 08:43:20	Clint E. Shealy	12/04/17 11:01:52	wBudgl
JDKNOCHE	✓	12/04/17 11:08:35	David Knoche	12/04/17 13:26:08	wFleet
EAHEUSTE	✓ ✕ ✓	12/04/17 13:47:28	Edgar Heustess		
JDKNOCHE		Future Task Item	To Be Assigned		
TBA		Future Task Item	To Be Assigned		wFixed
TBA		Future Task Item	To Be Assigned		wAsst C
TBA		Future Task Item	To Be Assigned		wCity M
TBA		Future Task Item	To Be Assigned		wPurch
TBA		Future Task Item	To Be Assigned		wCity C
TBA		Future Task Item	To Be Assigned		wBuyer

Summary

Purchase Request# = R186925
 PR Total\$ = \$100,000.00
 Requested By = Theresa F. Dearth
 Request Date = 11/30/2017
 Entry Date = 11/30/2017
 Vendor = TBD-VENDOR TO BE DETERMINED BY PURCHASING

ACCOUNT INFORMATION

Item#	Quantity	Price	Item Total	Lg	Key	Object	Amt/Pct
0001	1.00	\$100,000.00	\$100,000.00	GL	5516203	658500	

Item Description

BACKHOE, TRUCKS - FIRE TRUCKS

PR Notes

REQUESTED BY JAMES JOHNSON
 REPLACEMENT FOR VCN #19651



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Procurement and Contracts

FROM: Sandra Wright, Purchasing Agent

SUBJECT: Council is asked to ratify Projects WM4113, WM4136, and WM4137; an Agreement for Construction Administration Services for three 2-Million Gallon Elevated Water Storage Tanks, as requested by Columbia Water. Award to Kimley-Horn and Associates, Inc. in the amount of \$216,300.00. This firm is located in Columbia, SC.

REQUISITION NO.: R186959

FINANCIAL IMPACT: \$216,300.00 will be funding from 5529999-658650. A total of \$103,300.00 (48% of the work) will be subcontracted to the following firms: Chao & Associates, Inc., a MBE firm in Columbia, SC will provide construction inspection services at \$32,000.00 (15% of the work); Quinn Consulting Services, a WBE firm in Chantilly, VA will provide coating inspection services at \$66,300.00 (31% of the work); and Apogee Consulting Group, from Cary, NC will provide electrical RFI and construction administration services at \$5,000.00 (2.3% of the work).

CLEAN WATER 2020?: No

STRATEGIC GOALS: Foster a healthy quality of life, Provide high quality municipal services

This inter-office memo describes the required revisions to the original Scope of Services for Kimley-Horn and Associates associated with the Columbia Water's Killian Road (WM4113) Genstar (WM4136), and Ballentine (WM4137) Elevated Storage Tank project.

The construction documents prepared by Kimley-Horn and Associates and approved by Columbia Water staff outlined an 810 consecutive calendar day schedule to substantial completion and an 840 consecutive calendar day schedule to final completion from the date of the Notice to Proceed. With authorized time extension due to documented and approved weather days as outlined in the project specifications, the substantial completion date for this project was on December 31, 2016. Kimley-Horn and Associates budgeted construction phase services time also ran to this date.

The contractor (Landmark Structures) did not substantially complete the work until May 31, 2017 (5 months after the authorized substantial completion date). Kimley-Horn and Associates continued construction phase services as outlined in the original contract during this time.

Per the construction contract documents, the final completion date is established 30 days after the substantial completion date. Based on the substantial completion date of May 31, 2017, the final completion date was on June 30, 2017. As of the date of this memo, final completion of this project has not been completed by the contractor (Landmark Structures). Kimley-Horn and Associates is continuing to work with Columbia Water staff and the contractor to complete all final items required to close out this project. At this time we are anticipating a final completion for this project on or before March 31, 2018. The cost addition for work completed to date is \$208,800.00. \$7,500.00 is expected to be needed to close out the project. Total request is \$216,300.00 (\$113,000 for Kimley-Horn, \$103,000 for subconsultants). Funding is from 5529999-658650.

Please see the Kimley-Horn and Associates scope of work letter for further details. Columbia Water is requesting that the submitted ratification be processed so that this work can be paid.

ATTACHMENTS:

- **#a:** KimleyHorn.2018.Tank.Ballentine.Genstar.Killian.Amendment 2.ratification (PDF)



INTER-OFFICE MEMO

Utility Operations Planning & Strategy Division

TO: Ms. Teresa Wilson, Esq., City Manager
 Cc: Mr. Clint E. Shealy, PE, Assistant City Manager Columbia Water

FROM: Jason A. Shaw, PE, Water Engineer, Utility Operations – Planning and Strategy Division

DATE: 1-9-2018 INITIALS: 

SUBJECT: WM4113, WM4136, & WM4137 Elevated Storage Tanks at Killian Road, Genstar, & Ballentine Tank Sites – Additional Services Provided by Kimley-Horne and Associates (Civil Engineering Consultant)

This inter-office memo describes the required revisions to the original Scope of Services for Kimley-Horn and Associates associated with the Columbia Water's Killian Road (WM4113) Genstar (WM4136), and Ballentine (WM4137) Elevated Storage Tank project.

The construction documents prepared by Kimley-Horn and Associates and approved by Columbia Water staff outlined an 810 consecutive calendar day schedule to substantial completion and an 840 consecutive calendar day schedule to final completion from the date of the Notice to Proceed. With authorized time extension due to documented and approved weather days as outlined in the project specifications, the substantial completion date for this project was on December 31, 2016. Kimley-Horn and Associates budgeted construction phase services time also ran to this date.

The contractor (Landmark Structures) did not substantially complete the work until May 31, 2017 (5 month after the authorized substantial completion date). Kimley-Horn and Associates continued construction phase services as outlined in the original contract during this time.

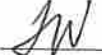
Per the construction contract documents, the final completion date is established 30 days after the substantial completion date. Based on the substantial completion date of May 31, 2017, the final completion date was on June 30, 2017. As of the date of this memo, final completion of this project has not been completed by the contractor (Landmark Structures). Kimley-Horn and Associates is continuing to work with Columbia Water staff and the contractor to complete all final items required to close out this project. At this time we are anticipating a final completion for this project on or before March 31, 2018. The cost addition for work completed to date is \$208,800. \$7,500 is expected to be needed to close out the project. Total request is \$216,300 (\$113,000 for Kimley Horn, \$103,000 for subconsultants). Funding is from 5529999-658650.

Please see the Kimley-Horn and Associates scope of work letter for further details. Columbia Water is requesting that the submitted ratification be processed so that this work can be paid.

Approve


Disapprove

Clint Shealy, PE, Assistant City Manager, Columbia Water



Teresa Wilson, Esq., City Manager

1/10/2018



Version: 12-2017



**Agreement for Engineering Services For
Design and Construction of Three (3) Two (2) Million Gallon
Elevated Water Storage Tanks**

Capital Improvements Projects WM4113, WM4136, and WM4137

Kimley Horn and Associates, Inc. and the City of Columbia, SC

AMENDMENT NO. 2

January 9, 2018

Description of Change: Request change in the Agreement for Engineering Services between the City of Columbia (City) and Kimley Horn and Associates, Inc. (Engineer) dated December 20, 2012 (Agreement) to adjust the compensation limits specifically associated with Capital Improvements Projects WM4113, WM4136, and WM4137 in accordance with the Project scope under Section VIII – Compensation of the Agreement. At the request of the City of Columbia, the attached correspondence from the Engineer fully describes the reasons and associated justification for the necessary fee adjustment.

All other provisions of the Agreement, except as herein modified or changed, remain in full force and effect.

Proposed Change and Basis for Payment:

Original Contract Price:	\$1,603,800.00
Previous Change Orders:	\$0.00
This Change (addition):	<u>\$216,300</u>
Revised Contract Price:	\$1,820,100.00

Additional funds are to be provided in the following manner: Water CIP

This Change is Acceptable: **KIMLEY HORN AND ASSOCIATES, INC.**

By: _____

Title: _____

Approval of Change: *Cheresa Wilson* City Manager

Kimley»Horn

January 9, 2018

Mr. Jason Shaw, P.E.
Project Manager
City of Columbia
Department of Utilities and Engineering
1136 Washington Street, P.O. Box 147
Columbia, SC 29217

Re: **Proposed Amendment No. 2
for the Three (3) Two (2) Million Gallon
Elevated Water Storage Tanks (EST)
Construction Administration Services and
Construction Observation Services
KHA Job #012354**

Dear Jason:

This letter describes required revisions to the Scope of Services for Kimley-Horn and Associates associated with the City's Ballentine, (CIP WM4137), Genstar (WM4136) and Killian Road (4113) tank projects as described in our Agreement with the City of Columbia. With your concurrence, this letter will be the basis for an Amendment to our existing Agreement dated December 20, 2012.

Please note that the "original" Contractual Completion Time for this Project officially ended on December 23, 2016. The City authorized Change Order #1 to Landmark Structures that officially extended the Contractual Completion Time to December 31, 2016. The requested Substantial Completion Date, as submitted by Landmark Structures was received on May 31, 2017. It is our understanding that as of the date of this letter, the City is not in the process of or considering authorizing any additional time extension Change Orders to Landmark Structures that will potentially extend the Landmark's official contract time to a later date. Therefore, liquidated damages in the amount of \$2,500 per day for substantial and final completion may be assessed on Landmark Structures contract by the City of Columbia per the construction contract documents. The total potential liquidated damage amount is more than the additional engineering services outlined in this amendment.

In accordance with our Agreement Section II and Section III, this Work is being provided as Additional Services under Section V. Special Services, Paragraph X, and due to the extremely important nature, complexity, and magnitude of this Project, these services were continued at the specific request of the City of Columbia, until Landmark Structures has fully completed the Project.

Based on the requested Certificate of Substantial Completion date of May 31, 2017, the final completion date was set as July 7, 2017. Unfortunately, this date has passed and we now are estimating a final completion and complete project closeout date of March 31, 2018. The additional services being performed started on December 24, 2017.

Kimley»Horn

Also, in accordance with Agreement Section V, this correspondence serves as the written notice to the City of Columbia after these services have been started. The Additional Services being provided include:

- (¹) Due to the extension of construction activities by the Contractor beyond the original Contractual Completion Time (Substantial Completion Date) for approved Change Orders with associated Time Extension requests, for the elevated water storage tanks, additional costs are being incurred for Construction Administration Service duties associated with the Project. These costs include the scope of services described under the Section II, Construction Administration Services, extending from the original Contractual Substantial Completion Date of December 23, 2016 to the anticipated Contractual Final Completion Date of March 31, 2018. This total includes \$7,500 (\$2,500/month for January through March 2018) for anticipated additional services for project closeout including review of final pay application, liquidated damages and affidavits.
- (²) Subconsultant costs are also being incurred due to the extension of construction activities beyond the original Contractual Completion Time (Substantial Completion Date) for approved Change Orders with associated Time Extension requests, for the elevated water storage tanks. The costs being incurred included additional Construction Observation services for the on-site Resident Project Representative. These costs include the scope of services described under Section III, Construction Observation Services, extending from the original Contractual Substantial Completion Date of December 23, 2016 to the anticipated Contractual Final Completion Date of March 31, 2018.

This letter is a request in accordance with Section VIII, Compensation, for an adjustment in our cost ceiling under Section VIII, Sub-Section B, Sub-Section C, and corresponding Sub-Section F, which is necessary for Kimley-Horn and Associates, Inc. to be compensated by the City of Columbia for the Additional Services indicated hereinabove. The following is our proposed adjustment to account for the increased Scope of Services.

Kimley»Horn

Construction Documents Bidding Assistance and Construction Administration Services

CURRENT CONTRACT AMOUNT	\$276,000
ESTIMATED COST INCREASE FOR ADDITIONAL CONTRACT TIME ₁	<u>\$113,000</u>
NEW ESTIMATED CONTRACT AMOUNT	\$389,000

Inspection Services for Increased Construction Time

CURRENT COST CEILING	\$562,800
ESTIMATED COST INCREASE FOR ADDITIONAL CONTRACT TIME ₂	<u>\$103,300</u>
NEW ESTIMATED CONTRACT AMOUNT	\$666,100

Total Contract Increase

TOTAL INCREASE FOR KIMLEY-HORN AND ASSOCIATES	\$113,000
TOTAL INCREASE FOR SUBCONSULTANTS	\$103,300
TOTAL INCREASED CONTRACT AMOUNT	\$216,300

We greatly appreciate the opportunity to provide our professional engineering services to the City of Columbia. We would be happy to answer any questions you might have concerning our Amendment.

Please advise if you have any questions or need any additional information.

Very truly yours,

KIMLEY-HORN AND ASSOCIATES

Matthew A. Shoesmith, P.E.

Three (3) Two (2) Million Gallon
Elevated Water Storage Tanks
CIP NO. WM4113, WM4136, and WM4137

SUBCONSULTANT FIRM INFORMATION RECORDS

The Engineer shall list all firms, including minority and female owned firms, providing subconsulting services under this Agreement. The list shall be submitted in the format provided below. Any proposed changes must be submitted in writing to the City, including the reason(s) for the proposed changes, prior to initiation of any action by the Engineer. Any invoices submitted for payment under this Agreement must include the dollar amount to be paid to each firm listed below for the invoice period.

Firm Name and Address	Contact Name and Telephone Number	Group (MBE, FBE, SBE, Non M/F/SBE)	Services to be Provided	Dollar Value of Services
Chao and Associates Inc. 7 Clusters Court Columbia, SC 29210	Chimin J. Chao (803) 772-8420	MBE	Construction Inspection	\$32,000.00
Quinn Consulting Services 14160 Newbrook Dr. S-220 Chantilly, VA 20151	Roger Triana (540) 850-0435	FBE	Coating Inspection	\$66,300.00
Apogee Consulting Group 1151 Kildaire Farm Road, Suite 120 Cary, NC 27511	John M. Beezley 919-858-7420	Non M/F/SBE	Electrical RFI and Construction Administration	\$5,000



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Procurement and Contracts

FROM: Sandra Wright, Purchasing Agent

SUBJECT: Council is asked to approve Change Order #3 for Project SS7279; Smith Branch Basin 02 Sewer Rehabilitation, as requested by Columbia Water. Award to Layne Inliner, LLC in the amount of \$362,292.80. This firm is located in Tucker, GA.

PURPOSE: This is a Mentor Protégé Program Project. North American Pipeline Management, a Minority Business Enterprise of Columbia, SC is the Protégé and will receive \$264,618.66 (73%) of the change order value.

REQUISITION NO.: R177128

FINANCIAL IMPACT: Funding Source: 5529999-SS727901-658650 Smith Branch Basin 02 Sewer Rehabilitation - Capital Project Costs. The original budgeted amount for this change order is \$362,292.80.

ORIGINAL BUDGET: \$362,292.80

BUSINESS PROGRAM: Mentor Protege Program

CLEAN WATER 2020?: Yes

STRATEGIC GOALS: Provide high quality municipal services

This change order is a request to compensate the contractor for additional point repairs, installation to replace collapsed roadway, and additional sewer pipe installation as requested by the City of Columbia. Please see the attached change order for a more detailed description of the additional work.

The original budget for this project is \$6,000,000.00 and the original contract amount is \$2,812,562.00. The previous Change Order (CO #1) amount was \$899,925.00 and previous Change Order (CO #2) was \$660,954.50 of which \$250,000 came from contingency. With this Change Order (CO#3) for \$362,292.80 the revised contract amount will be \$4,735,734.30.

ATTACHMENTS:

- **#a:** SS7279 - Smith Branch CO#3 with Legal Approval Stamp (PDF)
- **#b:** SS7279 - MPP Implementation Plan Revised for Smith Branch CO #3 (PDF)
- **#c:** SS7279 Smith Branch CO#3 Location Map for Sewer SubBasin_SB02 (PDF)

 We Are Columbia	CITY OF COLUMBIA PURCHASING DIVISION ***For Internal Use Only PO Change/Modification Order Form	Contract Number:	
		Procurement Officer:	
		Phone:	803.545.3470
		E-Mail Address:	
		Address:	1136 Washington St., 4 th Floor Columbia, SC 29201

Routing Date: 11/13/2017

Form must be completed for all requested
changes/modifications greater than
\$100.00.

DESCRIPTION: SS7279 Smith Branch SBD2DEPARTMENT NAME AND REQUESTOR: Engineering - Const ManagementCONTRACTOR'S NAME AND ADDRESS: Layne InlinerPURCHASE ORDER NUMBER (if applicable): P161842 CHANGE ORDER # 3

TYPE OF CHANGE (check all applicable boxes):

- ☒ Purchase Order Increase
☐ Purchase Order Decrease
☒ Change to Contract Scope of Work
☐ Administrative Change to Contract (such as changes in paying office, name of Agency Contract Administrator, etc.)
☐ Other Change

Brief Explanation/Justification: Additional work due to unforeseen conditions requested by the CityRequested Amount of Increase/Decrease: \$362,792.80 Current PO amount/total: \$4,735,734.80Accounting Information on Original PO: ORG 5524944 OBJ 658650 (Required)Funding/Account Info for Change Order: ORG 5524944 OBJ 658650 (Required)

List any special instructions if transfers are needed from another account for this Change Order (Include ORG/OBJ codes):

Note: The appropriate Account Verifiers for each Department must review all change orders prior to routing for approvals.

Division/Department (\$100.01 - \$5,000):

Recommended for Approval:

(Signature)

(Title)

Assistant City Manager Approval (\$5,000.01 - 25,000):

Recommended for Approval:

(Signature)

(Date)

**Route this form to the Procurements & Contracts Department

Director of Procurement & Contracts Approval:

City Manager Approval Needed: Yes or No

Recommended for Approval:

(Signature)

(Date)

City Manager Approval:

Recommended for Approval:

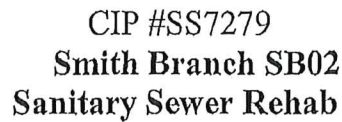
(Signature)

(Date)

All change orders over \$50,000.01 must be approved by City Council Date approved City Council _____

A copy of the final City Council minutes must be maintained with the purchasing file.

This agreement may be executed in one or more counterparts, all of which shall be considered one and the same agreement, and shall become a binding agreement when one or more counterparts have been signed by and delivered to each of the parties. Such delivery may occur by facsimile or email/pdf and any counterparts exchanged in this manner shall be considered originals.



Description of Change: A modification of the Contract Agreement between the City of Columbia (City) and Layne Inliner, LLC (Contractor) is requested in order to compensate the contractor for additional work. All other provisions of the Agreement, except as herein modified or changed, remain in full force and effect.

- 1) 08220MH_08209MH (Waverly), Correct reverse grade on 08220MH_08209MH.
- 2) 08220MHA_08220MH (Elmwood), 08220MH was surcharged during initial inspection. Further investigation shows collapsed pipe west on Elmwood with no upstream manhole. Manhole needs to be installed and pipe replaced.
- 3) P7 (Beltline Blvd) – 2 additional point repair needed to address offset joint.
- 4) 2425 Gordon St – Point repair needed to address service lateral connection separating from the main line.
- 5) (P40) 08259MH_08264MH (Dart St) actually 475LF (not 349LF), found one (1) additional service to reconnect and installed new intermediated manhole 08259MHA
- 6) (P15) 08375MH_08378MH (Farrow) – Point repair needed to address hole at service lateral connection to the main line.
- 7) 08579MH (Edgewood) – repair of road cave-in resulting from erosion into manhole.
- 8) Pre CCTV assessment to obtain service lateral distances for SL Table rehab scope.
- 9) 08579MH (Sheet 19) – Request from CoC to add this to scope due to soil infiltration in manhole
- 10) Additional footage needed for completion of lateral lining (C-16, Sewer Service Lateral CIPP liner (greater than 10 ft), All depths (section 33 01 88)).
- 11) 2307 Matthews Street - Sheet 18, 08208MH_08205MH. Lateral called out for lining but lateral needs to be replaced due to a transition in size before the ROW. Cannot line.

Sewer Funds, Budget transfer forms attached.

Item No.	Description	Quantity	Unit	Unit Price	Subtotal
		1 -	08220MH_08209MH - Waverly St		
C-5	Point Repair	2	EA	\$7,579.00	\$15,158.00

						\$15,158.00
2 – 08220MHA_08220MH – Elmwood						
C-10	Pre-Rehab CCTV of 8" sewer	350	LF	\$2.00	\$700.00	
C-14	Heavy Sewer Cleaning	350	LF	\$2.00	\$700.00	
C-5	Point Repair	2	EA	\$7,579.00	\$15,158.00	
C-8	Open Cut Replacement and Installation of new pipe	350	LF	\$420.00	\$147,000.00	
New	Reconnect Svc to Main after PB	9	EA	\$4,246.00	\$38,214.00	
New	Install New Precast MH to 6' deep	1	EA	\$5,820.00	\$5,820.00	
New	Additional manhole VF over 6' deep	2	VF	\$456.00	\$912.00	
						\$208,504.00
3 – P7-08491MH_08491MHA – Beltline Blvd						
C-5	Point Repair	2	EA	\$7,579.00	\$15,158.00	
						\$15,158.00
4 – P46 – 08636MHA_08638MH – 2425 Gordon St						
C-5	Point Repair	1	EA	\$7,579.00	\$7,579.00	
						\$7,579.00
5 – P40 – 08259MH_08264MH – Dart St						
C-7	P40 Open Cut Replacement	126	LF	\$303.00	\$38,178.00	
NEW	4' Dia Precast MH to 6' deep	1	EA	\$5,820.00	\$5,820.00	
NEW	Reinstate lat after pipe burst	1	EA	\$3,271.80	\$3,271.80	
						\$47,269.80
6 – P15 – 08375MH_08378MH – Farrow St						
C-5	Point Repair	1	EA	\$7,579.00	\$7,579.00	
						\$7,579.00
7 – 08579MH – Edgewood						
NEW	Flowable Fill	8	CY	\$335.00	\$2,680.00	
NEW	Asphalt	3	TON	\$285.00	\$855.00	
C-30	Sewer MH Monolithic lining	8	VF	\$304.00	\$2,432.00	
						\$5,967.00
8 – CCTV Various Locations						
C-10	Pre-Rehab CCTV of 8" sewer	5,000	LF	\$2.00	\$10,000.00	
						\$10,000.00
9 – Manhole Rehab						
C-30	Sewer MH Monolithic lining	8	VF	\$304.00	\$2,432.00	
						\$2,432.00
10 – Lateral Lining						
C-16	Lateral Lining Greater Than 10 ft	491	LF	\$84.00	\$41,244.00	
						\$41,244.00
11 – Lateral Replacement- 2307 Mathews						
C-32	SS Service Lateral Replacement	1	EA	\$5,072.00	\$5,072.00	
C-15	Sewer Svc Lateral CIPP Liner	1	EA	(\$3,670.00)	(\$3,670.00)	
						\$1,402.00

Total Additions \$362,292.80

Proposed Change and Basis for Payment:

Owner's Contingency Allowance

Original Allowance Total:	\$250,000.00
Previous change orders:	(\$250,000.00)
This change (reduction):	\$0.00
Revised Owner's Contingency Allowance:	\$0.00

Proposed Change and Basis for Payment

Original contract price:	\$2,812,562.00
Previous change orders:	\$1,560,880.00
This change: Addition	\$362,292.80
Revised contract price:	\$4,735,734.80

Contractual Completion Date:

Notice to Proceed: November 17, 2016

Scheduled Completion Date: February 26, 2018

Revised Scheduled Completion Date: April 09, 2018 (40 days)

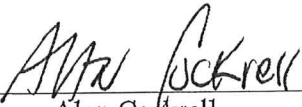
This Change is Acceptable:

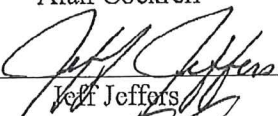
Layne Inliner, LLC

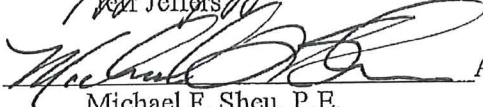
By: 

Title: District Manager

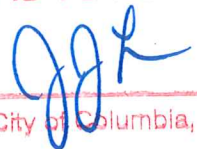
City of Columbia

Recommended for Approval:  Utility Const. Coordinator
Alan Cockrell

Recommended for Approval:  Sr. Utility Const. Coordinator
Jeff Jeffers

Recommended for Approval:  Assistant City Engineer
Michael F. Sheu, P.E.

APPROVED AS TO FORM

12/12/17 
Legal Department City of Columbia, SC



CITY OF COLUMBIA

Department of Utilities and Engineering
Compliance Division
P.O. Box 147 | Columbia, South Carolina 29217
Phone: 803-545-3049 Fax: 803-545-4130

MENTOR PROTÉGÉ PROGRAM Implementation Plan

Date: 8/28/2016 12/20/17

Project Number: BID NO. 011-16-17-SSB

Mentor: Layne Inliner LLC

Project Name: Smith Branch Basin SB02
Sewer Rehabilitation

Protégé: NAPM

Duration of Project: 365 Days Substantial/
395 Days Final

Project Contract Amount: 2,812,562.00

CO1: \$3,712,487.50 CO2: \$4,123,441.50 +250,000.00 CONTINGENCY

CO3: \$4,485,259.80 +250,475.00 CONTINGENCY

*ADDED IN PER CONTRACT ADMINISTRATOR 4,135,734.80

Protégé Amount: 966,500.00

CO1: \$558,900.00 CO2: \$499,016.30 CO3: \$264,618.66

Statement of Commitment: Both Mentor and Protégé are committed to providing an adequate amount of resources and effort to execute the plan below. Mentor and Protégé acknowledge the Implementation Plan is a joint plan and agree to meet at least quarterly to verify compliance with this Plan.

1. How do the Mentor and Protégé intend to work together on the designated project? *Address contractual relationship, general roles and informal teaming arrangements.*

Layne and NAPM will share a common office in Columbia, SC with each member of the project management team communicating daily on each phase of the work. Layne will handle role of general project management and NAPM will handle role of daily field management; and then team will collaborate on various project control items.

2. How will the specific, quantitative goals in the Annual Business Plan and MPP Agreement be implemented via the work on the project? *Address general goals here and specific goals in question 9.*

Growth - NAPM will be responsible for sewer excavation and site work adding to its experience as a sewer contractor. Safety - Large rehab projects provide an environment for sustained partnership on implementing and evaluating safety protocols. Equipment - a large rehab project can provide the resources and purpose to expand and/or upgrade equipment.

3. How will the team focus on developing protégé's business and implementing the actions necessary to obtain results reflected in the Mentor-Protégé Agreement? *Identify milestones, thresholds, or other indicators team that would indicate success is being achieved.*

Team will set schedule/production/cost goals for the project; then collaborate as a team to achieve those goals. Team will track cost and overall project progress through their WIP (work in progress) reports and review monthly; progress and/or needed corrections will be accessed during these reviews.



CITY OF COLUMBIA

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4. Proposed manpower and resources from both the Mentor and the Protégé is required for the project. Address key personnel, equipment/materials, and insurance/bonding. Address special arrangements where applicable.

Mentor: Will provide PM and be the overall point of contact. Will also provide bonding, insurance, material purchase assistance, and labor for CCTV and lining scope of project.

Protégé: Will provide daily field supervision and project controls. Will also assist with insurance and material purchase; as well as provide labor and equipment for excavation and site work scope of project.

Subcontractors: Layne will procure needed subcontractors and NAPM will supervise their field activity.

Special Arrangements: N/A

5. What scope of work to be performed by each participant of the MPP team?

a. Description of Mentor's responsibilities:

Subcontractor procurement and payment, communication with owner/engineer, general management of project safety, engineering and controls, and CCTV and lining work.

b. Description of Protégé's responsibilities on project:

Sewer main, service, and manhole excavation work, daily supervision of field work and safety, and execution of project controls (tracking, permits, submittals, notifications, RFIs, etc.)

c. Description of responsibilities that will be completed as a team:

Bidding, coordination of schedules, project meetings, site specific solutions, deliverables review and pay applications, as-built and post construction documentation.

6. What is the anticipated duration (in months) of each major phase of the project? During which phases will the Protégé be utilized?

The estimated project duration is 12+ months; the Protege will be utilized during the pre-construction, construction and post-construction phases of the project.



CITY OF COLUMBIA

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7. How will the team comply with and maintain the focus on the requirements of the program for the duration of the project?

Layne and NAPM's project management team will collaborate on schedules, work scope assignments, and payments to its team members and subcontractors. NAPM's field operation manager will report to Layne's PM for the duration of the project to ensure all activities are completed in a timely and safe manner.

8. What are the team's specific, quantitative goals and milestones for the current project?

Layne and NAPM are committed to fulfilling the owner's expectations of the project. Each phase of the project will be scheduled and reviewed by the team to achieve: proper execution, minimum disruption to public, and maintain budget.

9. Outline of Regularly Scheduled meeting between Mentor and Protégé (Progress reporting).

Layne will utilize the protege's office in Columbia and communicate daily on the project's progress. NAPM's project management representative will report directly to Layne's PM for the project.

10. Define payment schedule and financial terms identifying milestones for initial, progress and final payments.

Layne will provide all bonding for the project and submit invoices to the owner for payment monthly. NAPM will submit daily logs of completed work to be summarized on the monthly pay app. Layne's payment schedule to NAPM will be on NET 45 days schedule with final release of retainage at the close of the project with the owner.



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11. List the Subcontractors that will be used on this project, as well as the information requested below: (The Subcontractor(s) listed below will NOT consist of your Protégé.)

Subcontractor's Name	Telephone	Address	Who will they report to?	Contract Amount	MPP, MBE, WBE, SBE	Percentage of Contract
DUN-RIGHT Services	843-317-1144	910 B. Parker Drive Florence SC 29501	Prime/Layne	\$399,693.00		14% 9%
BLD	504-466-1344	2424 Tyler Street Kenner LA 70062	Prime/Layne	\$113,250.00 \$148,719.84		4% 3%

12. What percentage of the project is being implemented by the Protégé? Must equate to a minimum of 20% of total contract amount.

Protégé Contract Value: ~~\$266,500.00~~ \$2,289,034.96

Percentage of Contract: ~~34%~~ 51% (Minimum of 20% of total contract amount is required)



CITY OF COLUMBIA

Department of Utilities and Engineering
Compliance Division
P.O. Box 147 | Columbia, South Carolina 29217
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MENTOR-PROTEGE IMPLEMENTATION PLAN SIGNATURE SHEET

IN WITNESS WHEREOF, the parties hereto have caused these presents to be executed by their proper officials thereunto duly authorized as of the dates below indicated:

EXECUTED by Layne (Mentor Firm) this 20 day of Dec 2017
Corporate SEAL

By: Carl Smith
Title: District Manager

ATTEST: E. Keller
By: Eric Keller
Title: Project Manager

EXECUTED by NAPM, Inc. (Protégé Firm) this 20 day of December, 2017.
Corporate SEAL
By: Dorely A. Herford
Title: Dorely A. Herford, President

ATTEST: Brandon Leipprandt
By: Brandon Leipprandt
Title: Brandon Leipprandt, VP

RECOMMENDED FOR APPROVAL:

EXECUTED by the Department of Utilities & Engineering, Compliance Division on this 20
day of December, 2017

By: Jutet Kelly
Title: Compliance Specialist



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Procurement and Contracts

FROM: *Sandra Wright, Purchasing Agent*

SUBJECT: Council is asked to approve Contract Amendment #4 in the amount of \$106,000.00 for a Water and Sewer Rate Study Update and Contract Amendment #5 in the amount of \$54,980.00 for an Impact Fee Analysis, as requested by Columbia Water. Award to Black & Veatch Management Consulting, LLC. This firm is located in Kansas City, MO.

REQUISITION NO.: R187189 (\$106,000.00) and R187361 (\$54,980.00)

FINANCIAL IMPACT: Funding Source: 5511706-WM4358-638305 and 5511706-SS7349-638305. The original budgeted amount is \$160,980.00 (\$150,000.00 Update, and \$54,980.00 Impact Fee Analysis).

ORIGINAL BUDGET: \$160,980.00

CLEAN WATER 2020?: Yes

STRATEGIC GOALS: Provide high quality municipal services

The referenced Contract Amendment #4 is to review and track the City's current financial performance and re-align the financial plan, as necessary, to allow the City to meet future anticipated operating and capital requirements. The Scope of Services is more fully described in the attached package.

The referenced Contract Amendment #5 is to complete a Water and Sewer System Impact Fee Analysis. The Scope of Services is more fully described in the attached package.

Black & Veatch Management Consulting, LLC (formerly identified and conducting work as Black & Veatch Corporation) was selected from the Water and Sewer Rate Study RFP (ENGRFP0004-14-15).

Black & Veatch Management Consulting, LLC is headquartered in Kansas City, MO, however, services are being provided out of Orlando, FL. This project does not lend itself to the Mentor Protege Program.

Staff has negotiated a fixed fee amount totaling One Hundred Six Thousand Dollars and No/100

(\$106,000.00) for specified needs outlined in Contract Amendment #4 and a fixed fee amount totaling Fifty-Four Thousand, Nine Hundred Eighty Dollars and No/100 (\$54,980.00) for specified needs outlined in Contract Amendment #5.

There are no sub-consultants for either Amendment.

Original Agreement Amount:	\$199,158.00
Contract Amendment #1 added	\$20,017.00
Contract Amendment #2 added	\$115,000.00
Contract Amendment #3 added	\$161,300.00
Contract Amendment #4 will add	\$106,000.00
Contract Amendment #5 will add	\$ 54,980.00
New Agreement Total:	\$656,455.00

This project impacts all City Council Districts. The Legal Department has reviewed and approved the Amendment language and the Procurement & Contracts Director, Utility Operations Director and ACM for Columbia Water recommend its approval.

ATTACHMENTS:

- **#a:** Columbia City of Agreement for Professional Services Water and Sewer Rate Study Updated Contract Amendment No. 4 - 12.1.2017 (PDF)
- **#b:** Columbia City of Agreement for Professional Services Water and Sewer Rate Study Updated Contract Amendment No. 5 - 12.28.2017 (PDF)

Agreement for Professional Services
Water and Sewer Rate Study Update
Project Funding Number: 5511706-WM4358/SS7349/SD8442-638305

Black & Veatch Management Consulting, LLC ~~(formerly identified and conducting work as Black & Veatch Corporation)~~ and City of Columbia, SC

Contract Amendment # 4

December 1, 2017

Description of Change: Request to modify the original Professional Services Agreement between the City of Columbia (City) and Black & Veatch Management Consulting, LLC ~~(formerly identified and conducting work as Black & Veatch Corporation)~~ (Consultant) dated December 2, 2014 (Agreement) and subsequently amended by Contract Amendment 1 dated September 15, 2015, by Contract Amendment 2 dated January 11, 2016, and Contract Amendment 3 dated October 12, 2016. This request, Contract Amendment 4, further amends the original agreement to exercise renewal options and allows for Black & Veatch Management Consulting, LLC to review and track the City of Columbia's current financial performance and re-align the financial plan, as necessary, so that the City can meet future anticipated operating and capital requirements. The scope of services is further described in Exhibit A, attached hereto.

The term of the project as outlined in the original contract is for a base period of two (2) years from December 2, 2014 and had an option to renew or continue with work for two (2) additional one-year periods at the mutual pleasure of both parties. Contract Amendment 3 exercised the right to extend the term of agreement to December 1, 2017, the first additional one-year period. This request, Contract Amendment 4, further amends the original agreement to exercise renewal options for the second additional one-year period, not to exceed December 1, 2018.

All other provisions of the Agreement, except as herein added, modified or changed, remain in full force and effect.

Proposed Change and Basis for Payment:

Original Contract Price:	\$ 199,158.00
Previous Contract Amendments:	\$ 296,317.00
This Amendment (addition):	\$ 106,000.00
Revised Contract Price:	\$ 601,475.00

This Change is Acceptable:

By: [Signature] Vice President/COO Black & Veatch Management Consulting, LLC

Title:

Recommended for Approval: [Signature] Director of Utility Operations

Joseph D. Jacob, P.E.

Recommended for Approval: [Signature] Assistant City Manager for Columbia Water

Clint E. Shealy, P.E.

Approval of Change: _____ City Manager

Teresa Wilson

EXHIBIT A
REQUEST FOR SERVICES

CONSULTING SERVICES AGREEMENT

Between

City of Columbia, South Carolina ("Client")

And

Black & Veatch Management Consulting, LLC ("Consultant")

Pursuant to the terms and conditions of the Agreement for Professional Services between the Columbia, South Carolina ("Client" and/or "City") and BLACK & VEATCH MANAGEMENT CONSULTING, LLC ("Consultant" and/or "Black & Veatch") dated December 2, 2014, as assigned and amended, Client hereby requests Consultant perform and Consultant agrees to perform the following Services:

Effective Date: This Exhibit A will be effective on the date signed by the Client.

A. Requested Services:

Provided below is a description of the Services and the Consultant's approach related to completing the Services.

Approach

The purpose of the Services detailed herein is to perform a general review of specific service rates provided by the Client. As a part of the Services detailed herein, Black & Veatch will perform a comprehensive Water and Sewer Rate Study Update.

Black & Veatch will conduct a detailed review of the existing water and sewer rates and provide recommendations to reflect the adequacy of these rates, the cost to provide the respective water and sewer services, and develop a plan to maintain the appropriate level of rates necessary to maintain the required revenues and meet the financial planning objectives of the Client.

Figure 1 below presents the general approach utilized by Black & Veatch in conducting cost of service and rate studies. For the purpose of the analysis detailed herein, the approach detailed below will be utilized to conduct the Water and Sewer Rate Study Update.

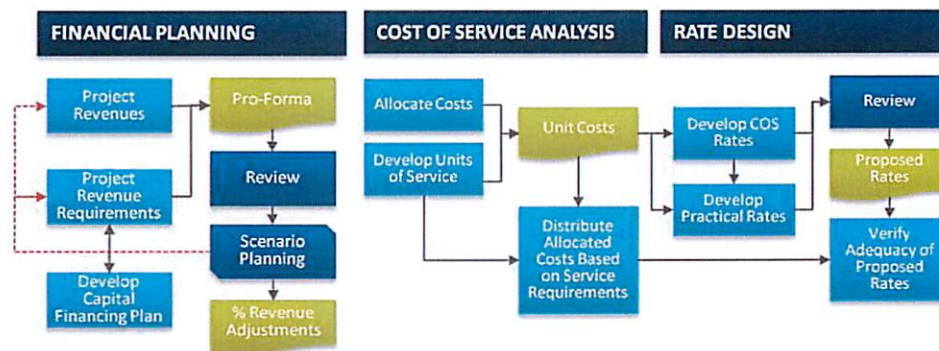


Figure 1 Cost of Service and Rate Studies General Approach

Black & Veatch will update the Water and Sewer Rate Study performed for the City by Black & Veatch in 2017. This update will include a review of the prior recommendations and the development of new recommendations based on the Client's actual experience and any adjustments to the City's objectives over the past 12 months. For the purposes of the Services presented herein and the analysis to be performed, the Test Year refers to the first fiscal year (2019) of analysis for which the Client is requesting these Services. The assumed five-year study period as identified herein is FY 2019 through FY 2023.

Scope of Work

Phase 1 Water and Sewer Rate Study

The purpose of the Water and Sewer Rate Study Update is to review and track the Client's current financial performance and re-align the financial plan, as necessary, that allows the Client to meet with future anticipated operating and capital requirements.

Task 1 Project Initiation

A project kick-off meeting will be held to initiate the project. The objectives of this task are to review the project objectives, procedures, and approach. Prior to the meeting, Black & Veatch will review the project scope of work and will provide data requirements and assumptions necessary to initiate and complete the analysis detailed herein.

Task 2 Data Collection

Black & Veatch will forward a preliminary data request outlining the financial, operating, customer, and other pertinent data requirements necessary to complete the engagement defined herein. This request will contain similar information as requested during the rate study completed in 2017. As needed, supplemental data requests will be provided to the Client as identified by the Black & Veatch project team.

Task 3 Data Review

Upon receipt of data from the previous step, Black & Veatch will perform initial reviews, with the Client, regarding the existing operating and capital budgets, and any changes to the financial and strategic policies that the Client implemented during the rate study completed in 2017.

Task 4 Revenue and Revenue Requirements

The primary objective of this task is to update and project revenues under existing rates and appropriately forecast the operating and capital requirements over the study period into a five-year cash flow statement. The forecast of revenue requirements establishes the cost basis to compare the adequacy of revenues from existing rates.

4.1 Customer, Usage, and Flow Projections

The Black & Veatch team will work with the Client to appropriately update the utility customer demand requirements for specific utility services. Attention will be dedicated to understanding customer growth for the water and sewer system. In addition, specific reasons associated with any recent changes in water demand and sewer flow will be reviewed and documented.



Figure 2 Financial Planning

The forecast of water demand will be based on factors associated with the Client's anticipated customer growth projections, historical organic customer growth and learned customer water usage patterns as a result of conservation and other factors. Historical number of utility accounts and usage per account will be analyzed to project future billed flow by customer class over the study period.

4.2 Revenue Projections

Black & Veatch will apply the existing water and sewer rates to the forecast of water and sewer customers and flows. Revenue determined as a result of this analysis will form the basis to assess revenues under existing rates by all customer classes and customers served by the Client over the study period.

4.3 Miscellaneous Revenue Projections

The revenues to be generated from other existing sources including interest earnings, late payment charges, and other miscellaneous service charges will be projected over the study period. These revenue sources are important to determine the net level of future revenues required from user rates and charges.

4.4 Annual Revenue Requirement Projections

Black & Veatch will update the five-year forecast of annual revenue requirements for the water and sewer operations on a cash basis. We will examine historical financial reports, historical and budgeted operating and capital expenditures, expected operational and staffing changes, potential new facilities, system growth, and other related financial information. In addition, current market cost inflation escalators will be utilized to forecast costs over the study period. Another important piece of developing the annual revenue requirements is gathering an understanding of projected costs associated with Consent Decree mitigation or other regulatory activities that the Client is undertaking which can represent significant cost burdens to the sewer utility and customers. Specific consideration will be given to identify one-time and continuing costs incurred by the Client related to recent flooding events in the last quarter of 2015.

Black & Veatch will develop revenue requirements for the Client's respective utility systems taking into consideration the following factors:

- Budgeted and Projected Operation and Maintenance Expenditures.
- Debt Service Payments on existing and projected bond issues and State Revolving Fund (SRF) loans.
- Cash financing of Capital Improvements Plan (CIP) from rate revenues that are not funded through debt issuance.
- Funding the Sewer Management Program.
- Transfer Payments to Client General Fund.
- Contributions to specified reserve funds.
- Any other cash expenditure as appropriate.

As a part of the development of five-year revenue requirements, Black & Veatch will look in detail at the key issues and economic environment that the Client has operated under over the past few years. Issues related deferred maintenance, financing of capital, renewal and rehabilitation policies, billing accuracy, recent major flooding, and the 2014 Consent Decree and Corrective Action Plan will be considered carefully as a part of this Water and Sewer Rate Study Update.

4.5 Determination of the Adequacy of Revenues under Existing Rates

The objective of this task is to determine whether the Client's existing rates and charges are adequate to meet the revenue requirements and achieve the financial policies established for the water and sewer system.

Black & Veatch will update the five-year cash flow analyses for the water and sewer funds over the study period showing a comparison of revenues under existing rates with revenue requirements. As a part of the cash flow analyses, we will determine the annual revenue increase required to adequately support utility operations.

The cash flow analyses will establish the basis to develop a sound financial plan over the study period and establish the target revenues to be utilized in performing the cost of service analysis and rate design analysis.

4.6 Capital Financing Plan

The water and sewer utility's latest Capital Improvement Program (CIP) will be reviewed to gain an understanding of any substantial changes to the projects scheduled; the timing associated with such projects, anticipated source of financing, and the anticipated timing of proposed revenue bond issues. Black & Veatch will work closely with the Client management, utility staff, and third party consultants to understand the CIP. Black & Veatch will work with the Client to determine the optimal ratio of cash versus debt capital financing as compared to the policy mandates maintained in the Black & Veatch study completed in 2017.

Task 5 Cost of Service Allocations

The objective of this task is to update the allocation of the functional components of revenue requirements. The approaches to be utilized by Black & Veatch are based on the **American Water Works Association (AWWA) M1 and M5 Manuals** and the **Water Environment Federation's (WEF) Financing and Charges for Wastewater Systems Manual of Practice No. 27** principles to identify customer class costs of service requirements. The Client provides service to customers both inside and outside city limits to customers that provide wholesale utility services to other neighboring utilities. As such, Black & Veatch will use the utility basis cost allocation method to complete this task. This process involves restating the operating and capital cash requirements of the Test Year for each of the utilities in terms of operation and maintenance expenses, depreciation expense, and return on rate base.

The subtasks associated with completing the cost of service analysis are detailed in the following sections.

5.1 Functionalization and Allocation of Functional Costs to Cost Components

Black & Veatch will re-evaluate the appropriateness and update utility functional service parameters on which to allocate cost between retail and wholesale customers, inside-city and outside-city customers, and customers receiving distinct service from the Client. This step recognizes that costs incurred by the utilities are typically caused by a service requirement of the system. These requirements vary between water and sewer utilities but generally include; annual consumption/flow, peak demands, number of customers, and other services (fire services for water utilities and extra strength treatment "TSS/BOD or COD" for sewer utilities).

Black & Veatch will update the test year cost of service allocations. The development of water functional cost allocations will recognize base or volume related costs, maximum day and hourly capacity or demand costs, fire protection costs, and customer costs. On the other hand, the sewer functional cost allocations will recognize volume, suspended solids, biochemical oxygen demand, and customers. The recycled water cost allocation will be based on the total amount of recycled water produced. Also, the allocation of revenue requirements will recognize keys issues associated with providing service to wholesale, multi-family, industrial surcharge, and other special service customers.

5.2 Development of Units of Service

Black & Veatch will update our estimates of the units of service associated with each of the cost causative elements for water and sewer service. The units of service will be estimated based on the service characteristics that are defined for each customer class. Specific attention will be dedicated to breaking out special classes of service such as wholesale service, multi-family service and dwelling units, service provided to industrial surcharge customers, and other customers receiving special service designations.

These units of service will be updated recognizing the customer usage analysis, available data, and engineering judgment about customer class service requirements. At the completion of the unit of service analysis update, the Black & Veatch team will align the functional allocation of revenue requirements with the determined units of service.

5.3 Development of Unit Costs of Service

The units cost of service will be the result of aligning the allocation of functional cost with the estimated units of service. The calculated units cost of service establishes the basis to understand the cost based functional unit value of services provided by the Client. As determined in the analysis, the unit cost of service will be utilized to determine the cost responsibility of all customers classes summarized in the units of service.

5.4 Distribution of Costs to Customer Classes

Black & Veatch will assign the total costs of service for each customer class by applying unit costs of service to each individual customer classes' units of service. The relative responsibility of each customer class will be specifically determined based on each class' or user's estimated service requirements. A direct assignment and calculation of the utility systems inside and outside the city cost differential will be developed based on the utility's current cost of capital and a reasonable rate of return from customers served by the utility.

Upon completion of this subtask, Black & Veatch will provide a summary of the costs of service by customer class in comparison to the revenue under existing rates for the Test Year to determine the degree of cost recovery and to identify possible revenue adjustments for consideration in rate design to align the customer classes with the cost burden that they place on the utilities. Based on the stated goals and objectives of the cost of service and rate design process, this comparison is important in the determination of appropriate revenue recovery and the mechanisms by which to recover these costs for each utility system.

Task 6 User Rates and Charges Analysis

The objective of this task is to recommend fair and equitable rate structure options for rate design and associated customer classifications for water and sewer service. Figure 3 highlights the process and connection between the cost of service analysis and rate design analysis in verifying the adequacy of the proposed rates. During the cash flow analyses, total system proposed revenue targets are determined and the rate design analysis verifies the ability of proposed rates to achieve these revenue targets. Black & Veatch will also provide updated recommendations on the Client's current rate structure as needed.

Black & Veatch's approach to the rate design process seeks to establish a reasonable nexus between costs incurred in providing service and the rates and charges that are designed to recover these costs of providing service. Black & Veatch recognizes that there needs to be a balance between the rates as determined by the cost of service analysis and the Client's goals and objectives.

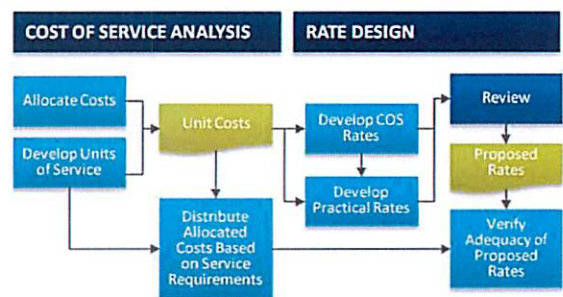


Figure 3 Cost of Service and Rate Design Analysis

Black & Veatch in conjunction with the Client will consider Client policies, existing tariffs, pricing and project objectives, and practical limitations as a part of the rate design analysis. Issues around customer affordability, revenue stability, and cost of service recovery by class can have conflicting impacts, but will be strongly considered and quantitatively analyzed to determine the impact on the adequacy of the proposed rates.

The understanding of existing customer classes' bill tabulation distributions will be critical to providing revenue stability and recovery to the Client. For achieving revenue neutrality in rate design, it is imperative that accurate and appropriate customer billing information is provided. Working closely with the Client's customer billing staff and Customer Suite billing system, Black & Veatch envisions this process as an interactive dialogue and exchange that is critical to the Study. Black & Veatch will utilize the price elasticity findings developed in the cash flow analyses, as appropriate, to set and test the adequacy of the proposed rates. This process will allow the Client to implement sound and adequate utility service rates considering the impact of price on the quantity of utility services utilized.

Upon updating the rate design analysis, the Black & Veatch team will prepare bill impact comparisons between the existing and proposed utility rates and the utility service rates of neighboring utilities.

Task 7 Reports and Deliverables

Black & Veatch will prepare a draft report and a subsequent final project reports at the conclusion of the engagement which will highlight the work completed in the tasks above and provide recommendations for the following:

- ▣ Projected Five-Year Financial Plan and Cash Flow Statements with Proposed Revenue Increases by Utility System.
- ▣ Cost of Service Allocations for FY 2019.
- ▣ Proposed Water and Sewer Rates for the Client for FY 2019.

The respective submittal will explain the study approach, findings, and recommendations. Listed below is a summary of all the reports that will be submitted to the Client:

1. Draft Rate Study Update Report
2. Completed Final Rate Study Update Report

Task 8 Meetings

Based on our experience during last year's Rate Study, Black & Veatch will to attend seven meetings:

- 1) Project Orientation;
- 2) Financial Plan Results;
- 3) City Council Preliminary Results;
- 4) Preliminary Rates;
- 5) City Council Rate Presentation (Proposed Rates);
- 6) 1st Reading of Proposed Rates; and
- 7) Final Reading of Proposed Rates.

Additional in-person meetings can be held per the Client's request at additional cost. Black & Veatch will institute frequent communication throughout the engagement and will set up weekly conference calls throughout the performance of the Services.

B. Commencement Date:

The Services will begin upon receipt of the notice to proceed and the receipt of the required information, as contained in the information request, to initiate and complete the analysis.

C. Billing Basis:

Payments of invoices are due 15 days from the invoice date.

D. Estimated Cost of the Services:

The Services will be provided for a fixed fee of \$106,000 including expenses; however, excluding any additionally requested services or additional expenses incurred for additional meeting requested by the Client pursuant to Task 8.

E. Estimated Completion Date:

Consultant will complete the Services in (6) months from the time the Consultant receives written notice to proceed and the necessary project information and data is provided to the Consultant from the Client. In addition, Consultant will provide the Client with an information request upon receiving the written notice to proceed from the Client.

F. Monthly Billing: Immediately upon execution of this Exhibit A, Consultant shall invoice Client for an advance payment of \$0. (The final invoice will show a credit for the amount of the advance payment.). Consultant is under no obligation to submit any deliverable until such advance payment is made.

Commencing on or about the first day of the calendar month following execution of this Agreement, and monthly thereafter, Consultant shall furnish Client with an invoice covering the Reimbursable Costs and Fee for Services provided during the previous month and any interest due under this Agreement. Invoices may be submitted electronically by email to *jdjaco@columbiasc.net*. In such event, the electronic copy of the invoice will be considered the official invoice and will not be followed by a hard copy invoice. Notwithstanding any other provision of the above-referenced Agreement, or this Exhibit A, Consultant is under no obligation to submit any deliverable if any invoice is more than 45 days outstanding.

G. Method of Payment: Payments to be made to Consultant under this Agreement shall be electronically transferred either by ACH, specifically in CCD+ or CTX format, or wire transfer to the bank account and in accordance with the bank instructions identified in Consultant's most recent invoice in immediately available funds no later than the payment due date. Invoice number and project name shall be referenced in the bank wire reference fields or the ACH addenda information.

- H. Disputes: In the event Client disputes any invoice item, Client shall give Consultant written notice of such disputed item within 10 days after receipt of such invoice and shall pay to Consultant the undisputed portion of the invoice according to the provisions hereof. If Client fails to pay any invoiced amounts when due, interest will accrue on each unpaid amount at the rate of eighteen percent per annum, or the maximum amount allowed by law if less, from the date due until paid according to the provisions of this Agreement. Interest shall not be charged on any disputed invoice item which is finally resolved in Client's favor. Payment of interest shall not excuse or cure any default or delay in payment of amounts due. In the event Consultant refers this Agreement to a third party for collection or enforcement of its terms, Consultant shall be entitled to reimbursement for all costs and expenses incurred, including a reasonable attorneys' fee. In the event that Client has an unpaid invoice over 50 days past due, Consultant may, in addition to all other remedies available at law and equity, terminate this Request for Services.

This Request for Services and the above-referenced Agreement constitute the complete understanding of the parties with respect to the Services specified herein. Terms and conditions contained in purchase orders, work orders, or other documents issued by Client with respect to the Services shall be of no force and effect.

IN WITNESS WHEREOF, the parties have executed this Request for Services on the date(s) indicated below.

CITY OF COLUMBIA, SOUTH CAROLINA

BLACK & VEATCH MANAGEMENT CONSULTING, LLC

By: _____

By: _____

By: _____
(Printed)

By: _____
(Printed)

Title: _____

Title: _____

Date: _____

Date: _____

Legal		PM
Approved	<u>ggx</u>	Approved _____
Reviewed		Date _____
Date	<u>12/21/17</u>	

Agreement for Professional Services
 Water and Sewer Rate Study Update
 Project Funding Number: 5511706-WM4358/557349/SD8442-638305

Black & Veatch Management Consulting, LLC ~~(formerly identified and conducting work as Black & Veatch Corporation)~~ and City of Columbia, SC

Contract Amendment # 5

December 28, 2017

Description of Change: Request to modify the original Professional Services Agreement between the City of Columbia (City) and Black & Veatch Management Consulting, LLC ~~(formerly identified and conducting work as Black & Veatch Corporation)~~ (Consultant) dated December 2, 2014 (Agreement) and subsequently amended by Contract Amendment 1 dated September 15, 2015, by Contract Amendment 2 dated January 11, 2016, by Contract Amendment 3 dated October 12, 2016, and by Contract Amendment 4 dated December 1, 2017. This request, Contract Amendment 5, further amends the original agreement to allow for the Consultant to complete a Water and Sewer System Impact Fee Analysis. For the purpose of the analysis detailed herein, the planning period which will be utilized to complete the analysis will begin in Fiscal Year 2019 and end in Fiscal Year 2028, 10 years. The scope of services and project deliverables are further described in Exhibit A, attached hereto.

All other provisions of the Agreement, except as herein added, modified or changed, remain in full force and effect.

Proposed Change and Basis for Payment:

Original Contract Price:	\$ 199,158.00
Previous Contract Amendments:	\$ 402,317.00
This Amendment (addition):	\$ 54,980.00
Revised Contract Price:	\$ 656,455.00

This Change is Acceptable:

By: [Signature] Vice President/COO Black & Veatch Management Consulting, LLC
 Name/Title:

By: [Signature] Director of Utility Operations
 Joseph D. Jaco, P.E.

By: [Signature] Assistant City Manager for Columbia Water
 Clint E. Shealy, P.E.

Approval of Change: [Signature] City Manager
 Teresa Wilson

Black & Veatch 2017 Water and Sewer Rate Study, CA5/ssl

APPROVED AS TO FORM

[Signature] 12/29/17
 Legal Department, City of Columbia, SC

EXHIBIT A
REQUEST FOR SERVICES

CONSULTING SERVICES AGREEMENT

Between

City of Columbia, South Carolina ("Client")

And

Black & Veatch Management Consulting, LLC ("Consultant")

Pursuant to the terms and conditions of the Agreement for Professional Services between the Columbia, South Carolina ("Client" and/or "City") and BLACK & VEATCH MANAGEMENT CONSULTING, LLC ("Consultant" and/or "Black & Veatch") dated December 2, 2014, as assigned and amended, Client hereby requests Consultant perform and Consultant agrees to perform the following Services:

Effective Date: This Exhibit A will be effective on the date signed by the Client.

A. Requested Services:

Provided below is a description of the Services and the Consultant's approach related to completing the Services.

At the request of the City of Columbia (City), Black & Veatch submits this Exhibit A to complete a Water and Sewer System – Impact Fee Analysis. For the purpose of the analysis detailed herein, the planning period which will be utilized to complete the Water and Sewer System – Impact Fee Analysis will begin in FY 2019 and end in FY 2028, 10 years.

PROJECT OBJECTIVES

The following are the key project objectives envisioned for the completion of the Services (the Water and Sewer System – Impact Fee Analysis):

- Review and affirm the alignment of the existing water and sewer system impact fees with the South Carolina Development Impact Fee Act;
- Calculate the maximum allowable water and sewer system impact fee; and
- Assist the City will stakeholder engagement activities in order to educate and inform stakeholders about the development of the maximum allowable water and sewer impact fee and support the City in facilitating discussions with stakeholders.

The following sections provide a detailed description of the Services Black & Veatch will perform to complete the Water and Sewer System – Impact Fee Analysis.

SCOPE OF SERVICES

1. Project Initiation Meeting

During this task, Black & Veatch will meet with the City staff to review and discuss project goals, policies, and the project schedule. This meeting will outline the expected data requirements and documentation to be prepared by the City and presented to Black & Veatch in order to initiate the analysis. Prior to this meeting, Black & Veatch will submit an overall project information request. The specifics of this initial discussion are outlined below:

- ☐ Review and refine work plan and schedule, if appropriate.
- ☐ Assess and verify information needs and required staff support.
- ☐ Discuss the policies, procedures, and requirements of the South Carolina Development Impact Fee Act.
- ☐ Discuss the City's utility system infrastructure needs.
- ☐ Discuss the City's overall impact fee objectives.
- ☐ Identify and collect data and documents relevant to the analysis.

Black & Veatch will schedule and facilitate one meeting to initiate the project.

2. Evaluate the appropriateness of the existing Impact Fee Methodology

The maximum allowable system impact fee can reflect the past capacity investments in utility infrastructure, which will be repaid by new development with charge revenues. Likewise, the City can plan on providing the same general service currently provided to existing development to the new development. Listed below are the typical methodologies utilized in the development of Impact Fees.

These methodologies include:

- ❑ Buy-in Methodology – This approach evaluates existing investment and existing service capacity that is unutilized and makes the unutilized capacity available for new development based on the cost of existing system investment.
- ❑ Incremental Methodology – This methodology primarily evaluates the Capital Improvement Plan to determine new development's proportionate share of planned capital projects. It is important to note, however, that capital improvement plans are often fiscally constrained and may not reflect the true requirements of new development.
- ❑ Combined Systems Methodology – This approach assesses new development's share of existing and incremental capacity additions in order to achieve equity across the investment made in the entire utility system.

3. Review and/or develop Growth Assumptions

Black & Veatch will review and discuss annual historic and current projections of population and development for the City. Additionally, our team will verify and confirm customer growth assumptions utilized as a part of the previously completed Master Planning efforts or other system development documents. The projections utilized in forecasting growth will be based on discussions with the City staff, a review of past and current development plans, and a review of published information of the anticipated growth for the City's service area, such as, U.S. Census Bureau and other sources. This task will establish and confirm the fundamental baselines to forecast the anticipated growth in customers.

4. Determine the existing Capacity and Nature of Service

The subtasks listed below will allow Black & Veatch to establish a "rational nexus" for the assessment of the calculated impact fees. "Rational nexus" is the principle that encapsulates a clear and positively correlated relationship between the nature of the service to be provided and the cost to provide the service. The development of the maximum allowable impact fees will exhibit a direct relationship between the nature and cost of the service to be provided by the City.

- ❑ **Existing Nature of Service** – Research and establish the existing nature of service that is exhibited by existing customers. Black & Veatch will analyze the existing billed flow and compare the recorded treated flow at the respective treatment plants/or systems. In conjunction with this analysis, the project team will conduct interviews with the City staff to review and verify the findings.
- ❑ **Utilized System Capacity** – Through discussions with the City staff and reviews of existing operations reports and planning studies, Black & Veatch will work to understand the proportionate share of existing system capacity that is being utilized by existing customers. This analysis will provide an understanding of the existing water and sewer treatment capacity that is available to new customers.
- ❑ **New Service Areas or Planned Capacity Additions** – This subtask specifies the area(s) within the City's boundaries where new development will be served by the utility systems and whether any separate "Service Areas" should be established. Additionally, the project team will work with the City staff to understand the planned capacity additions associated with new development within the City's service area or any other planned capacity additions that are applicable to the development of the maximum allowable impact fees.

5. Perform the Functional Allocation of Existing System Assets

This task will determine the current value of system investment by asset function.

- ❑ **Review of Existing Asset Information** – Black & Veatch will utilize summary data of the existing system assets to determine the functional allocation of existing assets. The functional allocation will provide the basis to understand the current value of existing assets by function (wastewater collection system, wastewater treatment, to name a few) and determine potential cost that may not be eligible to be included in the calculated maximum allowable impact fees.

6. Identify Capital Needs and Requirements

This task will determine the relevant capital needs and costs that are applicable to growth.

- ❑ **Long-Range Capital Need** – In this subtask, we will focus primarily on the CIP and will review various studies and other relevant data to understand long-range capital needs. Discussions will aim to not only to understand the specific costs, but

also to assess the size and scope of projects and whether capital facility needs are due to normal replacement, catch-up, or new demand.

- ▣ **Service Units** – The Black & Veatch project team will research the standardized measures of capacity attributable to an individual unit of development for each category of necessary public services or respective facility expansions. These standards of measure will be important in aligning the capacity needs of a new customer with the nature of service to achieve “rational nexus” in providing services to new customers.
- ▣ **Review Cost Estimates** – In this subtask, The Black & Veatch team will review the costs of infrastructure improvements, real property, financing, engineering, and architectural services associated with the necessary public services to be included in the maximum allowable impact fees.
- ▣ **Identify Ineligible Costs** – In this subtask, the Black & Veatch team will identify costs that are not eligible for inclusion in the calculation of the maximum allowable impact fees. Ineligible costs include projects related to the repair, maintenance or operation of existing facilities that do not provide additional capacity; projects that serve existing development in order to meet stricter regulatory requirements; projects that provide a higher level of service to existing development; and maintenance and operating costs.

As part of calculating the maximum allowable impact fees, costs for infrastructure improvements, real property, financing, engineering and architectural services will be considered. At the completion of this analysis, Black & Veatch will schedule one meeting to review and confirm all the eligible cost that must be included in the development of the maximum allowable water and wastewater system development charge.

7. Determination of Applicable Credits

Black & Veatch will review the existing financing mechanisms used to pay for capital facilities in order to assess the appropriate credit as a part of the development of the impact fees to prevent the “double payment” of existing assets. Black & Veatch will rely upon historical funding documentation maintained by the City in order to determine the level of such credit.

8. Calculation of the Maximum Allowable System Development Charge

On completion of the previous tasks, detailed herein, the impact fee methodology and calculations will be finalized. Our team will calculate the maximum allowable impact fees that can be assessed to new customers. Typically, impact fees are based on an equivalent benefit unit basis and this principle will be utilized in the development of the City impact fees.

9. Neighboring Utility Comparison

Black & Veatch, with the support from City staff, will develop a list of ten neighboring utilities of comparable size and/or proximity to the City. A comparison of the outlined charge structures and actual charges will be completed.

10. Water and Sewer System Impact Fee Report and Presentations

Black & Veatch will prepare a written report for the City that summarizes the analysis and calculation associated with the maximum allowable water and sewer impact fees along with the relevant methodologies employed in the calculation of the impact fees. As a part of the analysis, Black & Veatch will present findings, supporting details, and recommendations to the City staff and other stakeholder as deemed necessary by the City.

The report and presentations will include the following information at a minimum:

- ▣ A detailed description of the methodologies used during the study.
- ▣ A detailed description of all nature of service standards and cost factors used and accompanying rationale.
- ▣ A CIP spanning a ten-year planning horizon listing projects, costs, timing and financing.
- ▣ A detailed schedule of proposed charges by meter size or equivalent benefit unit.
- ▣ Other information to adequately explain and justify the resulting recommended fee schedule.

At the completion of the project, Black & Veatch will schedule one meeting to review the results and recommendations and finalize the Water and Sewer Impact fees Report associated with the assessment detailed herein.

Additionally, Black & Veatch will facilitate two public meetings to retain comments and feedback from existing City stakeholders and provide clarity, as needed, on the development of the maximum allowable impact fees.

II. MEETINGS AND DELIVERABLES

Water and Sewer Impact Fee Report and Meetings

Black & Veatch will assist with informing the City administration, residents, and other stakeholders of the findings of the Water and Sewer System – Impact Fee Analysis. Black & Veatch will prepare a project report that details all the findings and assumptions related to the analysis and will participate in specific meetings and presentations. Specific subtasks are:

11. Study Draft and Final Report

Black & Veatch will prepare a draft report that will outline the study approach, provide summary findings for the study period detailed herein. Based on the feedback obtained on the draft report, Black & Veatch will make the necessary edits and prepare one (1) electronic copy and one (1) hard copy of the project report for delivery to the City.

12. Meetings

Black & Veatch will participate in a total of five meetings to discuss and present the study findings, the study assumptions, and discuss a plan to inform and educate the necessary stakeholder about the components and the actions that must be taken related to the findings of the study. Listed below are the anticipated meetings and presentations:

- Project Initiation meeting;
- Review of Eligible Impact Fee related cost meeting (webcast);
- Impact Fees Results meeting; and
- Stakeholder Facilitation Meetings (2).

If desired, the Black & Veatch team will support and facilitate additional meetings at the request and approval of the appropriate City staff. Labor and expenses associated with additional meetings will be assessed as a cost that is in addition to the project cost detailed herein.

B. Commencement Date:

The Services will begin upon receipt of the notice to proceed and the receipt of the required information, as contained in the information request, to initiate and complete the analysis.

C. Billing Basis:

Payments of invoices are due 30 days from the invoice date.

D. Estimated Cost of the Services:

The Services will be provided for a fixed fee of \$54,980 including expenses; however, excluding any additionally requested services or additional expenses incurred for additional meeting requested by the Client.

E. Estimated Completion Date:

Consultant will complete the Services in (4) months from the time the Consultant receives written notice to proceed and the necessary project information and data is provided to the Consultant from the Client. In addition, Consultant will provide the Client with an information request upon receiving the written notice to proceed from the Client.

F. Monthly Billing: Immediately upon execution of this Exhibit A, Consultant shall invoice Client for an advance payment of \$0. (The final invoice will show a credit for the amount of the advance payment.). Consultant is under no obligation to submit any deliverable until such advance payment is made.

Commencing on or about the first day of the calendar month following execution of this Agreement, and monthly thereafter, Consultant shall furnish Client with an invoice covering the Reimbursable Costs and Fee for Services provided during the previous month and any interest due under this Agreement. Invoices may be submitted electronically by email to jdjaco@columbiasec.net. In such event, the electronic copy of the invoice will be considered the official invoice and will not be followed by a hard copy invoice. Notwithstanding any other provision of the above-referenced Agreement, or this Exhibit A, Consultant is under no obligation to submit any deliverable if any invoice is more than 45 days outstanding.

G. Method of Payment: Payments to be made to Consultant under this Agreement shall be electronically transferred either by ACH, specifically in CCD+ or CTX format, or wire transfer to the bank account and in accordance with the bank instructions identified in Consultant's most recent invoice in immediately available funds no later than the payment due date. Invoice number and project name shall be referenced in the bank wire reference fields or the ACH addenda information.

- H. Disputes: In the event Client disputes any invoice item, Client shall give Consultant written notice of such disputed item within 10 days after receipt of such invoice and shall pay to Consultant the undisputed portion of the invoice according to the provisions hereof. If Client fails to pay any invoiced amounts when due, interest will accrue on each unpaid amount at the rate of eighteen percent per annum, or the maximum amount allowed by law if less, from the date due until paid according to the provisions of this Agreement. Interest shall not be charged on any disputed invoice item which is finally resolved in Client's favor. Payment of interest shall not excuse or cure any default or delay in payment of amounts due. In the event Consultant refers this Agreement to a third party for collection or enforcement of its terms, Consultant shall be entitled to reimbursement for all costs and expenses incurred, including a reasonable attorneys' fee. In the event that Client has an unpaid invoice over 50 days past due, Consultant may, in addition to all other remedies available at law and equity, terminate this Request for Services.

This Request for Services and the above-referenced Agreement constitute the complete understanding of the parties with respect to the Services specified herein. Terms and conditions contained in purchase orders, work orders, or other documents issued by Client with respect to the Services shall be of no force and effect.

IN WITNESS WHEREOF, the parties have executed this Request for Services on the date(s) indicated below.

CITY OF COLUMBIA, SOUTH CAROLINA

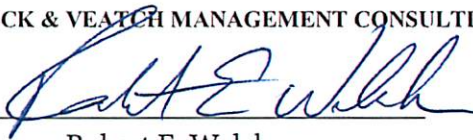
By: _____

By: _____
(Printed)

Title: _____

Date: _____

BLACK & VEATCH MANAGEMENT CONSULTING, LLC

By:  _____

Robert E. Welch
By: _____
(Printed)

Associate Vice President
Title: _____

Date: 12/21/2017

Legal
Approved  _____
Reviewed _____
Date 12/21/17 _____

PM
Approved  _____
Date 12/21/2017 _____



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Legal

FROM: *Shari Ardis, Legal Office Manager*

SUBJECT: Ordinance No.: 2017-115 - Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 21, Stormwater Management and Sedimentation Control, Article III, Flood Damage Prevention, Division 1, Generally, Sec. 21-127 Basis for establishing areas of special flood hazard

PURPOSE: First reading approval was given on January 9, 2018.

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** 2017-115 amend Sec. 21-127 Basis for establishing areas of special flood hazard (PDF)

HISTORY:

01/09/18

Columbia City Council

APPROVED ON FIRST READING

ORDINANCE NO.: 2017-115

Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 21, Stormwater Management and Sedimentation Control, Article III, Flood Damage Prevention, Division 1, Generally, Sec. 21-127 Basis for establishing areas of special flood hazard

BE IT ORDAINED by the Mayor and Council this ____ day of _____, 2018, that the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 21, Stormwater Management and Sedimentation Control, Article III, Flood Damage Prevention, Division 1, Generally, Sec. 21-127 Basis for establishing areas of special flood hazard, is amended to read as follows:

Sec. 21-127. Basis for establishing areas of special flood hazard.

Adoption of Letter of Map Revisions (LOMR) – All LOMRs that are issued in the areas identified in this ordinance are hereby adopted.

The areas of special flood hazard identified by the Federal Emergency Management Agency in its flood insurance study for the county at the following map numbers with effective dates are declared to be a part of this article:

Map Number	Effective Date
45079C00945L	December 21, 2017
45079C0165L	December 21, 2017
45079C0210L	December 21, 2017
45079C0230L	December 21, 2017
45079C0235L	December 21, 2017
45079C0236L	December 21, 2017
45079C0237L	December 21, 2017
45079C0255L	December 21, 2017
45079C0260L	December 21, 2017
45079C0261L	December 21, 2017
45079C0262L	December 21, 2017
45079C0263L	December 21, 2017
45079C0264L	December 21, 2017
45079C0270L	December 21, 2017
45079C0280L	December 21, 2017
45079C0285L	December 21, 2017
45079C0295L	December 21, 2017
45079C0325L	December 21, 2017
45079C0241L	December 21, 2017
45079C0242L	December 21, 2017
45079C0376L	December 21, 2017
45079C0377L	December 21, 2017
45079C0379L	December 21, 2017
45079C0138L	December 21, 2017
45079C0383L	December 21, 2017

45079C0405L	December 21, 2017
45079C0410L	December 21, 2017
45063C0133F 45069C0133G	July 17, 1995 February 9, 2000
45063C0134F 45069C0134G	July 17, 1995 February 9, 2000
45079C0094L	December 21, 2017
45079C0164L	December 21, 2017
45079C0168L	December 21, 2017
45079C0208L	December 21, 2017
45079C0209L	December 21, 2017
45079C0207L	December 21, 2017
45079C0206L	December 21, 2017
45079C0226L	December 21, 2017
45079C0228L	December 21, 2017
45079C0229L	December 21, 2017
45079C0236L	December 21, 2017
45079C0237L	December 21, 2017
45079C0238L	December 21, 2017
45079C0239L	December 21, 2017
45079C0243L	December 21, 2017
45079C0244L	December 21, 2017
45079C0242L	December 21, 2017
45079C0241L	December 21, 2017
45079C0233L	December 21, 2017
45079C0234L	December 21, 2017
45079C0251L	December 21, 2017
45079C0252L	December 21, 2017
45079C0254L	December 21, 2017
45079C0253L	December 21, 2017
45079C0261L	December 21, 2017
45079C0262L	December 21, 2017
45079C0264L	December 21, 2017
45079C0263L	December 21, 2017
45079C0270L	December 21, 2017
45079C0266L	December 21, 2017
45079C0267L	December 21, 2017
45079C0259L	December 21, 2017
45079C0258L	December 21, 2017
45079C0257L	December 21, 2017
45079C0276L	December 21, 2017
45079C0277L	December 21, 2017
45079C0279L	December 21, 2017
45079C0278L	December 21, 2017
45079C0290L	December 21, 2017
45079C0295L	December 21, 2017
45079C0285L	December 21, 2017

LEGAL DEPARTMENT DRAFT

45079C0281L	December 21, 2017
45079C0325L	December 21, 2017
45079C0315L	December 21, 2017
45079C0405L	December 21, 2017
45079C0410L	December 21, 2017
45079C0382L	December 21, 2017
45079C0381L	December 21, 2017
45079C0383L	December 21, 2017
45079C0387L	December 21, 2017
45079C0379L	December 21, 2017
45079C0378L	December 21, 2017
45079C0376L	December 21, 2017
45079C0377L	December 21, 2017
45079C0357L	December 21, 2017
45079C0356L	December 21, 2017
45079C0358L	December 21, 2017
45079C0359L	December 21, 2017

Requested by:

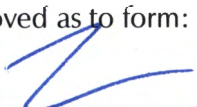
Assistant City Manager Shealy

Mayor

Approved by:

City Manager

Approved as to form:


City Attorney

ATTEST:

City Clerk

Introduced:

Final Reading:

LEGAL DEPARTMENT DRAFT



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Legal

FROM: *Shari Ardis, Legal Office Manager*

SUBJECT: Ordinance No.: 2018-002 - Amending Ordinance 2016-036 to Adopt the Budget for the City of Columbia, South Carolina, for the Fiscal Year ending June 30, 2017

PURPOSE: First reading approval was given on January 9, 2018.

FINANCIAL IMPACT:

ATTACHMENTS:

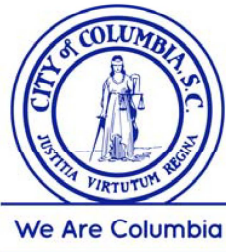
- **#a:** Budget_amendment_memo (PDF)
- **#b:** Ordinance_2018_002_Adopt_Budget_Amendment (PDF)

HISTORY:

01/09/18

Columbia City Council

APPROVED ON FIRST READING



TO: Missy Caughman, Budget & Program Management Director

FROM: Jeff Palen, Assistant City Manager, Finance and Economic Services

SUBJECT: Budget Amendment – FY 2017

DATE: 1/8/2018

On 12/6/2016, Columbia City Council approved ordinance (Ord. No.: 2016-110) to sell the Horizon Garage parcel and the Discovery Garage parcel to the USC Development Foundation. During this transaction, the USC Development Foundation paid the outstanding bonds off in the amount of \$13,864,141.58. As this is recognized as both a revenue and an expenditure within our governmental funds, please prepare a budget amendment for Fiscal Year 2016/17 as this occurred in March 2017.

ORDINANCE NO.: 2018-002

*Amending Ordinance 2016-036 to Adopt the Budget for the City of Columbia,
South Carolina, for the Fiscal Year ending June 30, 2017*

WHEREAS, the City of Columbia, South Carolina adopted its budget for the fiscal year ending June 30, 2017 by Ordinance No.: 2016-036 enacted on June 21, 2016; and,

WHEREAS, in order to eliminate fund deficits it is necessary to make certain amendments to the FY 2016-2017 General Fund budget; and,

BE IT ORDAINED by the Mayor and Council this ____ day of _____, 2018 that the general fund for budget year FY 2016-2017 be amended as follows:

- I. Budgeted transfers in the General Fund are hereby amended, as follows:
 - A. Special Items \$13,864,141.58
- II. Budgeted transfers out of the General Fund are amended, as follows:
 - A. Debt Service \$13,864,141.58

This ordinance is effective as of final reading.

Requested by:

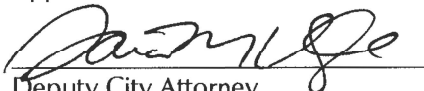
Budget & Program Management Director

Mayor

Approved by:

City Manager

Approved as to form:


Deputy City Attorney

ATTEST:

City Clerk

Introduced:

Final Reading:



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: City Clerk

FROM: *Erika Moore, City Clerk*

SUBJECT: Presentation of a Key to the City of Columbia - The Honorable Mayor Stephen K. Benjamin

PURPOSE: Mrs. Jennifer Pinckney

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** Video



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Human Resources

FROM: Pam Benjamin,

SUBJECT: Recognition of the 2017 Employee of the Year - Mr. William "Skip" Holbrook, Police Chief

PURPOSE: Ms. Felicia Prince-Heath, Accreditation Manager for the Police Department

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** EmployEmployee of the YearNomination-2017-Prince-Heath (PDF)



EMPLOYEE OF THE YEAR NOMINATION FORM

NAME OF NOMINATED EMPLOYEE: FELICIA R. PRINCE-HEATH

EMPLOYEE'S DEPARTMENT/DIVISION: POLICE - PROFESSIONAL STANDARDS

Employee's Title: Accreditation Mgr Date of Hire: 07/02/1999

Name of Nominator: Captain George DRAFTS Date: 12/29/2017

Signatures of supervisor, division head, department head and if applicable, Assistant City Manager:

Name: _____ Title: Supervisor

Name: George A. Drafts Title: Division Head Professional Standards

Name: W. H. Holbrook Title: Department Head

Name: _____ Title: City Manager

Nominator should provide three other employees' names who may be contacted concerning the work of the nominated employee.

Name: MAJOR DANA OREE Division: PATROL OPERATIONS

Name: Lieutenant Fred Bryant Division: Professional Standards

Name: Sergeant Mary Sumter Division: Professional Standards

CRITERIA FOR BEING NOMINATED EMPLOYEE OF THE YEAR

- ❖ The nominated employee must have been employed by the City of Columbia for at least one (1) full year.
- ❖ The nominated employee must have low absenteeism and tardiness.
- ❖ The nominated employee must have maintained and projected a positive attitude and a willingness to get along well with co-workers and the public.
- ❖ The nominated employee must have shown a willingness to perform any assigned duties in the highest standards possible and enhanced the department's ability to better serve the citizens of the City of Columbia.
- ❖ The nominated employee must have maintained a professional appearance and manner.
- ❖ The nominated employee must have demonstrated an allegiance to the City and be a team player who supports others' efforts to achieve the goals of the City of Columbia.
- ❖ The nominated employee should have earned the respect of co-workers.
- ❖ Special considerations may be given to employees who participate in extracurricular activities that benefit the City of Columbia.

THE DETAILED NARRATIVE MUST CITE SPECIFIC EXAMPLES THAT DEMONSTRATE THE CRITERIA FOR NOMINATION OF THIS AWARD. NOMINATIONS RECEIVED THAT DO NOT MEET THE CRITERIA WILL NOT BE CONSIDERED.

Employee of the Year Nomination

2017

Nominee: Felicia Prince-Heath

Nominator: Captain George A. Drafts

Office of Professional Standards, Columbia Police Department

Ms. Felicia Prince-Heath is the Accreditation Manager for the Columbia Police Department which falls under the umbrella of the Office of Professional Standards. In November of 2017, Ms. Prince-Heath led the efforts for the Columbia Police Department to receive an Advanced Accreditation Award from The Commission on Accreditation for Law Enforcement (CALEA).

This task covered over a year long process of policy review and revisions, as well as coordinating on-site inspections from CALEA Representatives to ensure that the Columbia Police Department not only met CALEA standards, but excelled past expectations. Ms. Prince-Heath's efforts included many long hours and working on weekends are representative of her work ethic and commitment to excellence in everything she does. Her efforts were paramount to the Police Department receiving the Advanced Accreditation Award in Florida this past November.

Ms. Prince-Heath is not just the Accreditation Manager for the Columbia Police Department. She has also led Columbia-Richland 911 Communications Center and Parks and Recreation in the same manner in their efforts of accreditation status. Additionally, Ms. Prince-Heath is also the Columbia Police Department's R.I.S.K. Coordinator, a program for at risk juveniles; she oversees the department's Chaplain Program, and the department's Intern Program. Ms. Prince-Heath also coordinates National Night Out details and ensures that events related are organized and staffed appropriately.

Ms. Prince-Heath is not only an asset and committed employee of the Columbia Police Department, but she is all of this to the City of Columbia. Her work ethic and ability to work closely with all levels of management and her peers is that which should be emulated by everyone. The uniqueness of this nomination is that Ms. Prince-Heath is a civilian employee of the Police Department, yet she has embraced and been a catalyst for moving forward the 21st century policing concepts in an effort to place the Columbia Police Department at the highest level of respect but locally and nationally in the law enforcement profession.



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: City Clerk

FROM: *Erika Moore, City Clerk*

SUBJECT: Special Recognition - Mr. William "Skip" Holbrook, Columbia Police Chief

PURPOSE: Mr. Melron Kelly, Deputy Police Chief

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** Police Department Special Recognition (PDF)



MEMORANDUM

To: Ms. Teresa Wilson, City Manager

From: Chief William H. "Skip" Holbrook *W.H. Holbrook*

cc: Deputy Chief Melron Kelly

Date: January 5, 2018

Re: Commendation

On December 15, 2017, Deputy Chief Melron Kelly graduated from the FBI National Academy at Quantico, Virginia. Deputy Chief Kelly was a member of the 270th Session of the National Academy which was comprised of 221 law enforcement professionals from 48 states. Also, included in the class were members of law enforcement agencies from the District of Columbia, 21 different countries, five branches of the armed forces and other federal law enforcement agencies.

The academic curriculum of the FBI National Academy Program was first accredited by the School of Continuing and Professional Studies, University of Virginia in 1971. This continuing partnership of curriculum enhancement and faculty interaction merges the strengths of both institutions and officers. Law enforcement personnel who successfully complete this comprehensive, professional 11 week program have an opportunity to earn both undergraduate and graduate credits for their studies at the academy. Deputy Chief Kelly earned 17 graduate credits from the University of Virginia while attending the 270th Session of the National Academy.

In addition to his academic accomplishments, Deputy Chief Kelly participated in a series of fitness challenges throughout his 11 weeks of advanced training. Each challenge was intended to prepare the programs attendees to ultimately successfully traverse the famed "Yellow Brick Road." The yellow brick road is an arduous marine built 6.1 mile obstacle course marked with yellow bricks. Deputy Chief Kelly successfully completed the course and received the coveted "Yellow Brick" Award. He also earned two other significant fitness distinctions: The "Blue Brick" Award for swimming 20 miles, and the "Black Brick" Award for biking 270 miles over the course of the academy program.

Organizational success and maintaining a culture of excellence is achieved through developing leaders in the organization. Deputy Chief Kelly has displayed significant sacrifice and commitment to our organization by completing the FBINA. His performance exemplifies all that is expected of a leader and law enforcement professional. Deputy Chief Kelly has represented the Columbia Police Department in the highest of standards while completing one of the most prestigious law enforcement training programs in the world.

I hope you will join me in commending Deputy Chief Kelly for this significant achievement.

U. S Department of Justice
Federal Bureau of Investigation



151 Westpark Boulevard
Columbia, SC 29210
(803)551-4200

December 22, 2017

Deputy Chief Melron Kelly
Columbia Police Department
One Justice Square
Columbia, SC 29201

Dear Deputy Chief Kelly:

It is a pleasure to congratulate you on your graduation from session 270 of the FBI National Academy. Completion of the National Academy course of instruction is a remarkable accomplishment, representing a significant milestone in your career. You, your department, and the people of South Carolina will certainly benefit from your participation in a program recognized around the world for its excellence in advancing professionalism in law enforcement.

The special agents, professional support staff, and I at the Columbia Division of the FBI look forward to a continuing productive association with you and your department. Together we will strive to prevent terrorism and enforce laws that help make our state safe for the citizens of South Carolina.

I look forward to seeing you at meetings of the South Carolina Chapter of the National Academy Associates which sponsor events throughout the state. Please do not hesitate to contact me if I can be of assistance to you and your department.

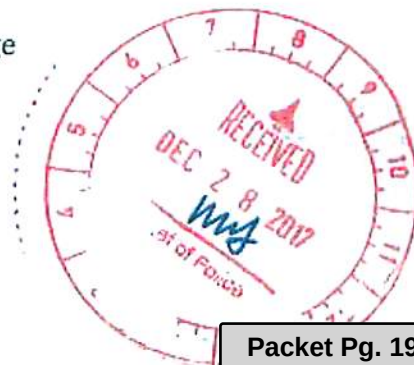
Sincerely,

Alphonso Norris
Special Agent in Charge

Great Job Deputy Chief Kelly! This is an achievement few can claim! Chief

✓ cc: Chief William Holbrook

cc: file





We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Office of the Mayor

FROM: *Stephen Benjamin, Mayor*

SUBJECT: Human Trafficking Awareness Month Proclamation - The Honorable Stephen K. Benjamin

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** City of Cola HT Proclamation 2018 (DOC)



City of Columbia
A Proclamation of Human Trafficking Awareness

WHEREAS, Columbia and the nation have resolved to proclaim January 2017 to be Human Trafficking Awareness Month and January 11, 2017 as Human Trafficking Awareness Day; and

WHEREAS, it is fitting and proper to recognize this issue officially to encourage advocacy, prevention and the eradication of Human Trafficking in the community and of its victimized citizens; and

WHEREAS, it is appropriate to help and honor those individuals and families who are fighting for the return and restoration of their loved ones; and

WHEREAS, the United States Department of State estimates 600,000 to 800,000 people are trafficked in the United States each year and 80% are female and children; and

WHEREAS, hundreds of organizations, coalitions, campaigns, etc. have been formed to continually acknowledge this pressing issue and work toward a solution to end human trafficking in the United States, which will strengthen the communities and the nation as a whole; and

WHEREAS, according to the South Carolina Human Trafficking Task Force report, out of the 50 human trafficking charges statewide in 2016, more than half of the charges were made in the Midlands; and

WHEREAS, all races/ethnicities, male and female, foster care youth, LGBTQAI community, etc. are all targeted by this crime and are in need of support and assistance to live free of commercial sexual exploitation, debt bondage, involuntary servitude, forced labor, forced marriages and all forms of slavery.

NOW, THEREFORE, I, Stephen K. Benjamin, Mayor of the City of Columbia, South Carolina, along with my fellow members of Columbia City Council, do hereby proclaim the month of January 2017 to be

Human Trafficking Awareness Month

in the great City of Columbia and urge my fellow citizens to recognize and participate in its observance.

Stephen K. Benjamin
Mayor

District IV, Council Member

Sam Davis
District I, Council Member

Howard E. Duvall, Jr.
At-Large, Council Member

Daniel Rickenmann

Tameika Isaac Devine
At-Large, Council Member

Edward H. McDowell, Jr.
District II, Council Member



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: City Clerk

FROM: *Erika Moore, City Clerk*

SUBJECT: National Mentoring Month Proclamation - The Honorable Mayor Stephen K. Benjamin

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** national mentoring month proc (PDF)



*City of Columbia
A Proclamation of National Mentoring Month*

WHEREAS, January is nationally recognized as National Mentoring Month in the United States; and

WHEREAS, the goals of National Mentoring Month are to raise awareness of youth mentoring, recruit individuals to mentor and encourage organizations to engage and integrate mentoring into their efforts; and

WHEREAS, a mentor is a caring, consistent presence who devotes time to a young person to help that young person discover personal strength and achieve their potential through a structured and trusting relationship; and

WHEREAS, mentors help young people set career goals and connect them with industry professionals to help navigate the path to adulthood more successfully; and

WHEREAS, research shows that youth who have a mentor are 55% more likely to enroll in college, 78% more likely to volunteer regularly, 90% are interested in becoming a mentor and 130% more likely to hold leadership positions.; and

WHEREAS, the City of Columbia encourages all dedicated, compassion-filled adults to consider being a mentor to a young person in the City; and

WHEREAS, the City of Columbia hereby recognizes National Mentoring Month in an effort to decrease the number of youth who do not have a trusted mentor in their lives.

NOW, THEREFORE, I, Stephen K. Benjamin, Mayor of the City of Columbia, South Carolina, along with my fellow members of Columbia City Council, do hereby proclaim January 2018 to be

National Mentoring Month

in the great City of Columbia and urge my fellow citizens to recognize and participate in its observance.

*Stephen K. Benjamin
Mayor*

*Sam Davis
District I, Council Member*

*Howard E. Duvall, Jr.
At-Large, Council Member*

*Daniel Rickenmann
District IV, Council Member*

*Tameika Isaac Devine
At-Large, Council Member*

*Edward H. McDowell, Jr.
District II, Council Member*



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: City Clerk

FROM: Erika Moore, City Clerk

SUBJECT: Improvement Plan for the Vista Improvement District - Ms. Meredith Atkinson, Executive Director of the Vista Guild

FINANCIAL IMPACT:

STRATEGIC GOALS: Foster a healthy quality of life

ATTACHMENTS:

- **#a:** R-2017-100 authorize Vista BID public hearing (PDF)

HISTORY:

12/19/17

Columbia City Council

NO ACTION WAS TAKEN.

The following individuals appeared before Council during the Public Hearing:

Ms. Meredith Atkins

Mr. David Erbacher

Mr. Jim Papadea

Mr. Whitney Black

Mr. Brett Hrovat

Mr. Hal Stevenson

Mr. Bill Dukes

Mr. Guy Jones

A second public hearing is scheduled for January 16, 2018 at 6:00 p.m.

RESOLUTION NO.: R-2017-100*Authorizing a Public Hearing for the
Improvement Plan for the Vista Improvement District*

WHEREAS, pursuant to South Carolina Code §§5-37-10, et seq., municipalities are authorized to create municipal improvement districts; and,

WHEREAS, it is proposed that Columbia City Council create a Municipal Improvement District for the area described in the within referenced Improvement Plan, generally bounded as follows:

The Western boundary is: the western property line of property on the West side of Assembly Street from Elmwood Avenue to Gervais Street.

The Northern boundary is: the northern property line of property on the South side of Elmwood Avenue from Assembly Street to Marion Street.

The Eastern boundary is: the eastern property line of property on the East side of Marion Street from Elmwood Avenue to Gervais Street.

The Southern boundary is: the southern property line of property on the North side of Gervais Street from Assembly Street to Marion Street.

WHEREAS, it is the desire of Columbia City Council to receive public comments thereon; and,

WHEREAS, South Carolina Code §5-37-50 requires that certain resolutions be adopted and that a public hearing be held on the question of the creation of such a district; NOW, THEREFORE

BE IT RESOLVED by the Mayor and City Council of the City of Columbia this ____ day of _____, 2017, that the attached "Improvement Plan for the Vista Improvement District dated _____ (the "Improvement Plan") be and it is incorporated herein by reference and this Improvement Plan shall form the basis for a public hearing to be held before Columbia City Council on Tuesday, _____ at 6:00 o'clock p.m. in Council Chambers, 3rd Floor, City Hall, 1737 Main Street, Columbia, South Carolina, 29201.

Requested by:

Councilmember Duval _____

Mayor

Approved by:

City Manager

Approved as to form:

ATTEST:



Senior Assistant City Attorney

City Clerk

Introduced:

Final Reading:

Congaree Vista Business Improvement District Proposed Improvement Plan

Columbia, South Carolina

CONTENTS

- I The Vista BID Plan and How It Works
- II Proposed Vista BID Boundaries
- III Bylaws of the Congaree Vista Guild
- IV Proposed Vista BID Operating Plan
- VI District Governance & Recommended Board of
Directors Structure

The Vista BID Plan and How it Works

The Congaree Vista Guild has undertaken the exploration of a Business Improvement District in the Vista neighborhood of downtown Columbia. Business Improvement Districts (BIDs) have been successfully implemented across the country in areas similar to the Vista as financing and organizational management tools. The basic premise of a BID is to use an additional assessment collected on properties within the district specifically for internal improvements as dictated by the priorities of the district such as infrastructure, security, promotion, or appearance.

Business Improvement Districts provide consistent funding to maintain and improve existing investment in, and attract new investment to urban centers. BIDs are private sector commitments to downtown districts. Not only does a BID provide funding for physical and related improvements, it is also serves as an opportunity to strengthen private sector involvement, management, and accountability in downtowns. As such, BIDs are integral to securing the future viability of downtown districts. In an era of constant competition between suburban shopping malls and business parks, urban centers must find ways to remain competitive as a viable economic alternative for property and business owners, residents, and visitors.

Business Improvement Districts were created by the South Carolina Legislature (5-37-10, et. seq), allowing a voluntary assessment of property owners to provide improvements and to encourage development within the boundaries of the district. Established under the South Carolina Municipal Improvement Act, these self-help improvement districts operate as private sector investment in conjunction with municipalities. State law dictates that the Columbia City Council must approve the proposed plan by city ordinance.

BIDs are a practical and effective solution to many of the problems that plague urban centers. The self-improvement district is designed, created, governed, implemented, and renewed by those who pay for it. A BID allows for a wide range of services, including security, maintenance, marketing and promotions, economic and housing development, and special events. The bottom line? A Business Improvement District assesses real property and improvements on real property within a specified geographic boundary and then directs the proceeds back into the district to provide enhanced services that benefit the district and properties located with the district boundaries.

According to the 2016 Richland County Tax Assessor's Office, the total appraised taxable value of the proposed Vista BID district is over \$300 million.

The Congaree Vista Guild proposes an additional annual assessment equal to .000594 per dollar of the fair market value (as established by the Richland County Assessor) of each parcel be imposed for the purpose of funding the services and improvements contemplated by the Improvement Plan. For properties that have received approval under the Bailey Bill to have their appraised taxable values frozen, the annual assessment shall be applied against the Bailey Bill appraised value. Properties that are exempt from paying property taxes shall be exempt from the additional annual assessment. Owner-occupied residential property that is taxed, or will be taxed pursuant to Section 12-43-220(c) of the South Carolina Code of Laws shall be exempt from the additional annual assessment.

The collected revenue from an additional property tax assessment in the Vista will be divided among five major priorities of the Congaree Vista Guild with a strong emphasis on Clean & Safe. The mission of the Vista BID would include Clean & Safe, Organization, Cultural Development, Events, and Advocacy.

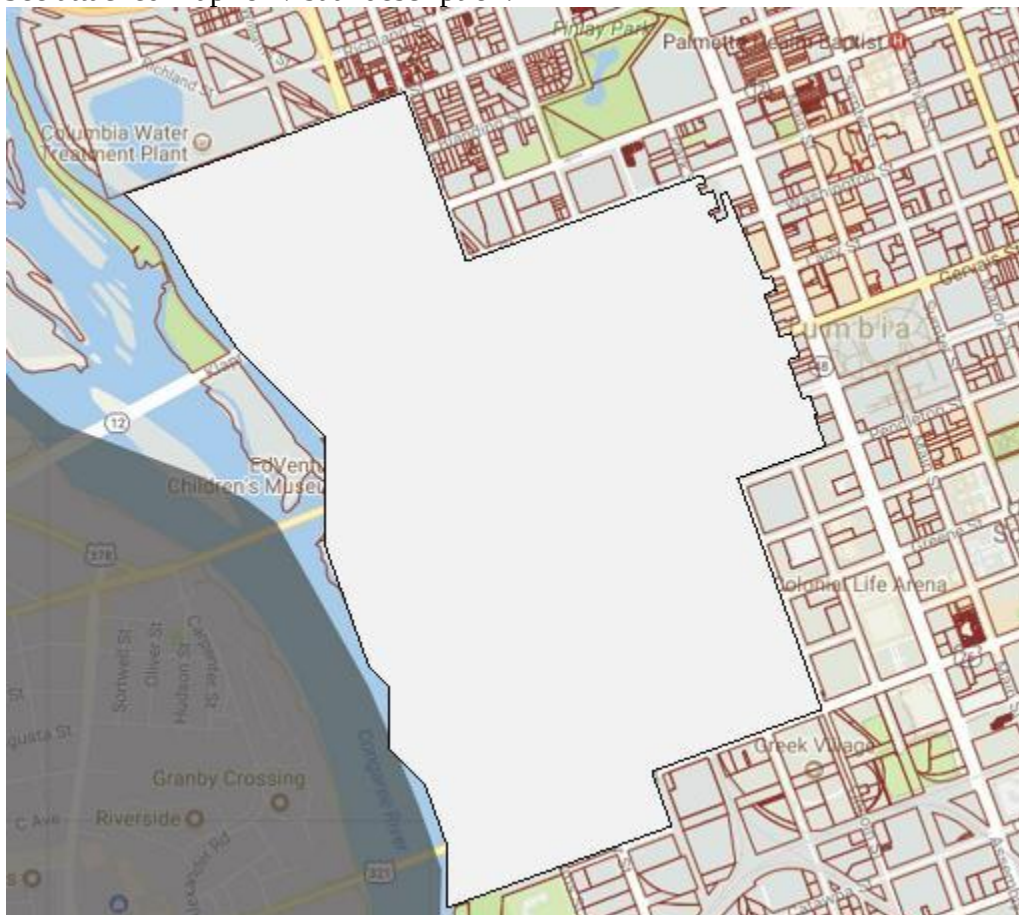
Proposed Vista BID Boundaries

The proposed Vista BID will include all properties inside the legal boundaries as created by City of Columbia ordinance with the exception of predetermined exempted properties based on use (i.e. agricultural and industrial uses and owner-occupied properties).

The southeast corner of the Laurel Street and Pulaski Street intersection will be the point of beginning. From the point of beginning, proceed south on Pulaski Street three city blocks to Hampton Street. Follow Hampton Street in a easterly direction for five city blocks to the western property line of property on the West side of Assembly Street, at which point continue south on the western property line of property on the West side of Assembly Street to Pendleton Street, approximately five city blocks. From the intersection of Assembly and Pendleton Streets, progress west two city blocks to Lincoln Street and south four blocks to Blossom Street. Turn westerly on Blossom Street for three city blocks, then south on Pulaski Street for one block to Wheat Street. Follow Wheat Street west to the Congaree River. The shore of the Congaree River forms the western boundary of the proposed district from Wheat Street north to Laurel Street. Continue east on Laurel Street to Pulaski Street and the original point of beginning.

The eastern boundary of the district is to butt up against the western boundary of the City Center Business Improvement District.

See attached map for visual description.



Bylaws of the Congaree Vista Guild

Article I

Name and Offices

1. Name: The name of the Corporation shall be The Congaree Vista Guild.
2. Principal office: The principal and initial Registered office of the Corporation shall be located at 701 Gervais Street, Suite 150-118 Columbia, SC, 29201.
3. Other offices: The corporation may have offices at such other places, either within or without the State of South Carolina, as the Board of Directors may from time to time determine, or as the business of the corporation may require. The Registered Office need not be identical with the principal place of business or other offices. The Board of Directors may change the Registered office at its discretion, after giving due notice of such change as required by law.

Article II

Object and Purpose

The Corporation is organized and operated exclusively for the purposes as defined under Section 501(c)(6) of the Internal Revenue code of 1986 (or any corresponding provision of any future United States Internal Revenue Law). In particular the Corporation is formed for the purpose of enhancing the economic vitality of Columbia's Congaree Vista area (geographically, this is the area from Elmwood Avenue south to Blossom Street, and from the Congaree River east to Sumter Street).

No substantial part of the activities of the Corporation shall consist of carrying on propaganda, or otherwise attempting to influence legislation, and the Corporation shall not participate in or intervene in (including the publishing or distributing of statements) any political campaign on behalf of any candidate for public office.

Notwithstanding any other provision of these Bylaws, the operations, activities and powers of the Corporation shall be limited to those permitted by an organization described in the Internal Revenue Code Sections 501(c)(6). Notwithstanding any other provisions of these Bylaws, the objects of purposes for which this corporation is organized are exclusively within the meaning of Section 501(c)(6) of the Internal Revenue Code. In benefiting and assisting the public, and developing and promoting business activities within the Congaree Vista area, this corporation is a nonprofit mutual benefit corporation.

In addition to the powers and authorities now or hereafter granted by law to nonprofit corporations by the State of South Carolina and subject always to these limitations, the specific purposes of the Corporation and the powers that it may exercise, are as follows:

- a. To have and exercise all rights and powers conferred on nonprofit corporation under the laws of South Carolina, including the power to contract, rent, buy or sell personal or real property, to lend and borrow money; provided, however, that this

Corporation shall not, except in insubstantial degree, engage in any activities or exercise any powers that are not in furtherance of the primary purposes of this Corporation.

- b. To act as trustee under any trust incidental to the principal objectives of the Corporation, and receive, hold, administer, and expend funds subject to such trust.
- c. To borrow money, contract debts, and issue bonds, notes, and debentures, and secure the payment or performance of its obligations with assets of the Corporation.
- d. To do all other acts necessary or expedient for the administration of the affairs and in the advancement of the stated purposes of the Corporation.
- e. To sue and be sued.

Article III

Board of Directors

1. General powers: The Board of Directors has the general power to (1) control and manage the affairs, funds and property of the Corporation; (2) disburse the Corporation's monies and dispose of its property in fulfillment of its corporate purpose; provided, however, that the fundamental and basic purposes of the Corporation shall not thereby be amended or changed, and provided further that the Board of Directors shall not permit any part of the net earnings or capital of the Corporation to inure to the benefit of any private individual. The board will annually approve the budget, and will ordinarily monitor its progress.

The Board appointments should reflect the diversity of the neighborhood and be filled by individuals whom represent various industries that exist. Guidelines of these positions, however not mandatory are as follows:

- 2 board positions shall be filled by members from the restaurant and bar industry
- 2 board positions shall be filled by members from the retail industry
- 2 board positions shall be filled by members from the arts community
- 1 board position shall be filled by an architect
- 1 board position shall be filled by an attorney
- 1 board position shall be filled by a non profit arts organization, museum or performance venue
- 1 board position shall be filled by a residential owner
- 1 board position shall be filled by or appointed by the Columbia Convention Center
- 1 board position (ex officio) shall be filled by Columbia Development Corp representative or City Economic Development representative
- No fewer than 80% of board members shall be directly affiliated with a business or property in the Vista.

2. Executive Committee: The Board may, by resolution adopted by a majority of the full Board, designate from among its members an Executive Committee consisting of three (3) or more members, and may delegate to such committee all the authority of the Board, or some portion thereof, except such authority expressly denied an executive committee by law.

3. Executive Director: The Board of Directors may appoint an Executive Director who shall be responsible to the Board for the management and staffing of the Corporation.
4. Number and term: The Board of Directors shall set the number of directors of the corporation, always having at least 3 directors. Each director shall hold office until the expiration of the term for which he is elected, and until his successor shall have been elected and placed in office, or until his earlier resignation, removal from office, death or incapacity. The Directors will serve without compensation, with the exception that expenses may be reimbursed. Directors are elected for a term of three (3) years, may serve two successive terms, and may be join the board again after one year off.
5. Election: Election of Directors for positions for which terms have expired or will expire (including positions for which vacancies were filled) shall ordinarily occur at the annual meeting of the Board of Directors by majority vote of the existing Directors for each position to be filled. Directors shall be eligible for reelection without limitation on the number of terms served. Elections of directors shall be by secret ballot.
6. Resignation and removal: Any Director may resign by giving written notice of his or her resignation to the Board or to the President or Secretary of the Corporation. Such resignation shall take effect at the time specified in such notice, and the acceptance of such resignation shall not be necessary to make it effective. A Director may be removed from office, with or without cause, as follows: Any Director may be removed by a two-thirds (2/3) vote of the full quorum of the Board of Directors whenever, in the Board's judgment, the best interests of the corporation would be served; Any Director absent for three (3) consecutive meetings of the Board without prior notice to the chair may be removed from the Board by the President acting in his sole discretion. Notice of removal shall be given in writing to the Director not more than ten (10) days subsequent to such action. Election or appointment of a Director shall not of itself create any contract rights.
7. Vacancies: The Board of Directors may elect replacements to fill any vacancy occurring in the Board of Directors by reason of death, resignation or removal. This may be done at any regular meeting, or at a special called meeting. In the event that the Board is reduced to one Director or is left completely vacant, the Board of Advisors (together with any remaining Director, if there is only one) shall elect replacement Directors.
8. Qualifications: No persons shall be qualified to serve on the Board or Committees of the Corporation unless he or she is a person of good character, at least twenty-one years of age, and sincerely committed to the philosophy, mission, and ideals of the Congaree Vista Guild.
9. Attendance: Board members unable to attend a regular meeting shall give an excuse to the president prior to the meeting. Absence from three (3) consecutive regular meetings of the board without an excuse deemed valid by the board and so recorded by the board may be construed as a resignation from the board.

Article IV

Meetings

1. Regular Meetings: The Board of Directors shall provide, by resolution, the time and place, either within or without the State of South Carolina, for the holding of an Annual meeting. The notice for the annual meeting shall include a tentative agenda and shall be given ten days or more before the meeting. This meeting may include the election of Directors and officers, an annual financial review, or the transaction of any other such other business as may come before the meeting. The board may similarly meet three other times a year, so that meetings can be held at least once a quarter.
2. Special meetings: Special meetings of the Board of Directors may be called by the Chairman of the Board, the Executive Committee or a majority of the directors. Such meeting shall be held either within or without the State of South Carolina. At least one (1) days' notice by any usual and timely means of communication, including telephone, fax, U.S. mail (time permitting), or email shall be given, and shall include the main items which the meeting is being called to address.
3. Quorum: A quorum constitutes at least five (5) voting board members. Affirmative votes must be from a majority of qualified members present, with no less than five affirmative votes. If fewer than such number are present at a meeting, the majority of the Directors entitled to vote and present may adjourn the meeting from time to time without further notice.
4. Conduct of the Meeting: The President, or in his or her absence the Secretary, or in their absence, any Director named by the Board of Directors, shall preside at meetings of the Board.
5. Telephone Participation: Directors may participate in meetings of the Board of Directors through the use of conference telephone calls, Internet web conference, or similar communication equipment, so long as all Directors participating in the meeting can hear one another. Such participation shall constitute personal presence at the meeting and consequently shall be counted toward the required quorum and in any vote.
6. Written Consent in lieu of a meeting: In the absence of a meeting, actions may be taken by unanimous written consent. Any action required or permitted to be taken at any meeting of the Board of Directors or of any committee thereof may be taken without a meeting if a written consent, setting forth the action so taken, is signed by all members of the Board or of such committee, as the case may be. Individual letters, faxes, or email from each member setting forth the action so taken shall be sufficient, so long as all concur. Such written consent shall be filed with the minutes of the proceedings of the Board or committee.

Article V

Officers

1. Officers: The Officers of the Corporation shall be President, Secretary, Treasurer and such other officers and assistant officers as may be deemed necessary by the Board of Directors. One person may hold more than one (1) office, and any office may be left unfilled. Only members of the Board of Directors may serve as officers of the Corporation.

2. Election and term: The officers of the corporation shall be elected by the Board of Directors at its annual meeting, and each officer shall hold this office for one year and until his successors shall be elected and qualify, or until his earlier death, resignation, retirement, removal or disqualification. Any vacancy, however occurring, in any office may be filled by the Board of Directors at any meeting of the Board.

3. Resignation and removal: Any Director may resign by giving written notice of his or her resignation to the Board or to the President or Secretary of the Corporation. Any officer or agent may be removed, with or without cause, by a simple majority vote of the Board of Directors whenever in its judgment the best interests of the Corporation will be served thereby.

4. Duties: The officers shall perform the duties prescribed by these Bylaws and by the parliamentary authority adopted by this Corporation.

Article VI

Duties of Officers

1. The President: The President shall be the chief elected official of the Corporation; preside at all meetings of the Board and Executive Committee; appoint committees, standing and special, as may be deemed necessary; is ex-officio member of all committees; and the President has general supervision over the activities of the Board of Directors.

2. The Vice-President: In the absence of the President, the Vice-president shall preside at all meetings of the Board of Directors and have all of the powers and duties of the president.

3. The Secretary: The Secretary is the recording officer of the Board of Directors and the custodian of its records; duties include recording minutes of meetings of the Executive Committee and regular meetings of the Board; keeping a file of all reports; conducting correspondence; performing related duties as may be assigned by the President and/or the Board of Directors. The Secretary shall assume the duties of the President in the absence of that officer.

4. The Treasurer: The Treasurer is the financial officer of the Board of Directors. He or she shall work with the Executive Director in preparation of budgets, financial reports, and other related duties as assigned by the President or the Board of Directors, and will

regularly report to the Board on the financial status of the corporation. She or he shall also act as the Chair of any Finance Committee which may be created to assist with these duties.

Article VII

Executive Director

The Executive Director is the recording officer of the Board of Directors and the custodian of its records; duties include recording minutes of meetings of the Executive Committee and regular meetings of the Board; keeping a file of all reports; conducting correspondence; performing related duties as may be assigned by the President and/or the Board of Directors. The Executive Director is appointed by the Board of Directors and serves, without vote, as an ex-officio member of the Board and all Board Committees. The Executive Director is responsible for the management and staffing of the Corporation and the implementation of policies as established by the Board of Directors. In the event there is no Executive Director, the President shall fulfill this role; while serving as Executive Director, the President is entitled to any usual and customary salary budgeted for the Executive Director.

Article VII

Committees

1. Special Committees: The President may appoint Special Committees at his discretion on an as needed basis for specific functions. The Chair and the members of each Committee shall be appointed by the President, and need not be a member of the Board of Directors. Such committees shall perform as the President or the Board of Directors may direct, and the size and any powers or limitations of the committee shall be defined at the time any committee is formed. Committees need not meet or report annually, but shall meet as needed at meeting times designated by the President. Committees may submit a written report to the Executive Director for distribution to the Board. Committees must operate within the confines of the mission and vision of the Congaree Vista Guild. The President or Board can disband any committee at their discretion.
2. Presidential prerogative: The President shall be entitled to visit or chair any committee meeting at any time at his or her discretion.

Article IX

Contracts, Checks and Deposits

1. Contracts: The Board of Directors may authorize any officer or officers, agent or agents, to enter into any contract or execute and deliver any instrument on behalf of the corporation, and such authority may be general or confined to specific instances.

2. Checks and drafts: All checks, drafts or other orders for the payment of money issued in the name of the corporation shall be signed by such officer or officers, agent or agents of the corporation in such manner as shall from time to time be determined by resolution of the Board of Directors

3. Deposits: All funds of the corporation not otherwise employed shall be deposited from time to time to the credit of the corporation in such depositories as the Board of Directors may direct.

Article X

Miscellaneous Provisions

1. Amendment: These Bylaws may be amended in any way not inconsistent with the Articles of Incorporation or the laws of the State of South Carolina or the United States. This may be done at any meeting of the Board of Directors by a two-thirds vote of those present, provided a quorum is present and provided that the amendment has been submitted in writing to the Board of Directors at least seven (7) days prior to such regular meeting.

2. Dissolution: The Board of Directors may cease business activities and dissolve the corporation. This shall be done at any regular meeting, provided that: (a) at least seven (7) day's notice of a vote of dissolution has been given, (b) a quorum is present, and (c) at least two-thirds of those present and voting vote to dissolve the corporation. Upon dissolution of the Corporation, and after all its debts and expenses have been paid, at the discretion of the Board, any remaining assets of the corporation shall be distributed to the Columbia Development Corporation.

3. Indemnification: The organization shall indemnify its Directors and Officers to the extent permitted by South Carolina law, and may indemnify its employees and agents to the same or a narrower extent. The Board of Directors may obtain liability insurance coverage for any or all of the foundation's Directors, Officers, employees, or agents.

4. Personnel matters: Personnel matters shall be handled in Executive Session. The President shall be present and chair these meetings.

5. Racial Nondiscrimination Policy: The Congaree Vista Guild is committed to providing benevolent and merciful services without regard to race, religion, or national or ethnic origin.

6. Parliamentary authority: ROBERT'S RULES OF ORDER, NEWLY REVISED shall govern the Corporation in all cases to which they are applicable and in which they are not inconsistent with these Bylaws and any special rules of order this Board may adopt, and are not in conflict with the Bylaws of the Congaree Vista Guild or the Articles of Incorporation of the Corporation. At its discretion, the Board of Directors may elect a Parliamentarian to provide advice on the rules; the Parliamentarian need not be a member of the Board of Directors.

7. Fiscal year: The fiscal year of the Corporation shall end at midnight on June 30th of each year. The Board shall have the power to change the fiscal year.

Addendum

Conflict of Interest Policy

Article I

Purpose

The purpose of the conflict of interest policy is to protect the Congaree Vista Guild's (hereafter, the Corporation's) interest when it is contemplating entering into a transaction or arrangement that might benefit the private interest of an officer or director of the Corporation or might result in a possible excess benefit transaction. This policy is intended to supplement but not replace any applicable state and federal laws governing conflict of interest applicable to nonprofit and charitable organizations.

Article II

Definitions

1. Interested Persons: Any director, principal officer, or member of a committee with governing board delegated powers, who has a direct or indirect financial interest, or is an interested person, as defined by the Internal Revenue Service.
2. Financial Interest: A person has a financial interest if the person has, directly or indirectly, through business, investment, or family:
 - a. An ownership or investment interest in any entity with which the Corporation has a transaction or arrangement,
 - b. A compensation arrangement with the Corporation or with any entity or individual with which the Organization has a transaction or arrangement, or
 - c. A potential ownership or investment interest in, or compensation arrangement with, any entity or individual with which the Organization is negotiating a transaction or arrangement.

Compensation includes direct and indirect remuneration as well as gifts or favors that are not insubstantial.

A financial interest is not necessarily a conflict of interest. Under Article III, Section 2, a person who has a financial interest may have a conflict of interest only if the appropriate governing board or committee decides that a conflict of interest exists.

Article III

Procedures

1. Duty to Disclose: In connection with any actual or possible conflict of interest, an interested person must disclose the existence of the financial interest and be given the opportunity to disclose all material facts to the directors and members of committees with governing board delegated powers considering the proposed transaction or arrangement.
2. Determining Whether a Conflict of Interest Exists: After disclosure of the financial interest and all material facts, and after any discussion with the interested person, he/she shall leave the governing board or committee meeting while the determination of a conflict of interest is discussed and voted upon. The remaining board or committee members shall decide if a conflict of interest exists.

3. Procedures for Addressing the Conflict of Interest:

- a.** An interested person may make a presentation at the governing board or committee meeting, but after the presentation, he/she shall leave the meeting during the discussion of, and the vote on, the transaction or arrangement involving the possible conflict of interest.
- b.** The President or chair of the governing board or committee shall, if appropriate, appoint a disinterested person or committee to investigate alternatives to the proposed transaction or arrangement.
- c.** After exercising due diligence, the governing board or committee shall determine whether the Corporation can obtain with reasonable efforts a more advantageous transaction or arrangement from a person or entity that would not give rise to a conflict of interest.
- d.** If a more advantageous transaction or arrangement is not reasonably possible under circumstances not producing a conflict of interest, the governing board or committee shall determine by a majority vote of the disinterested directors whether the transaction or arrangement is in the Corporation's best interest, for its own benefit, and whether it is fair and reasonable. In conformity with the above determination it shall make its decision as to whether to enter into the transaction or arrangement.

4. Violations of the Conflicts of Interest Policy

- a.** If the governing board or committee has reasonable cause to believe a member has failed to disclose actual or possible conflicts of interest, it shall inform the member of the basis for such belief and afford the member an opportunity to explain the alleged failure to disclose.
- b.** If, after hearing the member's response and after making further investigation as warranted by the circumstances, the governing board or committee determines the member has failed to disclose an actual or possible conflict of interest, it shall take appropriate disciplinary and corrective action.

Article IV

Records of Proceedings

The minutes of the governing board and all committees with board delegated powers shall contain:

- a.** The names of the persons who disclosed or otherwise were found to have a financial interest in connection with an actual or possible conflict of interest, the nature of the financial interest, any action taken to determine whether a conflict of interest was present, and the governing board's or committee's decision as to whether a conflict of interest in fact existed.
- b.** The names of the persons who were present for discussions and votes relating to the transaction or arrangement, the content of the discussion, including any alternatives to the proposed transaction or arrangement, and a record of any votes taken in connection with the proceedings.

Article V

Compensation

- a.** A voting member of the governing board who receives compensation, directly or indirectly, from the Corporation for services is precluded from voting on matters pertaining to that member's compensation.
- b.** A voting member of any committee whose jurisdiction includes compensation matters and who receives compensation, directly or indirectly, from the Corporation for services is precluded from voting on matters pertaining to that member's compensation.
- c.** No voting member of the governing board or any committee whose jurisdiction includes compensation matters and who receives compensation, directly or indirectly, from the Corporation, either individually or collectively, is prohibited from providing information to any committee regarding compensation.

Article VI

Annual Statements

Each director, principal officer and member of a committee with governing board delegated powers shall annually sign a statement which affirms such person:

- a.** Has received a copy of the conflicts of interest policy,
- b.** Has read and understands the policy,
- c.** Has agreed to comply with the policy, and
- d.** Understands the Corporation is charitable and in order to maintain its federal tax exemption it must engage primarily in activities that accomplish one or more of its tax-exempt purposes.

Article VII

Periodic Reviews

To ensure the Corporation operates in a manner consistent with charitable purposes and does not engage in activities that could jeopardize its tax-exempt status, periodic reviews shall be conducted. The periodic reviews shall, at a minimum, include the following subjects:

- a.** Whether compensation arrangements and benefits are reasonable, based on competent survey information, and the result of arm's length bargaining.
- b.** Whether partnerships, joint ventures, and arrangements with management organizations conform to the Corporation's written policies, are properly recorded, reflect reasonable investment or payments for goods and services, further charitable purposes and do not result in inurement, impermissible private benefit or in an excess benefit transaction.
- c.** When conducting the periodic reviews, the Corporation may, but need not, use outside advisors. If outside experts are used, their use shall not relieve the governing board of its responsibility for ensuring periodic reviews are conducted.

Proposed Vista BID Operating Plan

Goal I CLEAN & SAFE

To provide a clean and safe neighborhood for the City's preeminent Art's & Entertainment District. The District would provide an additional level of cleaning and hospitality outreach services beyond the basic services provided by the City and the additional services would not be intended to replace the basic services that the City currently provides.

Goal II ORGANIZATION

To develop and maintain a stable, viable, and effective organization.

Goal III CULTURAL DEVELOPMENT

To promote the cultural development of the Vista and increase awareness of the vast array of businesses and services among visitors and residents alike. Hospitality Tax funds would remain the primary funding source.

Goal IV EVENTS

To provide support for annual events that promote the Vista and sustain local businesses.

Goal V ADVOCACY

To become a unified public voice and strong advocate for issues important to members of the Congaree Vista Guild. To include parking, cleanliness, appearance, and safety issues among others.

Clean & Safe

To provide a clean and safe neighborhood for the City's preeminent Art's & Entertainment District.

The Congaree Vista Guild has worked for the past five years to provide a Clean & Safe team with the specific goal of providing an enhanced level of cleanliness and hospitality ambassadors throughout the Vista Neighborhood. Those services have been funded through a patchwork of grants from both the City's General Fund and from Hospitality Tax grants. The Guild would like to secure a stable funding source for those services to allow for more effective planning and consistent services. Staffing of the Clean & Safe services within the BID will provide a secure and permanent assurance that these services will continue to be provided in a consistent manner.

Cleanliness, homelessness, and public safety are of the utmost concern for residents, employees, and visitors and present a potential problem for the Vista district. Under the plan presented here, the Vista BID would be responsible for providing neighborhood services to guarantee a clean, safe, and secure district for all. These services will be implemented based on desire and need as growth and development continues in the Vista. Clean & Safe services would be limited to the boundaries of the proposed business improvement district.

Organization

To develop and maintain a stable, viable, and effective organization.

The Congaree Vista Guild has operated as a neighborhood business organization for over 30 years. During the Vista Guild's strategic planning process, the neighborhood identified the need for a strong and sustainable neighborhood organization. The establishment of a BID is proposed as a way to implement the goal for a stable organization as set by the **Vista Guild Strategic Plan**.

Staffing of the potential BID will provide a permanent presence for the Vista Guild in both the neighborhood and as a city player. The primary function of the staff will be to coordinate initiatives of the Vista BID. Additionally, staff will work with related public, private, and non-profit organizations throughout Columbia on cooperative projects to ensure that the initiatives of the Vista BID benefit not only the property owners and businesses within the district, but throughout the Columbia City Center.

The Guild's staff is currently supported by a combination of City of Columbia Hospitality Tax Funds, Membership Fees, Sponsorships, and Event Revenue. The Guild has relied on a light-staffing model for all services except for Clean and Safe.

The light-staffing model has allowed the Guild to employ a single non Clean and Safe employee to act as Executive Director and to utilize the extensive resources of businesses located in the Vista to serve as independent contractors for professional services. These services may include:

- Marketing
- Advertising
- Public Relations
- Graphic Design and Artistic Direction
- Special Events
- Financial Management and Accounting

The Congaree Vista Guild BID Board of Directors intends to continue to utilize this light-staffing model with additional revenue from the Vista BID, for staffing, being primarily directed towards the support of the Clean and Safe program.

Neighborhood representation, marketing and promotional efforts, and advocating on behalf of the BID and its programs will continue to be priorities of the organization element of the proposed Vista BID. The visible day-to-day presence of the Vista Guild on the street and in the community in the form of Clean and Safe employees will provide the basis of BID Goal II: ***To develop and maintain a stable, viable, and effective organization.***

Cultural Development

To promote the Vista and increase awareness of individual businesses and the cultural fabric of the Vista.

The Congaree Vista District of Columbia has been revitalized as the center of arts and entertainment in Columbia. The maintenance of existing businesses and the addition of similar retail and commercial businesses is crucial to the continued success of the Vista. It is the goal of a potential Vista BID to promote and encourage the growth of the artists' studios and galleries, design-oriented professional businesses, restaurants, entertainment venues, and consumer services in the neighborhood. Likewise, the expansion of the current business mix is an integral part of the cultural development of the Vista. Both can be accomplished with an emphasis on honing and increasing the cultural elements that make the Vista so attractive to residents and visitors alike.

It was determined during the planning process that a key priority of the Vista Guild is the continued promotion and branding of the Vista as a residential, business, and tourism destination. Additionally, the maintenance of the Vista's characteristic artistic and cultural qualities should be a main concern in business recruitment and development of a stable and economically viable urban district.

Strong advertising and marketing efforts directed toward residents of Columbia and visitors from across South Carolina and throughout the Southeast region will be the

primary activity of the Vista Guild in meeting its goal of Cultural Development. An ongoing general branding campaign and the promotion of specific cultural initiatives are part of the proposed marketing efforts. Working with public, private, and non-profit sectors throughout Columbia, the Vista Guild hopes to initiate and partake in cooperative advertising campaigns to promote the city to residents, businesses, and visitors alike.

The primary funding mechanism for cultural development under a Vista BID will be the Hospitality Tax Funds allocated to the Vista Guild based on an application filed annually with the City of Columbia. As demonstrated in recent years, Vista restaurants and entertainment venues contribute roughly 10% of all Hospitality Tax collections in Columbia. As such, the Vista Guild will continue to apply and expect to receive a significant portion of Hospitality Tax Funds to be used for marketing and promotional efforts aimed at increasing visitorship to the Vista.

Funds will also be allocated from the general BID annual budget to supplement the Hospitality Tax Fund amount. By financing cultural development in this manner, revenue collected from the BID assessment can be directed towards other key priorities of the Vista Guild. Attention given to maintaining and increasing cultural development meets the criteria of the Vista BID's Goal III: ***To promote the Vista and increase awareness of individual businesses.***

Events

To provide and/or support ongoing events that promote the Vista community and support local businesses.

The Vista Guild has been very successful in the implementation of two annual events capitalizing on the arts and entertainment elements in the district. The Guild recognizes the importance of signature events as not only tourism-drivers, but also as fundraisers and promotional opportunities for the businesses in the Vista.

Vista Lights is in its 32nd year as an annual kick-off to the fall/winter holiday season. The event, held the third Thursday in November each year, draws the year's largest crowd to the Vista. The event was originally arts-based, and has endured several reincarnations in its nearly two decades. The Board of Directors of the Vista Guild, as well as several neighborhood business and property owners have expressed a desire to reinvent Vista Lights with an emphasis on the retail and dining businesses in the district.

The second annual Vista event, Artista Vista, is held each spring in late April or early May. This artist-run event has been supplemented by the Vista Guild's coffers for many years, and draws crowds of art-lovers from across South Carolina and throughout the Southeast region. Artista Vista aims to expand in the coming years to include local university and college art students, as well as statewide exhibitions and installation art.

The goal of a potential BID, based on the organizational and planning process to date, will be to increase the financial and creative contributions to both of the Vista's signature

events: Vista Lights and Artista Vista. Both events are extremely successful but have much room for growth and expansion. The targeted advertising of the events, as well as providing a variety of activities and offerings at each event will continue to draw local crowds and increase attendance, and therefore visitorship, to the Congaree Vista.

As part of a larger commitment to cooperation and coordination among public, private, and non-profit organizations in Columbia, a Vista BID hopes to aid in the cross-promotion of citywide events. The coordination of advertising and marketing efforts in reference to special events benefits the city as a whole, and helps to promote Columbia to a larger audience. Likewise, a Vista BID will work with the same organizations to increase promotion of its signature events, Vista Lights and Artista Vista.

This meets the Vista BID's Goal IV: ***To provide and/or support ongoing events that promote the Vista community and support local businesses.***

Advocacy

To become a unified public voice and strong advocate about issues important to members of the Vista Guild.

As the Congaree Vista grows and develops, a consistent message of advocacy for the neighborhood, and by extension the downtown city center, will be necessary. Growth and development present opportunities and challenges for the district. The Vista Guild BID will be a voice for the interests of the neighborhood through clear and concise communication between property and business owners and municipal governments and similar organizations.

Parking

Throughout the Vista Guild strategic planning process, and since the adoption of the Vista Guild Strategic Plan, the issue of providing adequate parking has plagued the neighborhood. Identified as the top priority issue for growth and development of the area, the parking issue is a prime example of how the Vista BID will serve as both a proactive voice in initiating discussions and action to help alleviate the parking problem in the district.

Tourism

As the arts and entertainment district of Columbia and the center of tourism activities in the Midlands, the Vista BID will work with area attractions such as the South Carolina State Museum, Columbia Museum of Art, South Carolina State House, Historic Columbia Foundation, and Riverbanks Zoo, as well as the Columbia Metropolitan Convention Center, to insure a positive visitor experience to our neighborhood and our city.

Interagency Coordination

Obvious in the initiatives detailed above is the intrinsic coordination and cooperation with public, private, and non-profit organizations throughout Columbia. A synchronized message emanating from the organizations and municipalities in the Midlands presents a solid message to residents, potential businesses, and visitors about quality of life issues in South Carolina's capital city.

The potential Vista BID aims to be a voice for the neighborhood, including property and business owners, residents, and visitors. It will be in constant communication with municipal and regional governments, civic and non-profit organizations, business leagues and educational institutions in the Midlands on behalf and in the best interest of all parties involved. This voice will serve to meet Goal V of the Vista BID proposal: ***To become a unified public voice and strong advocate about issues important to members of the Vista Guild.***

District Governance & Recommended Board of Directors Structure

The Vista BID shall be operated and governed by the Board of Directors of the Congaree Vista Guild. The Board of Directors is designed to reflect the diversity of the neighborhood and is filled by individuals that represent various industries within the neighborhood. The specific breakdown is spelled out in Article III, Section 1 of the Bylaws of the Congaree Vista Guild which are included above.

Upon creation of the Vista BID by Columbia City Council, the existing Vista Guild Board of Directors will be responsible for the operation and governance of the newly created district.

Subsequent Vista BID Board of Director appointments, with the exception of any appointments made by public representatives, will be nominated and recommended by the existing Board of Directors on an annual basis.



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ANNEXATION, COMPREHENSIVE PLAN MAP
AMENDMENT, AND ZONING MAP AMENDMENT - 405
Greenlawn Drive; TMS# 16308-07-02

PURPOSE: Ordinance No.: 2017-116 - Annexing and Incorporating 405
Greenlawn Drive, Richland County TMS# 16308-07-02 into the
Plan Columbia Land Use Plan Putting the Pieces Together
adopted by Ordinance No.: 2015-014 on February 17, 2015

Council District: 3

Proposal: Request to annex, assign land use classification of
Industrial (IND), and assign zoning of Light Industrial (M-1).
The property is currently classified as Economic Development
Corridor and zoned General Commercial (GC) by Richland
County.

Applicant: John L. and Leola J. Jackson/The Human Society
for the Prevention of Cruelty to Animals

Staff Recommendation: Approval

PC Recommendation: 12/04/2017; Approval (8-0)

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** ANNEX_405Greenlawn (PDF)
- **#b:** 2017-116 annex-incorporate 405 Greenlawn (PDF)



CITY COUNCIL

January 16, 2018 at 7:00pm

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT CASE SUMMARY 405 Greenlawn Drive; TMS# 16308-07-02

Council District: 3

Proposal: Request to annex, assign land use classification of Industrial (IND), and assign zoning of Light Industrial (M-1). The property is currently classified as Economic Development Corridor and zoned General Commercial (GC) by Richland County.

Applicant: John L. and Leola J. Jackson/The Human Society for the Prevention of Cruelty to Animals

Staff Recommendation: Approval

PC Recommendation: 12/04/2017; Approval (8-0)

ZPH, 1st Reading: 01/16/2018; Pending

2nd Reading: 02/06/2018; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 2.04 acres

Current Use: Institutional/Vacant

Proposed Use: Institutional

Reason for Annexation: Municipal Services

Urban Service Area: Donut Hole

SC Aeronautics Overlay: The subject property is located within the SC Aeronautics Airport Vicinity Zone as it is in proximity to the Jim Hamilton-LB Owens Airport.

Current Richland County Land Use: Economic Development Corridor

Proposed Land Use Classification: Industrial (IND)

Current Richland County Zoning: General Commercial (GC)

Proposed Zoning: Light Industrial (M-1)

Census Tract: 116.07

DETERMINATION FOR CITY SERVICES

The following determination is an estimate of the benefits and costs associated with the annexation of the subject property.

Police

We find that the proposed annexation will result in an increased number of calls for services and will cost the CPD approximately **\$1,500** annually to provide service for the proposed spay/neuter clinic based upon current calls for service at similar types of uses in the City of Columbia.

Fire

The proposed annexation **will not result in additional costs or impact services** being provided by this department. Annexation would lower the ISO rating of this property to a Class 1 from a Class 2.

Solid Waste

The property is currently a commercial building. Solid Waste services cost would be \$0.00 since this service is not generally provided to this type of use.

Engineering

Because water and sewer lines currently exist in this area, the Utilities and Engineering Division **will not incur any costs** associated with this annexation.

Water Customer Care

Annexation will result in an approximately **40% reduction** in water and sewer service rates for the property.

Planning & Development Services

This property is a single-parcel “Donut Hole” entirely surrounded by the City of Columbia and we recommend annexation of this property. The pending owner of the property is tax exempt and so the estimated annual City property tax revenue generated for this building will be **\$0**.

* Estimated City Tax Revenue is based on 2017 millage for real property and calculated as: (((Tax Value*Tax Rate)*City Millage Rate (.0981))-(Tax Value*Local Option Sales Tax Rebate (.002209))).

PLANS, POLICIES, AND LAND USE

Urban Service Area

Subject parcel is in a “Donut Hole” as identified in the Urban Service Area Map

Principles and Goals of the Urban Service Area

The Urban Service Area identifies those areas the City of Columbia wishes to provide with urban services. Primary emphasis will be given to annexing developed areas adjoining the City limits and “islands” of unincorporated territory surrounded by the City. Primary, secondary, and long-range annexation priorities for specific areas may be identified. Secondary areas may include higher value properties which assist the City in achieving a more balanced economic base.

Donut Holes are unincorporated areas that are completely surrounded by the City of Columbia and/or another municipality. These areas pose a number of challenges to the City that can be addressed through annexation. They can often cause inefficiencies in the delivery of services due to confusion about jurisdiction. Also, if the land is in a jurisdiction with a different approach to code enforcement, these areas can negatively impact the quality of life for adjacent City residents. Such inefficiencies and the costs to taxpayers are germane to City and County property both, which results in a greater impact to City residents since they pay City and County taxes.

The Columbia Plan 2018: Comprehensive Plan Land Use Classification

Staff recommends that the subject property be designated as Industrial (IND) in The Columbia Plan 2018 Future Land Use Map as shown on the attached map.

Industrial districts are located throughout the City and include a range of building types and uses dedicated to the processing, mining, manufacturing, warehousing, outdoor storage, and distribution of materials or goods. These areas are appropriate for uses that have heavy freight traffic, and which may generate noise, odors, or other such impacts. These areas should be adequately large to accommodate the uses and provide buffers and sufficient street infrastructure to accommodate the needs of the businesses.

Primary Types

- Small to Extra Large Format Flex

Secondary Types

- Parking Structures and Lots
- Power Utilities
- Water and Wastewater Treatment

Tertiary Types

- Small to Large Commercial (Entertainment, Retail/Services)
- Medium to Large Business/Employment

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is not located within the study area of a current neighborhood, small area, community, or corridor plan adopted by the City of Columbia or Richland County.

PROPOSED ZONING DISTRICT SUMMARY

The parcel is currently zoned General Commercial (GC) by Richland County. Surrounding parcels within the City of Columbia are currently zoned General Commercial District (C-3) to the East, West and South, Planned Unit Development (PUD-R) to the North and Office and Institutional District (C-1).

The proposed City of Columbia zoning district is Light Industrial (M-1).

Light Industrial (M-1)

The M-1 district is intended to accommodate wholesaling, distribution, storage, processing, light manufacturing and general commercial uses. Certain related structures and uses required to serve the needs of such uses are permitted outright or are permissible as special exceptions subject to restrictions and requirements intended to best fulfill the intent of this article.

STAFF RECOMMENDATION

Staff recommends City Council annex the referenced property, assign future land use classification of Industrial (IND), and assign zoning of Light Industrial (M-1) at the time of annexation.



Future Land Use Map

405 Greenlawn Drive; TMS# 16308-07-02;
Existing FLU: Economic Development Corridor; Proposed FLU: IND

22.a

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



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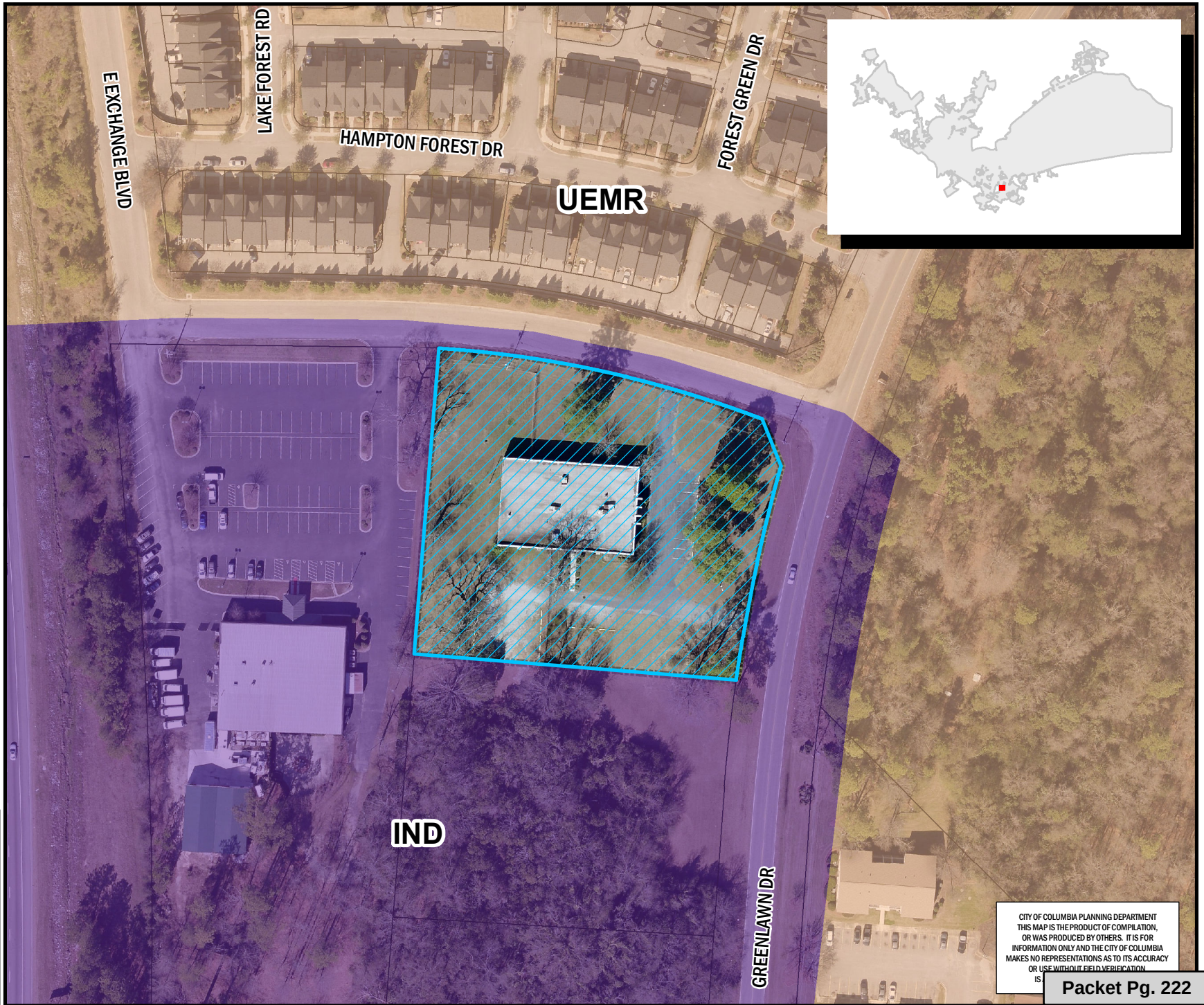
ORIGINAL PREPARATION/DATE:

This map was prepared by:

Shane Shaughnessy
October 31, 2017



We Are Columbia



CITY OF COLUMBIA PLANNING DEPARTMENT
THIS MAP IS THE PRODUCT OF COMPILATION,
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OR USE WITHOUT FIELD VERIFICATION
IS

Packet Pg. 222

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Zoning Map

Department of Planning &
Development Services

405 Greenlawn Drive; TMS# 16308 22.a
Existing Zoning: GC, Proposed Zoning: M-1

Legend

 CITY LIMITS
 PARCELS

 D-1	 C-1
 RS-1	 C-2
 RS-1A	 C-3
 RS-1B	 C-3A
 RS-2	 C-4
 RS-3	 C-5
 RD	 M-1
 RD-2	 M-2
 RG-1	 PUD-C
 RG-1A	 PUD-LS
 RG-2	 PUD-LS-E
 RG-3	 PUD-LS-R
 UTD	 PUD-R
 MX-1	 OUT OF CITY
 MX-2	



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ORIGINAL PREPARATION/DATE:
This map was prepared by:

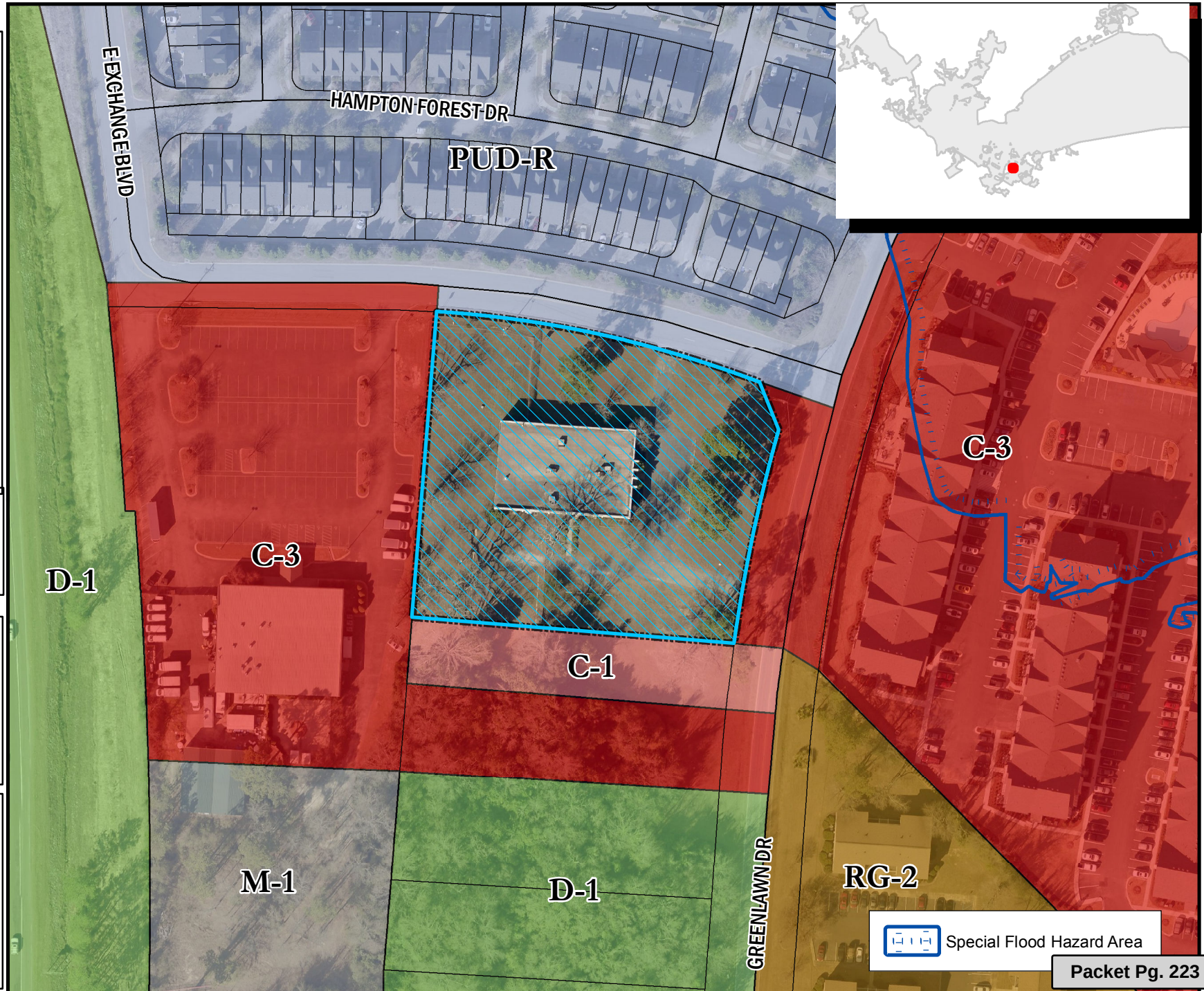
Shane Shaughnessy
October 31, 2017

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We Are Columbia



 Special Flood Hazard Area

Packet Pg. 223

ORDINANCE NO.: 2017-116

*Annexing and Incorporating 405 Greenlawn Drive, Richland County TMS#16308-07-02
into the Plan Columbia Land Use Plan Putting the
Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015*

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; and,

WHEREAS, City Council adopted the City of Columbia Comprehensive Plan 2018 by Ordinance No.: 2008-085 on October 1, 2008, and amended from time to time, in accordance with South Carolina Comprehensive Planning Act of 1994 (Title 6, Chapter 29 of the SC Code) and heard public comments on this amendment; NOW, THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina, this ____ day of _____, 2018, that the property described herein is hereby annexed to, incorporated into Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015, and becomes a part of the City of Columbia effective immediately. This property shall be zoned Light Industrial (M-1), apportioned to City Council District 3, Census Tract 116.07, contains 2.04 acres, and shall be assigned a land use classification of Industrial (IND).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 16308-07-02

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

Requested by:

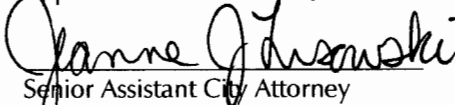
Assistant City Manager Gentry _____

Mayor

Approved by:

City Manager

Approved as to form:


Senior Assistant City Attorney

Introduced:

Final Reading:

ATTEST:

City Clerk

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2017-116

All that certain piece, parcel and tract of land, with improvements thereon, if any, situate, lying and being located near the City of Columbia, in the County of Richland, State of South Carolina, containing 2.04 acres, and being designated as Parcel "A" as shown on a Plat prepared for Marion Burnside by Wilbur Smith & Associates, dated October 11, 1978, and recorded in the Office of the Register of Deeds for Richland County, South Carolina, in Plat Book Y at Page 2827, 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: November 1, 2017
 RE: **Property Addresses:** 405 Greenlawn Drive
Richland County TMS#: 16308-07-02
Owner(s): John L. Jackson and Leola J. Jackson / The Humane Society for the Prevention of Cruelty to Animals
Current Use: Institutional/Vacant
Proposed Use: Institutional
Current County Land Use: Economic Development Corridor
Proposed City Land Use: Industrial (IND)
Current County Zoning: General Commercial (GC)
Proposed City Zoning: Light Industrial (M-1)
Reason for Annexation: Municipal Services/Donut Hole
City Council District: 3
Census Tract: 116.07

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 **December 4, 2017** 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.

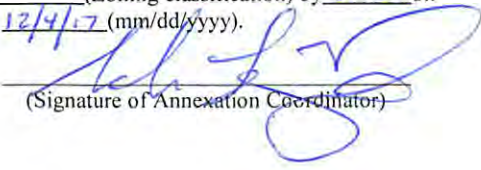
/atl

Attachments

cc: S. Allison Baker, Sr. Assistant City Manager Clint Shealy, Assistant City Manager Aubrey Jenkins, Fire Chief Joseph Jacob, Director, Utility Operations Robert Anderson, Public Works Director Krista Hampton, Planning & Development Services Gloria Saaed, Community Development Director Sidra Nelson, Business License Administrator Angela Adams, Customer Care Administrator Jerry Thompson, Building Official Michelle Brazell, Engineering Denny Daniels, Engineering Carolyn Wilson, Police Planning & Research Alfreda Tindall, Richland Co. 911 Addressing Coordinator	Missy Gentry, Assistant City Manager William Holbrook, Police Chief Teresa Knox, City Attorney Dana Higgins, Director, Engineering Jan Alonso, Finance Director Jeff Palen, Assistant City Manager/CFO 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 Land Use Recommendation: IND (Land Use classification) by 8-0 on 12/4/17 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: M-1 (Zoning classification) by 8-0 on 12/4/17 (mm/dd/yyyy).


 (Signature of Annexation Coordinator)



Future Land Use Map

405 Greenlawn Drive; TMS# 16308-07-02;
Existing FLU: Economic Development Corridor; Proposed FLU: IND

22.b

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
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-  TU - Transportation & Utilities
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-  SD-6 - Fort Jackson



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Feet

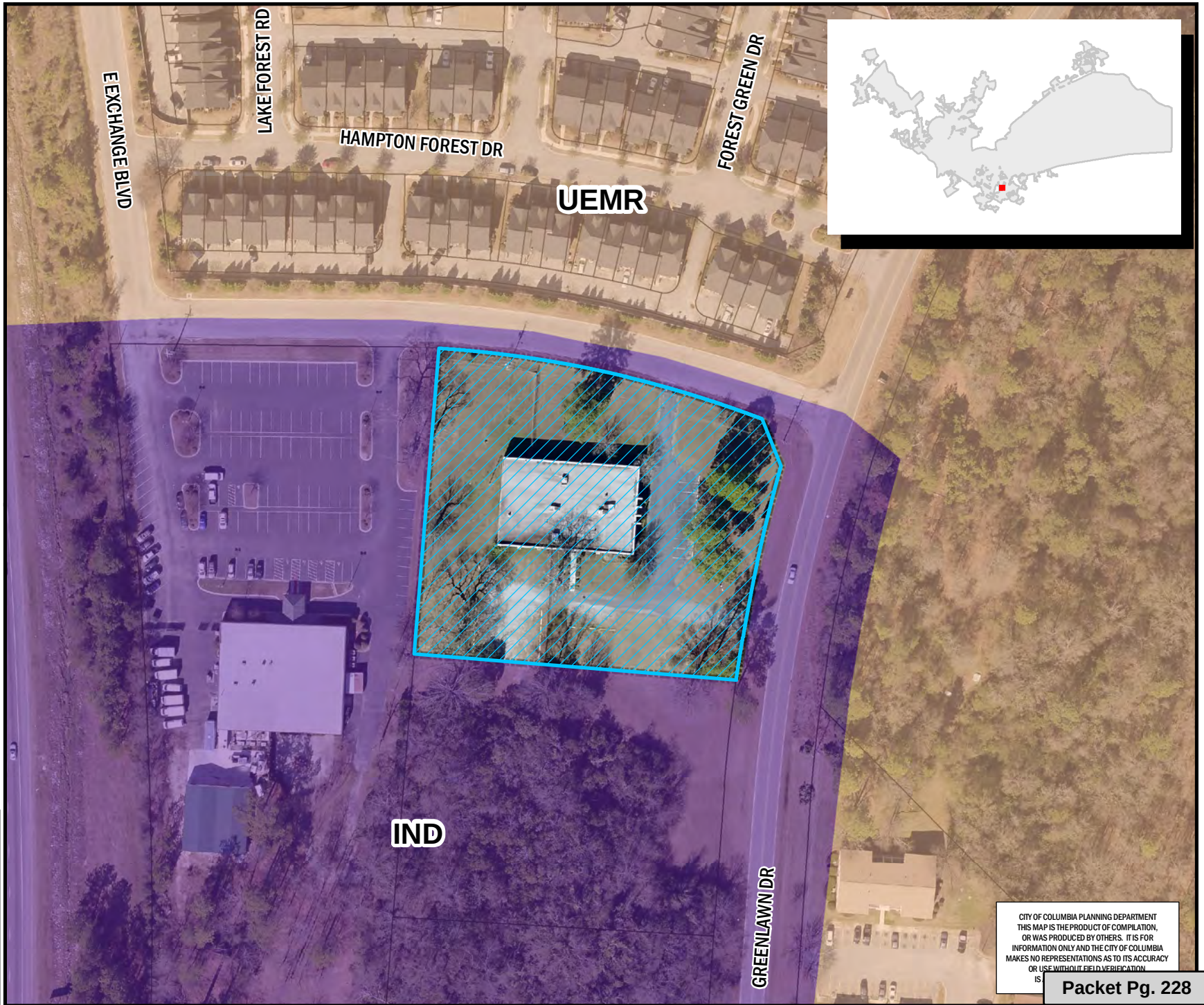
ORIGINAL PREPARATION/DATE:

This map was prepared by:

Shane Shaughnessy
October 31, 2017



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IS

Packet Pg. 228

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Zoning Map

Department of Planning &
Development Services

405 Greenlawn Drive; TMS# 16308 22.b
Existing Zoning: GC, Proposed Zoning: M-1

Legend

 CITY LIMITS
 PARCELS

 D-1	 C-1
 RS-1	 C-2
 RS-1A	 C-3
 RS-1B	 C-3A
 RS-2	 C-4
 RS-3	 C-5
 RD	 M-1
 RD-2	 M-2
 RG-1	 PUD-C
 RG-1A	 PUD-LS
 RG-2	 PUD-LS-E
 RG-3	 PUD-LS-R
 UTD	 PUD-R
 MX-1	 OUT OF CITY
 MX-2	



0 25 50 100 Feet

ORIGINAL PREPARATION/DATE:
This map was prepared by:

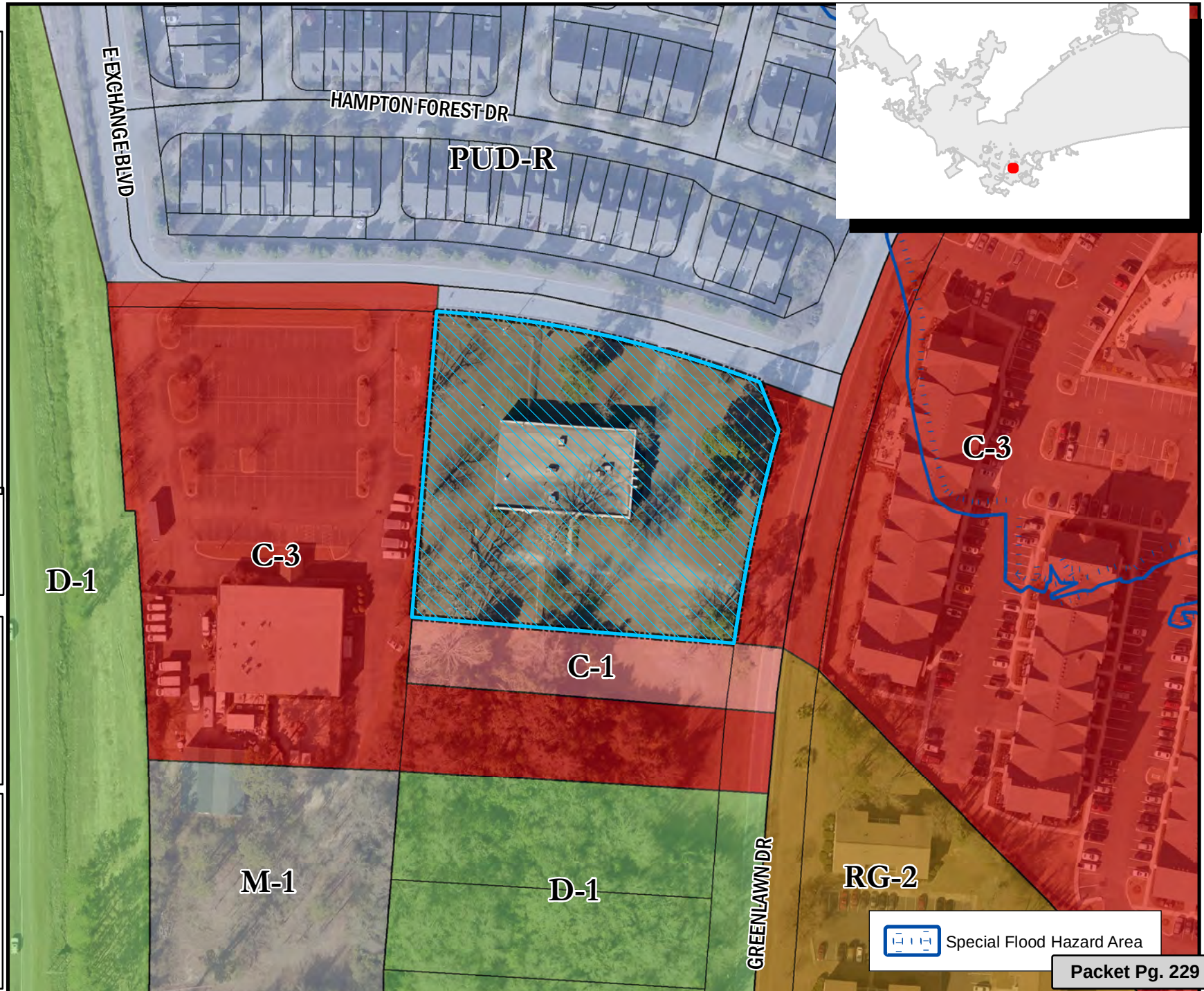
Shane Shaughnessy
October 31, 2017

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We Are Columbia



 Special Flood Hazard Area

Packet Pg. 229

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

The undersigned, being the owner(s) of the property described below hereby petitions 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 the improvements thereon, if any, situate, lying and being located near the City of Columbia, in the County of Richland, State of South Carolina, containing 2.04 acres, and being designated as Parcel "A" as shown on a Plat prepared for Marion Burnside by Wilbur Smith & Associates, dated October 11, 1978, and recorded in the Office of the Register of Deeds for Richland County, South Carolina, in Plat Book Y at Page 2827, the Plat being incorporated by reference for a more complete description of the property.

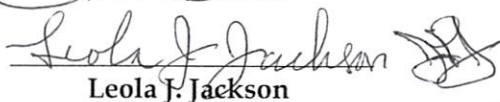
Richland County TMS: 16308-07-02

Property Addresses: 405 Greenlawn Drive

OWNER/SELLER:


 John L. Jackson

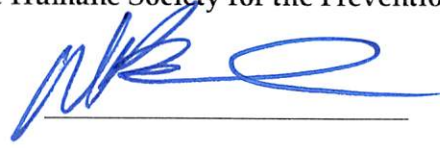
Date: 10/25/2017


 Leola J. Jackson

Date: 10/25/2017

BUYER:

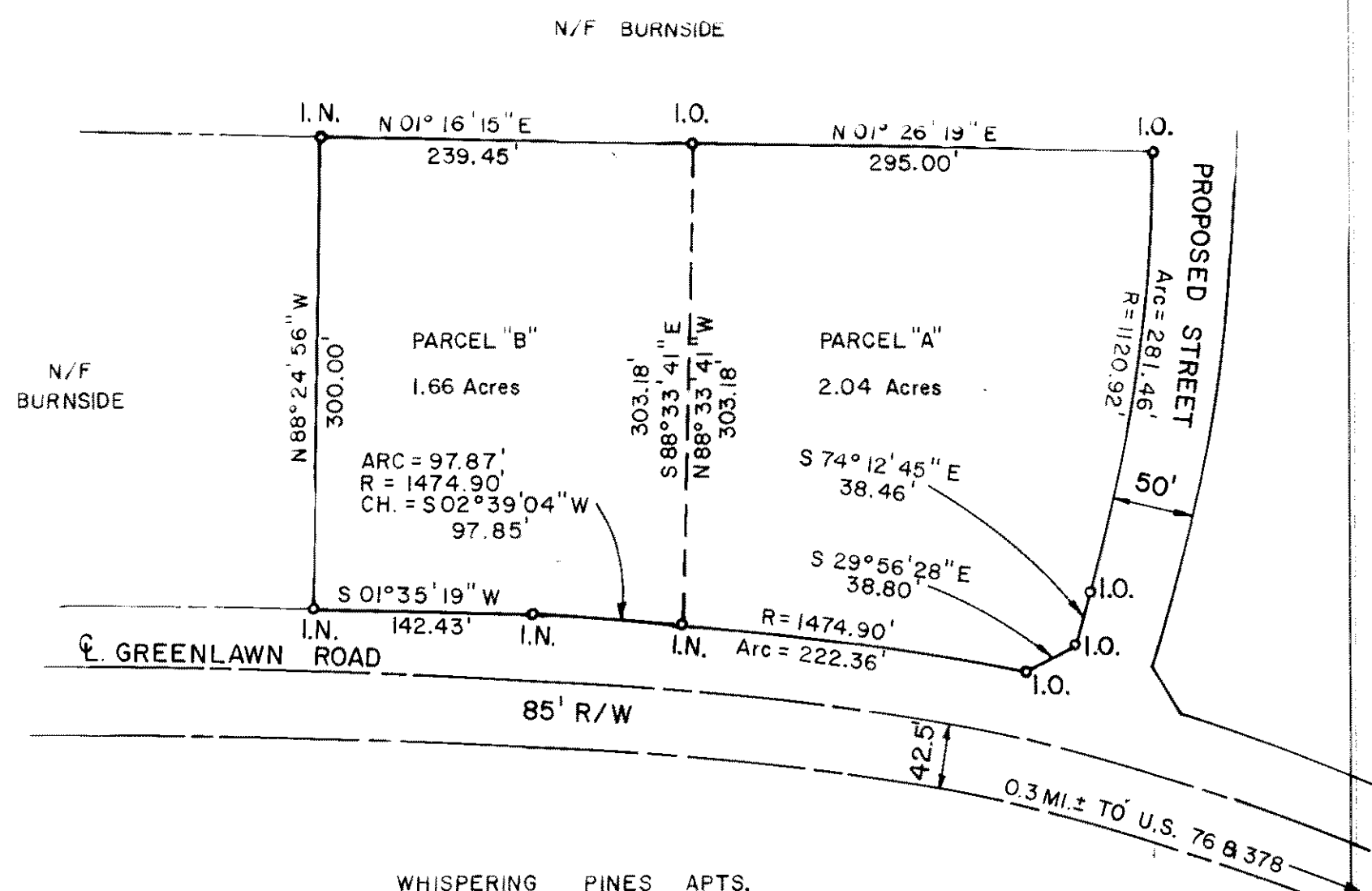
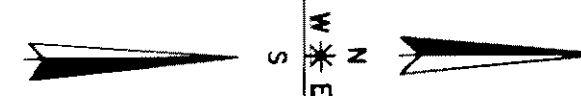
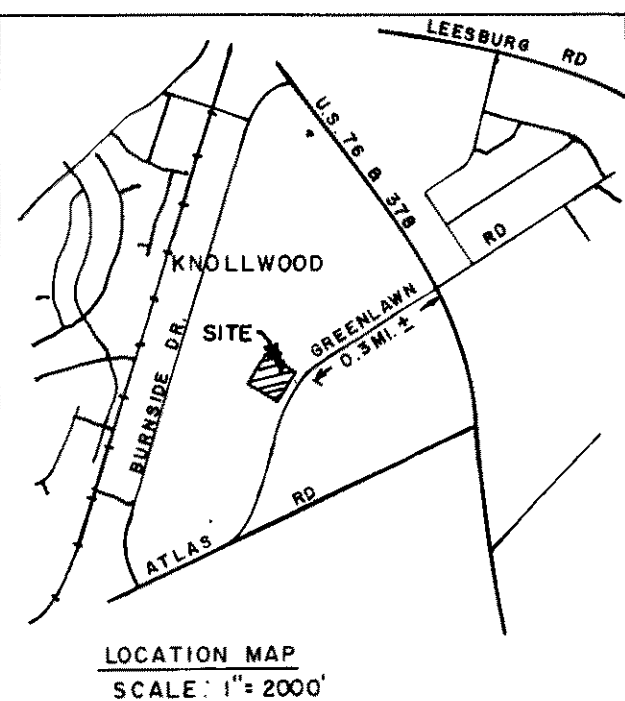
The Humane Society for the Prevention of Cruelty to Animals

BY: 

Wayne Brennessel

Date: 10/25/17

Its: Executive Director



FILED
Oct 19 2 08 PM '78
CLARA L. BARTLETT
HIGHLAND COUNTY, S.C.

The Subdivision Plat shown hereon has been found to be exempt from the City of Columbia Subdivision Regulations.

Oct. 13 1978
Joy D. Stump, Staff Advisor
Name, Title

0 100 200 300
SCALE: 1" = 100'

THIS MAP IS A COMPOSITE OF TWO PLATS DRAWN FOR MARION BURNSIDE. PARCEL "A" WAS SURVEYED BY WARREN H. MACKAY, REGISTRATION NO. 4412, AND IS SHOWN ON A PLAT DATED APRIL 20, 1972. PARCEL "B" WAS SURVEYED BY ME, AND I HEREBY CERTIFY THAT THE MEASUREMENTS AS SHOWN ON PARCEL "B" ARE CORRECT AND THERE ARE NO ENCROACHMENTS OR PROJECTIONS OTHER THAN SHOWN. THE RATIO OF PRECISION OF THE FIELD SURVEY IS 1/10,000 AS SHOWN HEREON AND THE AREA WAS DETERMINED BY D.M.D. METHOD OF AREA CALCULATION.

EMBREE S. GRINER, JR.
WILBUR SMITH AND ASSOCIATES
4500 JACKSON BLVD.
S.C. REGISTRATION NO. 6815

EMBREE S. GRINER, JR.

PROPERTY MAP FOR
MARION BURNSIDE
IN RICHLAND COUNTY, NEAR COLUMBIA, S.C.

SURVEYED FOR
MARION BURNSIDE

Wilbur Smith and Associates
4500 JACKSON BLVD.
COLUMBIA, S.C. 29209

CONSULTING ENGINEERS
DATE: 10/11/78



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ANNEXATION, COMPREHENSIVE PLAN MAP
AMENDMENT, AND ZONING MAP AMENDMENT - NX
1080 Shop Road; TMS# 11211-07-09

PURPOSE: Ordinance No.: 2017-117 - Annexing and Incorporating NX
1080 Shop Road, Richland County TM5#11211-07-09, into the
Plan Columbia Land Use Plan Putting the Pieces Together
adopted by Ordinance No.: 2015-014 on February 17, 2015

Council District: 3

Proposal: Request to annex, assign land use classification of
Employment Campus (EC), and assign zoning of Light
Industrial (M-1). The property is currently classified as Mixed
Residential-High Density and zoned Employment Campus
(EC) by Richland County.

Applicant: George McCutchen

Staff Recommendation: Approval

PC Recommendation: 12/04/2017; Approval (8-0)

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** ANNEX_NX1080_ShopRoad (PDF)
- **#b:** 2017-117 annex-incorporate NX1080 Shop Road (PDF)



CITY COUNCIL

January 16, 2018 at 7:00pm

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT CASE SUMMARY NX1080 Shop Road; TMS# 11211-07-09

Council District: 3

Proposal: Request to annex, assign land use classification of Employment Campus (EC), and assign zoning of Light Industrial (M-1). The property is currently classified as Mixed Residential-High Density and zoned Employment Campus (EC) by Richland County.

Applicant: George McCutchen

Staff Recommendation: Approval

PC Recommendation: 12/04/2017; Approval (8-0)

ZPH, 1st Reading: 01/16/2018; Pending

2nd Reading: 02/06/2018; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 2.68 acres
Current Use: Vacant
Proposed Use: Commercial
Reason for Annexation: Municipal Services
Urban Service Area: Primary Area
Current Richland County Land Use: Mixed Residential-High Density
Proposed Land Use Classification: Employment Campus (EC)
Current Richland County Zoning: Light Industrial District (M-1)
Proposed Zoning: Light Industrial District (M-1)
Census Tract: 117.01

DETERMINATION FOR CITY SERVICES

The following determination is an estimate of the benefits and costs associated with the annexation of the subject property.

Police

We find that the proposed annexation will result in an increased number of calls for services and will cost the CPD approximately **\$1,500** annually to provide service for the proposed game-day parking based upon current calls for service at similar types of uses in the City of Columbia.

Fire

The proposed annexation **will not result in additional costs or impact services** being provided by this department. Annexation would lower the ISO rating of this property to a Class 1 from a Class 2.

Solid Waste

The anticipated annual cost to Solid Waste would be \$0.00 since service is not generally provided to this type of commercial development.

Engineering

Because water and sewer lines currently exist in this area, the Utilities and Engineering Division **will not incur any costs** associated with this annexation.

Water Customer Care

Annexation will result in an approximately **40% reduction** in water and sewer service rates for the property.

Planning & Development Services

This property is located within a Primary Urban Service Area and we recommend annexation of this property. The estimated annual City property tax revenue generated for this proposed game day parking will be approximately **\$5,500**.

* Estimated City Tax Revenue is based on 2017 millage for real property and calculated as: (((Tax Value*Tax Rate)*City Millage Rate (.0981))-(Tax Value*Local Option Sales Tax Rebate (.002209))).

PLANS, POLICIES, AND LAND USE

Urban Service Area

Subject parcel is in a “Primary Area” as identified in the Urban Service Area Map

Principles and Goals of the Urban Service Area

The Urban Service Area identifies those areas the City of Columbia wishes to provide with urban services. Primary emphasis will be given to annexing developed areas adjoining the City limits and “islands” of unincorporated territory surrounded by the City. Primary, secondary, and long-range annexation priorities for specific areas may be identified. Secondary areas may include higher value properties which assist the City in achieving a more balanced economic base.

Primary areas are made up of land contiguous to the City where services are available and the infrastructure is generally good. These services include fire, police, sanitation, and utilities. Primary areas are intended to indicate that, barring unanticipated circumstances, annexation is recommended and should be actively pursued.

The Columbia Plan 2018: Comprehensive Plan Land Use Classification

Staff recommends that the subject property be designated as Employment Campus (EC) in The Columbia Plan 2018 Future Land Use Map as shown on the attached map.

Areas dedicated to concentrations of employment uses ranging from professional services, research and development, and light production facilities. They are often designed in parks with internal street networks, extensive green spaces, and large format buildings. These districts are most often found at the urban edge and require large tracts of land. These campuses are comprised primarily of office buildings, including corporate offices, medical or professional offices, medical research facilities, office suites, non-polluting manufacturing, and research and development uses. Redevelopment and infill in these districts with more supporting uses like multi-family residential and other retail/entertainment uses is encouraged with access to multi-modal transit stops in and near the employment campus.

Primary Types

- Medium to High-rise Office/Services
- Medium to Extra Large Format Flex

Secondary Types

- Multi-family Medium to High-rise Mixed-use
- Parking Structures

Tertiary Types

- Small to Large Commercial
- Single-family Attached
- Small to High-rise Multi-family
- Parking Lots

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is not located within the study area of a current neighborhood, small area, community, or corridor plan adopted by the City of Columbia or Richland County.

PROPOSED ZONING DISTRICT SUMMARY

The parcel is currently zoned Light Industrial District (M-1) by Richland County. Surrounding parcels within the City of Columbia are currently zoned Light Industrial District (M-1) to the West and South. Surrounding parcels in unincorporated Richland County are zoned Light Industrial District (M-1) to the North and East.

The proposed City of Columbia zoning district is Light Industrial District (M-1).

Light Industrial District (M-1)

The M-1 district is intended to accommodate wholesaling, distribution, storage, processing, light manufacturing and general commercial uses. Certain related structures and uses required to serve the needs of such uses are permitted outright or are permissible as special exceptions subject to restrictions and requirements intended to best fulfill the intent of this article.

STAFF RECOMMENDATION

Staff recommends City Council annex the referenced property, assign future land use classification of Employment Campus (EC), and assign zoning of Light Industrial (M-1) at the time of annexation.



Future Land Use Map

NX1080 Shop Road; TMS# 11211-07-09;
Existing FLU: Mixed Residential-High Density; Proposed FLU: EC

23.a

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

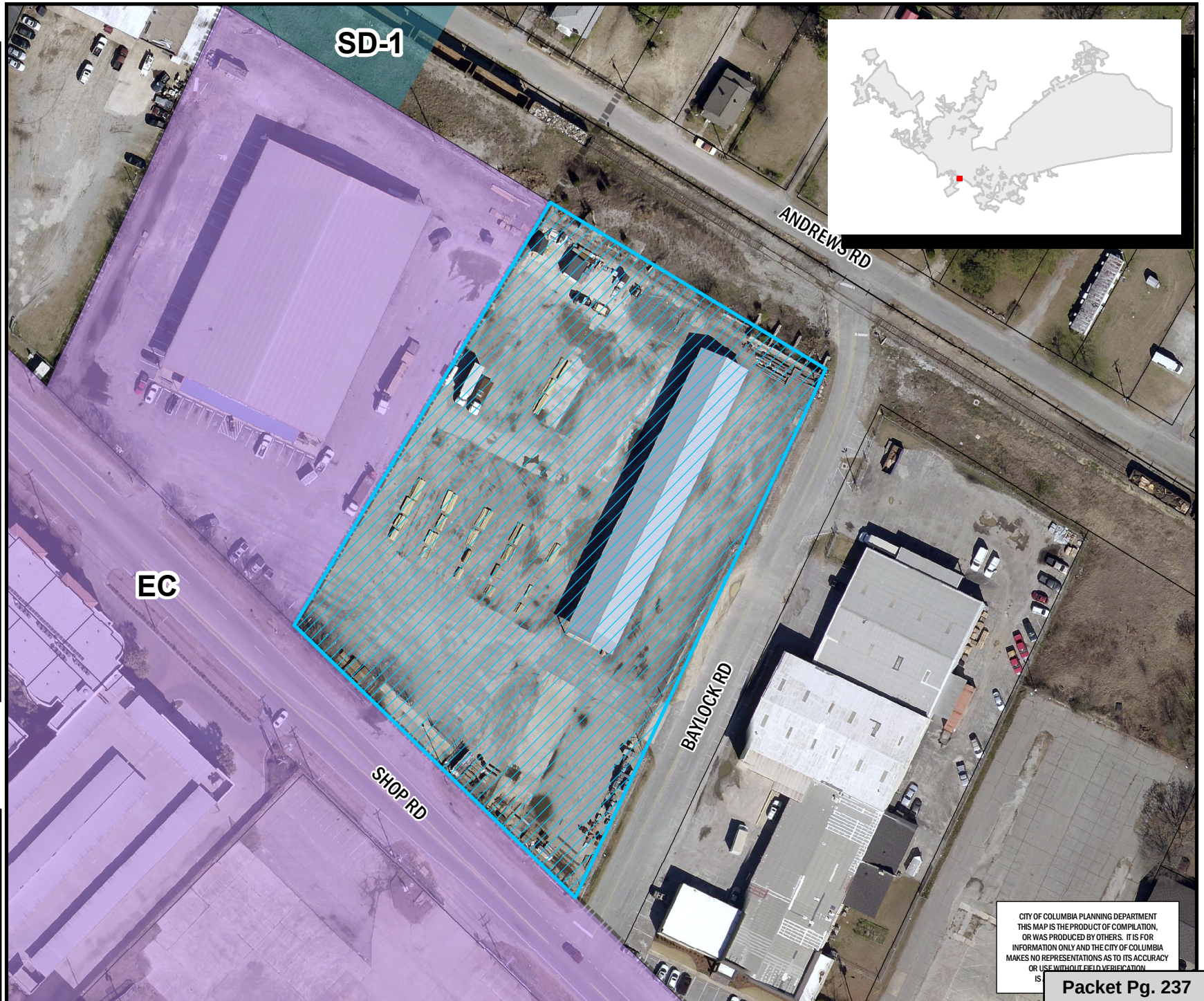


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ORIGINAL PREPARATION/DATE:
This map was prepared by:
Shane Shaughnessy
November 14, 2017



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Packet Pg. 237

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Zoning Map

Department of Planning &
Development Services

NX1080 Shop Road; TMS# 11211-0
Existing Zoning: M-1, Proposed Zoning: M-1

23.a

Legend

CITY LIMITS
 PARCELS

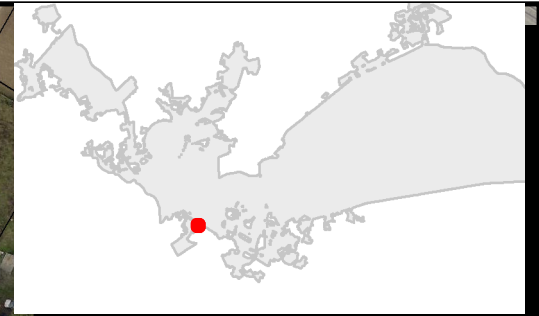
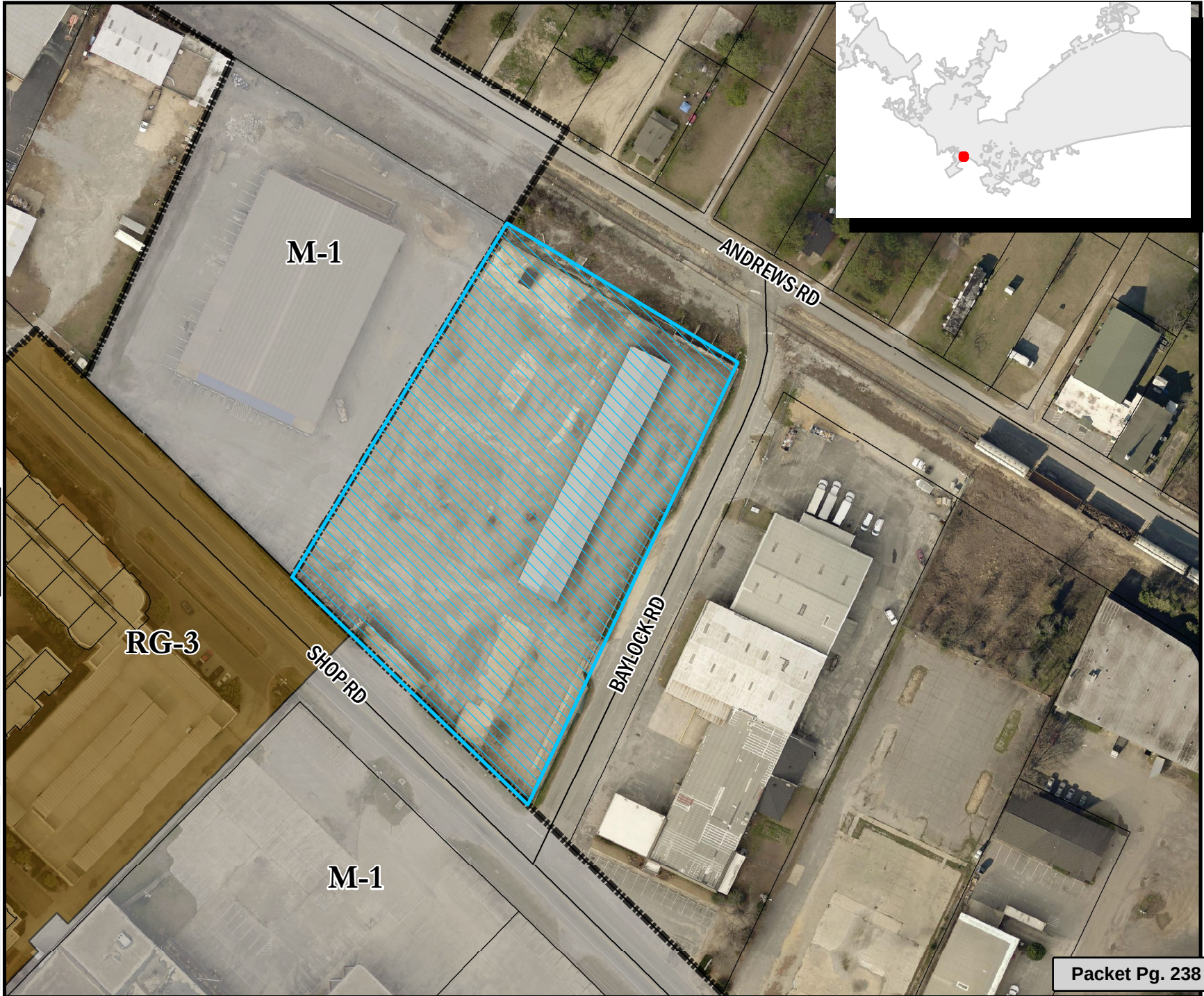
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RS-1	C-2
RS-1A	C-3
RS-1B	C-3A
RS-2	C-4
RS-3	C-5
RD	M-1
RD-2	M-2
RG-1	PUD-C
RG-1A	PUD-LS
RG-2	PUD-LS-E
RG-3	PUD-LS-R
UTD	PUD-R
MX-1	OUT OF CITY
MX-2	

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ORIGINAL PREPARATION/DATE:
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Shane Shaughnessy
November 14, 2017

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MEMORANDUM

Office of the City Manager

TO: Department Heads
 FROM: Teresa Wilson, City Manager
 DATE: November 14, 2017
 RE: **Property Addresses:** NX1080 Shop Road
Richland County TMS#: 11211-07-09
Owner(s): 1080 Shop Road LLC
Current Use: Vacant
Proposed Use: Commercial
Current County Land Use: Mixed Residential – High Density
Proposed City Land Use: Employment Campus (EC)
Current County Zoning: Light Industrial (M-1)
Proposed City Zoning: Light Industrial (M-1)
Reason for Annexation: Municipal Services/Primary Area
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 **December 4, 2017** 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.

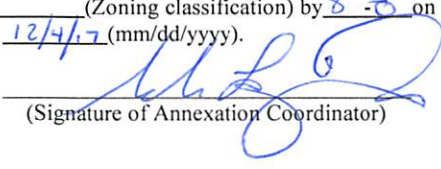
/atl

Attachments

cc:	S. Allison Baker, Sr. Assistant City Manager Clint Shealy, Assistant City Manager Aubrey Jenkins, Fire Chief Joseph Jacob, Director, Utility Operations Robert Anderson, Public Works Director Krista Hampton, Planning & Development Services Gloria Saaed, Community Development Director Sidra Nelson, Business License Administrator Angela Adams, Customer Care Administrator Jerry Thompson, Building Official Michelle Brazell, Engineering Denny Daniels, Engineering Carolyn Wilson, Police Planning & Research Alfreda Tindall, Richland Co. 911 Addressing Coordinator	Missy Gentry, Assistant City Manager William Holbrook, Police Chief Teresa Knox, City Attorney Dana Higgins, Director, Engineering Jan Alonso, Finance Director Jeff Palen, Assistant City Manager/CFO 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
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Planning Commission Land Use Recommendation: EC (Land Use classification) by 8-0 on 12/4/17 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: M-1 (Zoning classification) by 8-0 on 12/4/17 (mm/dd/yyyy).


 (Signature of Annexation Coordinator)

ORDINANCE NO.: 2017-117

*Annexing and Incorporating NX 1080 Shop Road, Richland County TMS#11211-07-09,
into the Plan Columbia Land Use Plan Putting the
Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015*

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; and,

WHEREAS, City Council adopted the City of Columbia Comprehensive Plan 2018 by Ordinance No.: 2008-085 on October 1, 2008, and amended from time to time, in accordance with South Carolina Comprehensive Planning Act of 1994 (Title 6, Chapter 29 of the SC Code) and heard public comments on this amendment; NOW, THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina, this ____ day of _____, 2018, that the property described herein is hereby annexed to, incorporated into Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015, and becomes a part of the City of Columbia effective immediately. This property shall be zoned Light Industrial (M-1), apportioned to City Council District 3, Census Tract 117.01, contains 2.68 acres, and shall be assigned a land use classification of Employment Campus (EC).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 11211-07-09

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

Requested by:

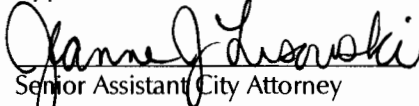
Assistant City Manager Gentry

Mayor

Approved by:

City Manager

Approved as to form:


Senior Assistant City Attorney

Introduced:

Final Reading:

ATTEST:

City Clerk

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2017-117

All that certain piece, parcel and tract of land, with improvements thereon, if any, situate, lying and being on Shop Road near the City of Columbia, County of Richland, State of South Carolina, containing 2.68 acres and shown as Parcel B on a plat prepared for Pavilion BHP-Columbia, LC by Lindler Surveying, Inc. dated November 22, 2016, and recorded in the Register of Deeds for Richland County in Plat Book 2173 at page 3913. The plat is incorporated into this description by this reference and the tract has the size, shape, metes, bounds, location and dimensions as shown on the plat.



Future Land Use Map

NX1080 Shop Road; TMS# 11211-07-09;
Existing FLU: Mixed Residential-High Density; Proposed FLU: EC

23.b

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
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-  UCAC-2 - Urban Core Community Activity Center
-  UEAC-1 Urban Edge Community Activity Center
-  UCAC-3 Urban Core Regional Activity Center
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-  AC-3 - Regional Activity Corridor
-  EC - Employment Campus
-  IND - Industrial
-  TU - Transportation & Utilities
-  SD-1 - Sports/Amusement District
-  SD-2 - Civic/Institutional Districts
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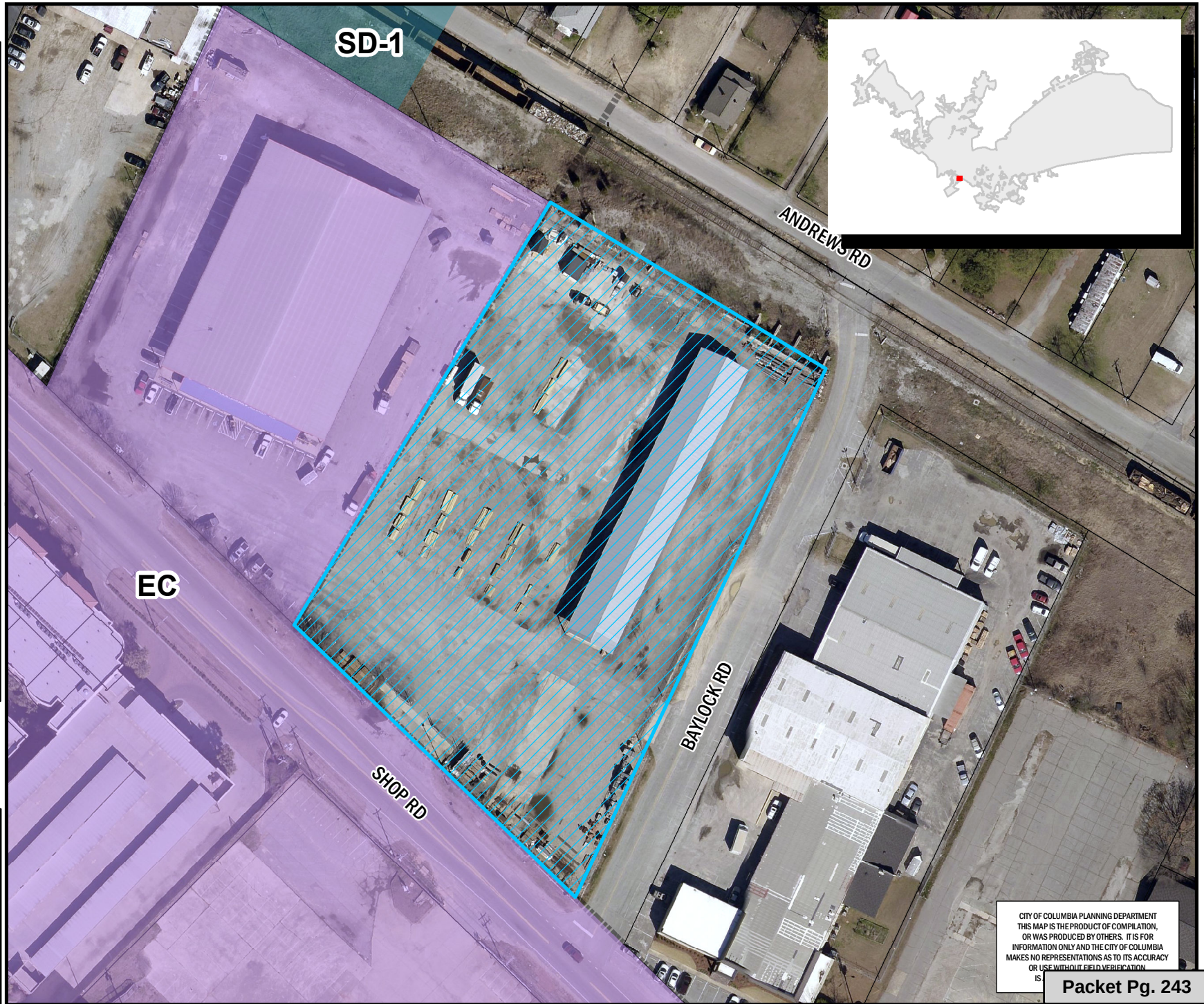


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ORIGINAL PREPARATION/DATE:
This map was prepared by:
Shane Shaughnessy
November 14, 2017



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** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Zoning Map

Department of Planning &
Development Services

NX1080 Shop Road; TMS# 11211-0
Existing Zoning: M-1, Proposed Zoning: M-1

23.b

Legend

CITY LIMITS
 PARCELS

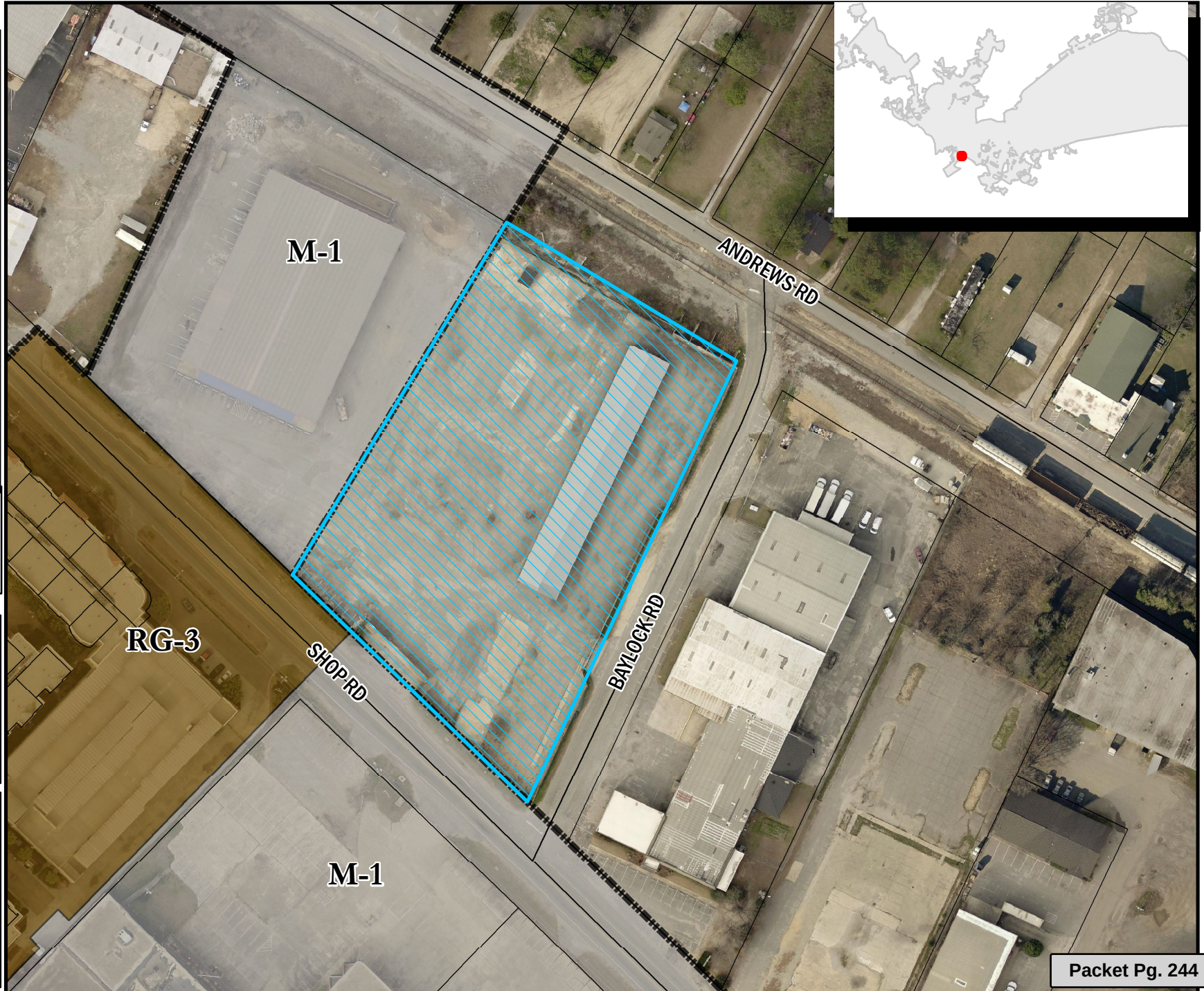
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	RS-1		C-2
	RS-1A		C-3
	RS-1B		C-3A
	RS-2		C-4
	RS-3		C-5
	RD		M-1
	RD-2		M-2
	RG-1		PUD-C
	RG-1A		PUD-LS
	RG-2		PUD-LS-E
	RG-3		PUD-LS-R
	UTD		PUD-R
	MX-1		OUT OF CITY
	MX-2		

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ORIGINAL PREPARATION/DATE:
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November 14, 2017

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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, together with improvements thereon, situate, lying and being on Shop Road near the City of Columbia, County of Richland, State of South Carolina, containing 2.68 acres and shown as Parcel B on a plat prepared for Pavilion BHP-Columbia, LLC, by Lindler Surveying, Inc. dated November 22, 2016, and recorded in the Register of Deeds Office for Richland County in Plat Book 2173 at page 3913. The plat is incorporated into this description by this reference and the tract has the size, shape, metes, bounds, location and dimensions as shown on the plat.

Richland County TMS: 11211-07-09

Property Address: NX1080 Shop Road

1080 Shop Road LLC

BY: MC

George McCutchen, Managing Member

Date: 11/6/17



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: **COMPREHENSIVE PLAN MAP AMENDMENT
CONFIRMATION - 1627 Auburn Street, TMS# 11613-12-33**

PURPOSE: Ordinance No.: 2017-114 - Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map to include 1627 Auburn Street; Richland County TMS# 11613-12-33; annexed by Ordinance No.: 2017-103 enacted December 5, 2017

Council District: 2

Proposal: Request to assign land use classification of Urban Core Community Activity Center (UCAC-2). The property currently has interim land use classification of Urban Core Community Activity Center (UCAC-2).

Applicant: Life Made Whole International Ministries

Staff Recommendation: Annex, Assign Interim Land Use and Interim Zoning; Approve

PC Recommendation: 11/06/17: Annex, Assign Interim Land Use & Interim Zoning; Approve (7-0); Annexation, 1st Reading: 11/21/17: Annex, Assign Interim Land Use and Interim Zoning; Approve (5-0); Annexation, 2nd Reading 12/05/17: Annex, Assign Interim Land Use and Interim Zoning; Approve

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** CompPlanConfirm_Auburn1627 (PDF)
- **#b:** 2017-114 add 1627 Auburn Street to Comprehensive Plan (PDF)



CITY COUNCIL

January 16, 2018 at 7:00pm
City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

COMPREHENSIVE PLAN MAP AMENDMENT CONFIRMATION CASE SUMMARY 1627 Auburn Street, TMS# 11613-12-33

Council District:	2	
Proposal:	Request to assign land use classification of Urban Core Community Activity Center (UCAC-2). The property currently has interim land use classification of Urban Core Community Activity Center (UCAC-2).	
Applicant:	Life Made Whole International Ministries	
Staff Recommendation:	Annex, Assign Interim Land Use and Interim Zoning	APPROVE
PC Recommendation:	11/06/17: Annex, Assign Interim Land Use & Interim Zoning	APPROVE (7-0)
Annexation, 1 st Reading:	11/21/17: Annex, Assign Interim Land Use and Interim Zoning	APPROVE (5-0)
Annexation, 2 nd Reading:	12/05/17: Annex, Assign Interim Land Use and Interim Zoning	APPROVE (4-0)
Comp Plan Amendment: 1 st Reading	01/16/18: Confirmation of Land Use Classification	PENDING
Comp Plan Amendment: 2 nd Reading	02/06/18: Confirmation of Land Use Classification	PENDING
Map Amendment: 1 st Reading	01/16/18: Zoning Confirmation	PENDING
Map Amendment: 2 nd Reading	02/06/18: Zoning Confirmation	PENDING

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 0.29 acres
Current Use: Institutional
Proposed Use: Institutional
Reason for Annexation: Municipal Services
Urban Service Area: Donut Hole
Current Interim Land Use Classification: Urban Core Community Activity Center (UCAC-2)
Proposed Land Use Classification: Urban Core Community Activity Center (UCAC-2)
Current Interim Zoning: General Commercial (C-3)
Proposed Zoning: General Commercial (C-3)
Census Tract: 9

PLANS, POLICIES, AND LAND USE

Urban Service Area

Subject parcel is in a “Donut Hole” as identified in the Urban Service Area Map

Principles and Goals of the Urban Service Area

The Urban Service Area identifies those areas the City of Columbia wishes to provide with urban services. Primary emphasis will be given to annexing developed areas adjoining the City limits and “islands” of

unincorporated territory surrounded by the City. Primary, secondary, and long-range annexation priorities for specific areas may be identified. Secondary areas may include higher value properties which assist the City in achieving a more balanced economic base.

Donut Holes are unincorporated areas that are completely surrounded by the City of Columbia and/or another municipality. These areas pose a number of challenges to the City that can be addressed through annexation. They can often cause inefficiencies in the delivery of services due to confusion about jurisdiction. Also, if the land is in a jurisdiction with a different approach to code enforcement, these areas can negatively impact the quality of life for adjacent City residents. Such inefficiencies and the costs to taxpayers are germane to City and County property both, which results in a greater impact to City residents since they pay City and County taxes.

The Columbia Plan 2018: Comprehensive Plan Land Use Classification

Staff recommends that the subject property be designated Urban Core Community Activity Center (UCAC-2) in The Columbia Plan 2018 Future Land Use Map.

Urban Core Community Activity Centers are medium scale collections of primarily business uses, developed within the urban grid of Columbia's neighborhoods. They are destination locations that serve an area of about a 3-5 mile radius or drive distance. These centers often occupy several City blocks (within a neighborhood) and include several dozen businesses and multi-family or mixed-use buildings. The destination nature of these centers means significant demand for transit facilities and parking. Their scale and architecture are larger than most of the surrounding single-family homes. They may be found as nodes in Urban Core Mixed Residential neighborhoods, or in lower intensity within Urban Core Residential neighborhoods.

Primary Types:

- Small and Medium Format Business/Employment (excl. Flex)
- Multi-family Small and Medium Mixed-use

Secondary Types:

- Multi-family Small or Medium

Tertiary Types:

- Civic / Institutional
- Single-family Attached
- Large Format Business / Employment (excl. Flex)
- Cemeteries & Mausoleums
- Parking Structures & Lots

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is not located within the study area of an existing neighborhood, small area, community, or corridor plan adopted by the City of Columbia or Richland County.

STAFF RECOMMENDATION

Staff recommends City Council assign land use classification of Urban Core Community Activity Center (UCAC-2) to the property.



Future Land Use Map

1627 Auburn Street; TMS# 11613-12-33;
Existing FLU: Mixed Residential-High Density; Proposed FLU: UCAC-2

24.a

Department of Planning &
Development Services

Legend

-  CITY LIMITS
-  PARCELS
-  UCMR-1 - Urban Core Mixed Residential-1
-  UCMR-2 - Urban Core Mixed Residential-2
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-  SD-6 - Fort Jackson



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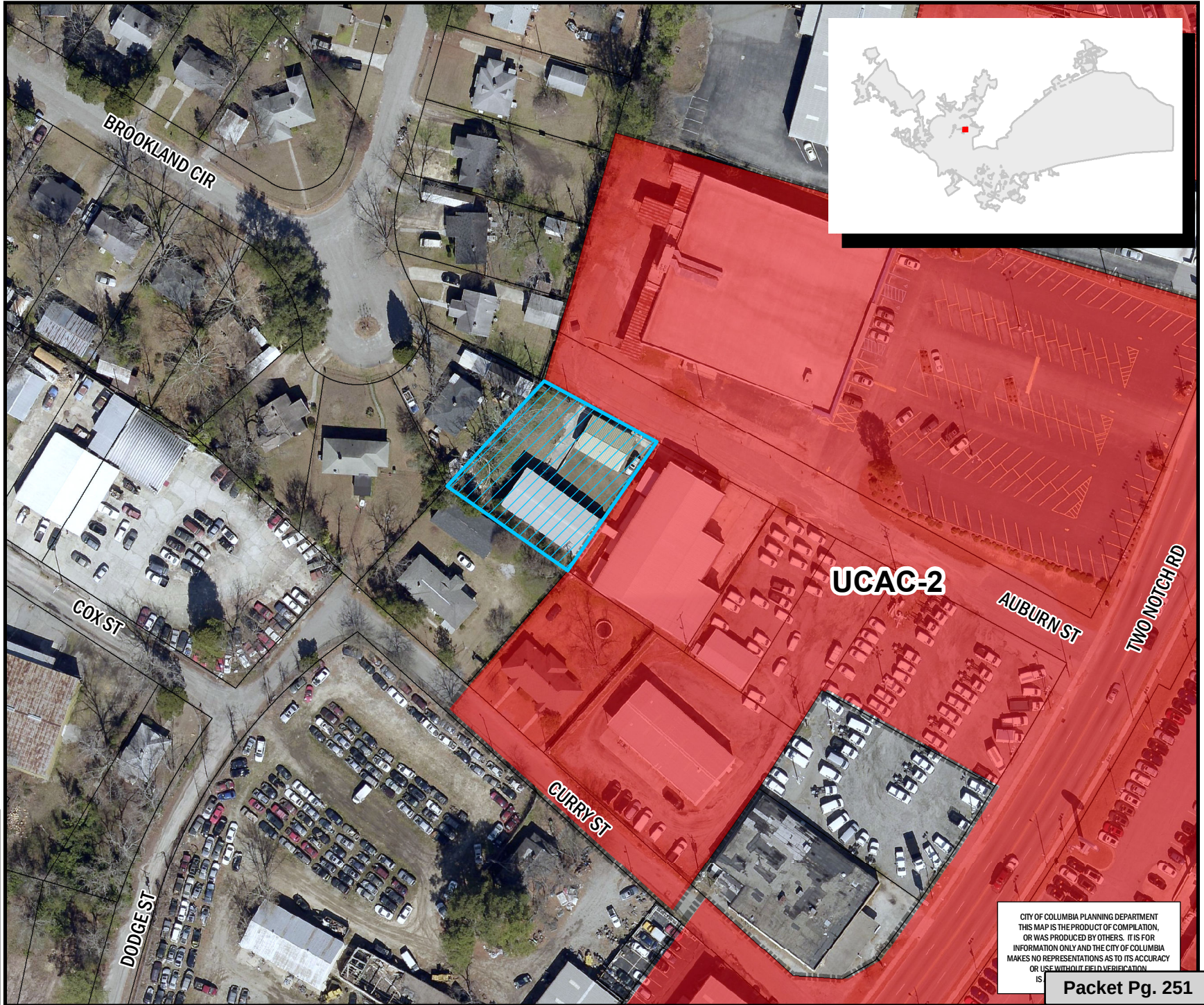
ORIGINAL PREPARATION/DATE:

This map was prepared by:

Shane Shaughnessy
October 4, 2017



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** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Zoning Map

Department of Planning &
Development Services

1627 Auburn Street; TMS# 11613-24.a
Existing Zoning: GC, Proposed Zoning: C-3

Legend

 CITY LIMITS
 PARCELS

 D-1	 C-1
 RS-1	 C-2
 RS-1A	 C-3
 RS-1B	 C-3A
 RS-2	 C-4
 RS-3	 C-5
 RD	 M-1
 RD-2	 M-2
 RG-1	 PUD-C
 RG-1A	 PUD-LS
 RG-2	 PUD-LS-E
 RG-3	 PUD-LS-R
 UTD	 PUD-R
 MX-1	 OUT OF CITY
 MX-2	



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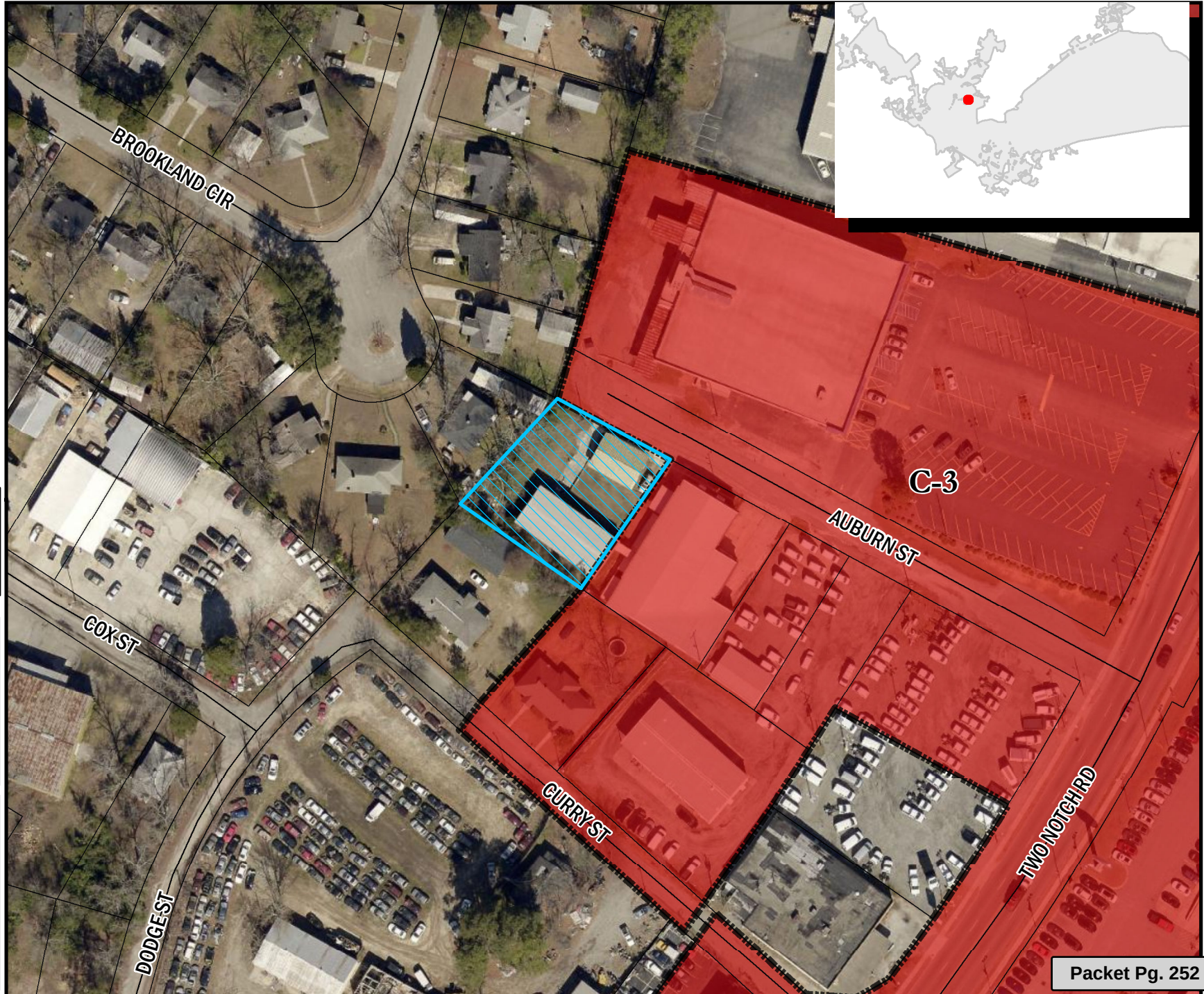
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ORDINANCE NO.: 2017-114

*Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map to include
1627 Auburn Street; Richland County TMS# 11613-12-33; annexed by
Ordinance No.: 2017-103 enacted December 5, 2017*

WHEREAS, the City of Columbia and community at large recognize the value of planning for future development and growth; and,

WHEREAS, City Council approved Ordinance No.: 2008-085 on October 1, 2008 adopting the City of Columbia Comprehensive Plan 2018 in accordance with the South Carolina Comprehensive Planning Act of 1994 (Title 6, Chapter 29 of the SC Code); and,

WHEREAS, City Council approved Ordinance No.: 2015-014 on February 17, 2015 amending the City of Columbia Comprehensive Plan 2018 deleting the "Existing and Future Land Use Components of the Physical Area Development Element of The Columbia Plan: 2018" and replaced it with "Plan Columbia Land Use Plan Putting the Pieces Together", along with all the maps and policies contained therein; and,

WHEREAS, 1627 Auburn Street; Richland County TMS# 11613-12-33, filed for petition on September 28, 2017, and shall be assigned the designated future land use classification of Urban Core Community Activity Center (UCAC-2), and the Future Land Use Map shall be amended accordingly; and,

WHEREAS, the City of Columbia Planning Commission has provided input and recommendations in response to the public input and findings NOW, THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia this ___ day of _____, 2018, that 1627 Auburn Street; Richland County TMS# 11613-12-33, annexed into the City of Columbia by Ordinance No.: 2017-103 enacted on December 5, 2017, shall be incorporated into Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015. This property shall be apportioned to City Council District 2, Census Tract 9, contains 0.29 acres, and shall be assigned a land use classification of Urban Core Community Activity Center (UCAC-2).

Requested by:

Assistant City Manager Gentry

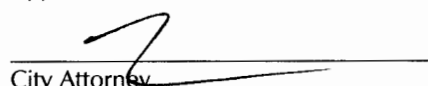
Mayor

Approved by:

City Manager

Approved as to form:

ATTEST:


City Attorney

City Clerk

Introduced:

Final Reading:



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ZONING MAP AMENDMENT CONFIRMATION - 1627
Auburn Street, TMS# 11613-12-33

PURPOSE: Council District: 2

Proposal: Request to assign zoning of General Commercial (C-3). The property currently has interim zoning of General Commercial (C-3).

Applicant: Life Made Whole International Ministries

Staff Recommendation: Annex, Assign Interim Land Use and Interim Zoning; Approve

PC Recommendation: 11/06/17: Annex, Assign Interim Land Use & Interim Zoning; Approve (7-0); Annexation, 1st Reading: 11/21/17: Annex, Assign Interim Land Use and Interim Zoning; Approve (5-0); Annexation, 2nd Reading; 12/05/17: Annex, Assign Interim Land Use and Interim Zoning; Approve (4-0)

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** ZMAConfirm_Auburn1627 (PDF)



CITY COUNCIL

January 16, 2018 at 7:00pm
City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

ZONING MAP AMENDMENT CONFIRMATION CASE SUMMARY 1627 Auburn Street, TMS# 11613-12-33

Council District:	2	
Proposal:	Request to assign zoning of General Commercial (C-3). The property currently has interim zoning of General Commercial (C-3).	
Applicant:	Life Made Whole International Ministries	
Staff Recommendation:	Annex, Assign Interim Land Use and Interim Zoning	APPROVE
PC Recommendation:	11/06/17: Annex, Assign Interim Land Use & Interim Zoning	APPROVE (7-0)
Annexation, 1 st Reading:	11/21/17: Annex, Assign Interim Land Use and Interim Zoning	APPROVE (5-0)
Annexation, 2 nd Reading:	12/05/17: Annex, Assign Interim Land Use and Interim Zoning	APPROVE (4-0)
Comp Plan Amendment: 1 st Reading	01/16/18: Confirmation of Land Use Classification	PENDING
Comp Plan Amendment: 2 nd Reading	02/06/18: Confirmation of Land Use Classification	PENDING
Map Amendment: 1 st Reading	01/16/18: Zoning Confirmation	PENDING
Map Amendment: 2 nd Reading	02/06/18: Zoning Confirmation	PENDING

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 0.29 acres
Current Use: Institutional
Proposed Use: Institutional
Reason for Annexation: Municipal Services
Urban Service Area: Donut Hole
Current Interim Land Use Classification: Urban Core Community Activity Center (UCAC-2)
Proposed Land Use Classification: Urban Core Community Activity Center (UCAC-2)
Current Interim Zoning: General Commercial (C-3)
Proposed Zoning: General Commercial (C-3)
Census Tract: 9

PROPOSED ZONING DISTRICT SUMMARY

The parcel currently has interim zoning of General Commercial (C-3). Surrounding parcels within the City of Columbia are currently zoned General Commercial (C-3) to the North and East. Surrounding parcels in unincorporated Richland County are zoned General Commercial (GC) to the South and Single-Family Residential (RS-HD) to the West.

The proposed City of Columbia zoning district is General Commercial (C-3).

General Commercial (C-3)

The C-3 district is intended to accommodate a variety of general commercial and nonresidential uses characterized primarily by retail, office and service establishments and oriented primarily to major traffic arteries or extensive areas of predominantly commercial usage and characteristics. Certain related structures and uses are permitted outright or are permissible as special exceptions subject to restrictions and requirements intended to best fulfill the intent of this article. It is not the intent of this article to encourage the development of long, narrow strips of commercial development fronting on major arteries, often referred to as strip commercial areas. Such development is often incompatible with adjacent uses and may lead to the eventual formation of commercial slums, damage the traffic-carrying capacities of streets, increase congestion, lead to depreciation of property values in adjacent areas, encourage undue dispersion of commercial facilities to the inconvenience of the public, and create disproportionate costs in the provision of governmental services.

STAFF RECOMMENDATION

Staff recommends City Council assign zoning of General Commercial (C-3) to the property.



Future Land Use Map

1627 Auburn Street; TMS# 11613-12-33;
Existing FLU: Mixed Residential-High Density; Proposed FLU: UCAC-2

25.a

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



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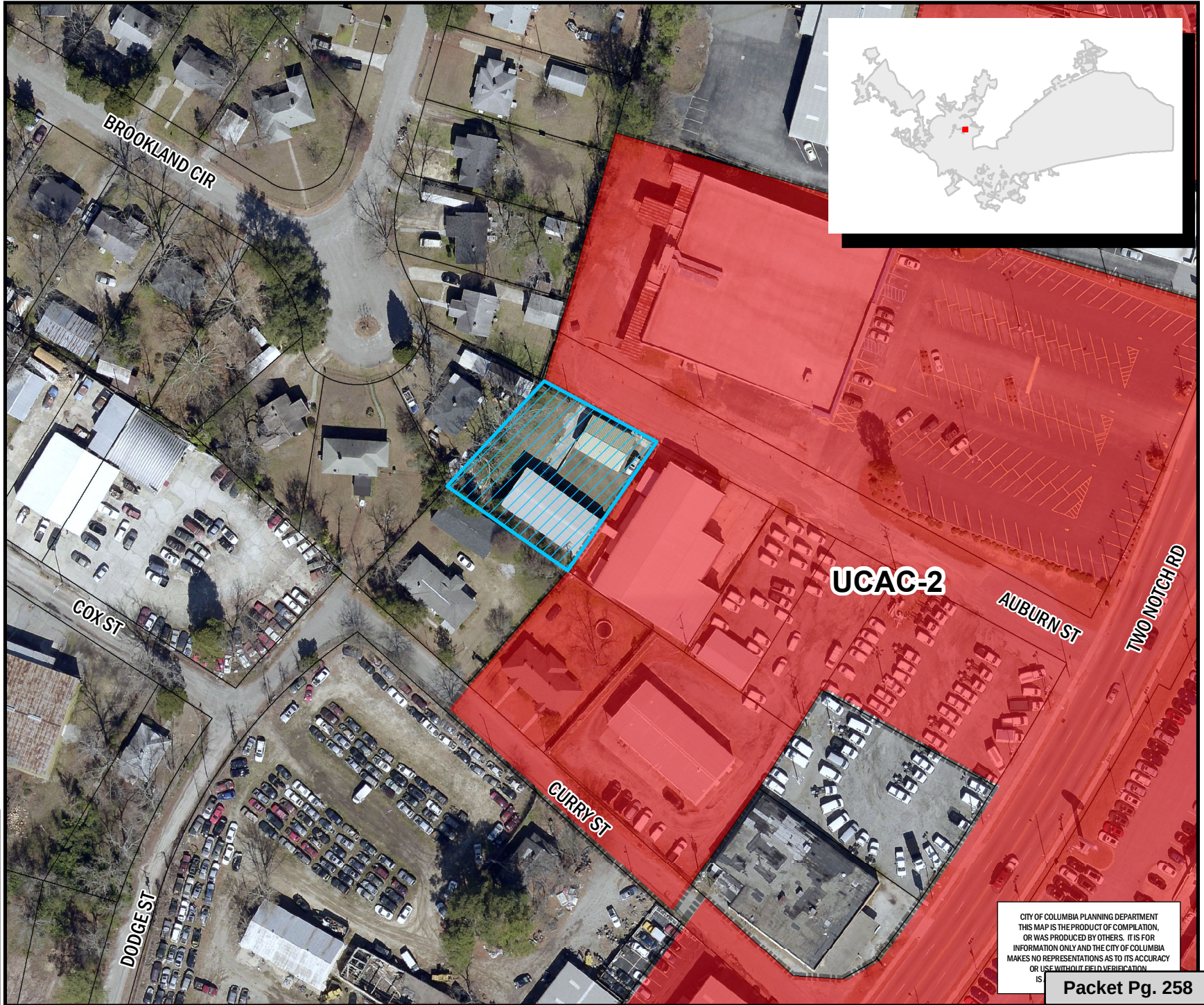
ORIGINAL PREPARATION/DATE:

This map was prepared by:

Shane Shaughnessy
October 4, 2017



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Packet Pg. 258

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Zoning Map

Department of Planning &
Development Services

1627 Auburn Street; TMS# 11613-
Existing Zoning: GC, Proposed Zoning: C-3

25.a

Legend

 CITY LIMITS
 PARCELS

 D-1	 C-1
 RS-1	 C-2
 RS-1A	 C-3
 RS-1B	 C-3A
 RS-2	 C-4
 RS-3	 C-5
 RD	 M-1
 RD-2	 M-2
 RG-1	 PUD-C
 RG-1A	 PUD-LS
 RG-2	 PUD-LS-E
 RG-3	 PUD-LS-R
 UTD	 PUD-R
 MX-1	 OUT OF CITY
 MX-2	



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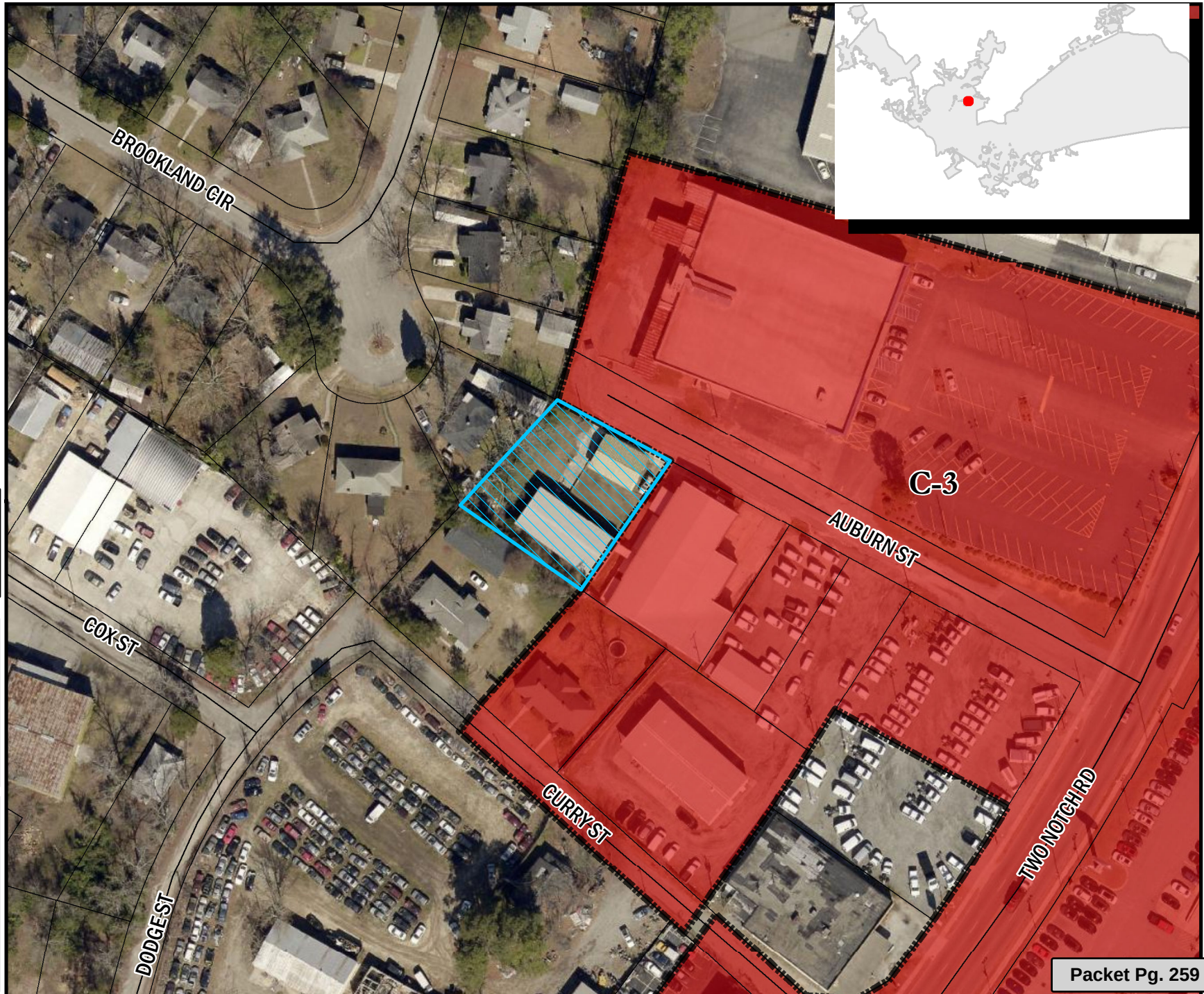
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Packet Pg. 259



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ZONING MAP AMENDMENT - 2300 Elmwood Avenue,
TMS# 11505-05-01

PURPOSE: Council District: 2

Proposal: Request to rezone the parcel from General Residential District (RG-1) and General Residential District (RG-2) to Neighborhood Commercial District (C-2).

Applicant: Second Nazareth Baptist Church, Rev. Johnny Ray Noble

Staff Recommendation: Approval

PC Recommendation: 12/04/2017; Approval (8-0)

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** ZMA_Elmwood_2300 (PDF)



CITY COUNCIL

January 8, 2018 at 7:00pm
City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

Zoning Map Amendment Case Summary **2300 Elmwood Avenue, TMS# 11505-05-01**

Council District: 2

Proposal: Request to rezone the parcel from General Residential District (RG-1) and General Residential District (RG-2) to Neighborhood Commercial District (C-2).

Applicant: Second Nazareth Baptist Church, Rev. Johnny Ray Noble

Staff Recommendation: Approval

PC Recommendation: 12/04/2017; Approval (8-0)

ZPH, 1st Reading: 01/16/2018; Pending

2nd Reading: 02/06/2018; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 3.18 acres
Current Use: Vacant Land
Proposed Use: Multi-family
Land Use Classification: Urban Core Regional Activity Center (UCAC-3)
Current Zoning: General Residential District (RG-1) and General Residential District (RG-2)
Proposed Zoning: Neighborhood Commercial District (C-2)

PLANS, POLICIES, AND LAND USE

The Columbia Plan 2018: Comprehensive Plan Land Use Classification

The subject property is currently designated Urban Core Regional Activity Center (UCAC-3) in The Columbia Plan 2018 Future Land Use Map.

These developments are intense mixed-use business districts within the urban context. They may be adjacent to the central business district or found in outer areas of the City. They are primary destinations for work and play which attract people from more than a 20-mile radius or drive distance. The uses are built within the urban blocks and grid, and whole scale redevelopment of blocks or adaptive reuse of existing structures may occur in these areas. Their scale is large and may take up multiple city blocks. Their primary use is as a business district, but high-intensity residential in mixed-use buildings is also appropriate.

Primary Types:

- Small to Extra Large Business/Employment (incl. High-rise, excl. Flex)
- Multi-family Medium and High-rise Mixed-use

Secondary Types:

- Multi-family Medium to High-rise
- Small to Large Flex
- Civic/Institutional
- Parking Structures

Tertiary Types

- Single Family Attached
- Cemeteries & Mausoleums
- Parking Lots

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is located within the study area for *A Plan for the Redevelopment of East Central City* (2004), within Cluster Four.

The Plan recommends a future land use of Open Space for the subject property (Section 4A, Page 1), specifically recommending “the creation of a central park for the neighborhoods at the intersection of Elmwood Road and Barhamville Road” (Section 4C, Page 13). The Plan identifies Elmwood Avenue as a residential corridor between Harden Street and Two Notch (Section 4D, Pages 1-2), and notes that these corridors fall within traditional single-family neighborhoods, and “maintain a minimal right of way, pavement width, exhibit minimal traffic volumes, and low-density residential land uses” (Section 4D, Page 4). The Plan makes specific recommendations for sidewalks, landscaped buffer strips, and lighting along these corridors (Section 4D, Page 4). The Plan also discusses the need for design guidelines in the area as a whole (Section 6, Pages 7-10).

PROPOSED ZONING DISTRICT SUMMARY

The subject property is currently zoned General Residential District (RG-1) and General Residential District (RG-2). The abutting properties in the City of Columbia are zoned Planned Unit Development-Residential District (PUD-R) to the West, General Residential District (RG-2) and Planned Unit Development-Residential District (PUD-R) to the North, General Residential District (RG-1) and Single-Family Residential District (RS-3) to the East and General Residential District (RG-1) and General Residential District (RG-2) to the South. The proposed zoning is Neighborhood Commercial District (C-2).

General Residential District (RG-1)

The RG-1, RG-1A and RG-2 districts are intended as medium and high density residential areas permitting progressively higher population densities, characterized by single-family detached, two-family detached and multiple-family structures, and garden type apartments. Certain structures and uses required to serve governmental, educational, religious, noncommercial recreational, and other needs of the areas are permitted outright or are permissible as special exceptions subject to restrictions and requirements intended to preserve and protect the residential character of the districts.

General Residential District (RG-2)

The RG-1, RG-1A and RG-2 districts are intended as medium and high density residential areas permitting progressively higher population densities, characterized by single-family detached, two-family detached and multiple-family structures, and garden type apartments. Certain structures and uses required to serve governmental, educational, religious, noncommercial recreational, and other needs of the areas are permitted outright or are permissible as special exceptions subject to restrictions and requirements intended to preserve and protect the residential character of the districts.

Neighborhood Commercial District (C-2)

The C-2 district is intended to accommodate commercial and service uses oriented primarily to serving the needs of persons who live or work in nearby areas. Certain related structures and uses required to serve the needs of such areas are permitted outright or are permissible as special exceptions subject to restrictions and requirements intended to best fulfill the intent of this article.

STAFF RECOMMENDATION

Staff recommends City Council approve the rezoning of the parcel from RG-1 and RG-2 to C-2.



Future Land Use Map

2300 Elmwood Ave; TMS# 11505-05-01;
Existing FLU: Urban Core Regional Activity Center (UCAC-3)

26.a

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
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-  UCAC-2 - Urban Core Community Activity Center
-  UEAC-1 Urban Edge Community Activity Center
-  UCAC-3 Urban Core Regional Activity Center
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-  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



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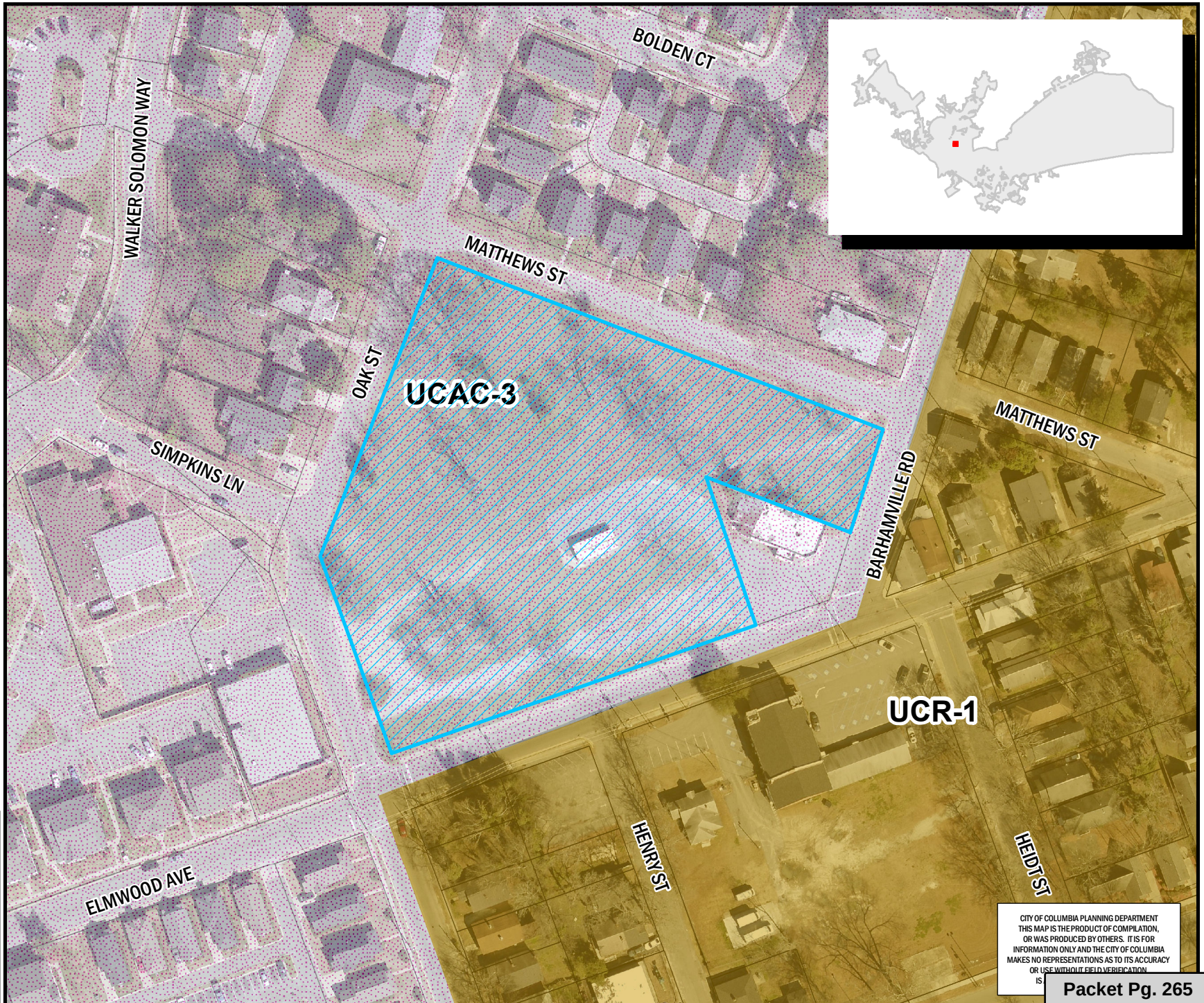
ORIGINAL PREPARATION/DATE:

This map was prepared by:

Shane Shaughnessy
November 8, 2017



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Packet Pg. 265

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Zoning Map

Department of Planning &
Development Services

2300 Elmwood Ave; TMS# 11505-05-01;
Existing Zoning: RG-1 and RG-2, Proposed Zoning: C-2

26.a

Legend

 CITY LIMITS
 PARCELS

 D-1	 C-1
 RS-1	 C-2
 RS-1A	 C-3
 RS-1B	 C-3A
 RS-2	 C-4
 RS-3	 C-5
 RD	 M-1
 RD-2	 M-2
 RG-1	 PUD-C
 RG-1A	 PUD-LS
 RG-2	 PUD-LS-E
 RG-3	 PUD-LS-R
 UTD	 PUD-R
 MX-1	 OUT OF CITY
 MX-2	



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ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
November 8, 2017

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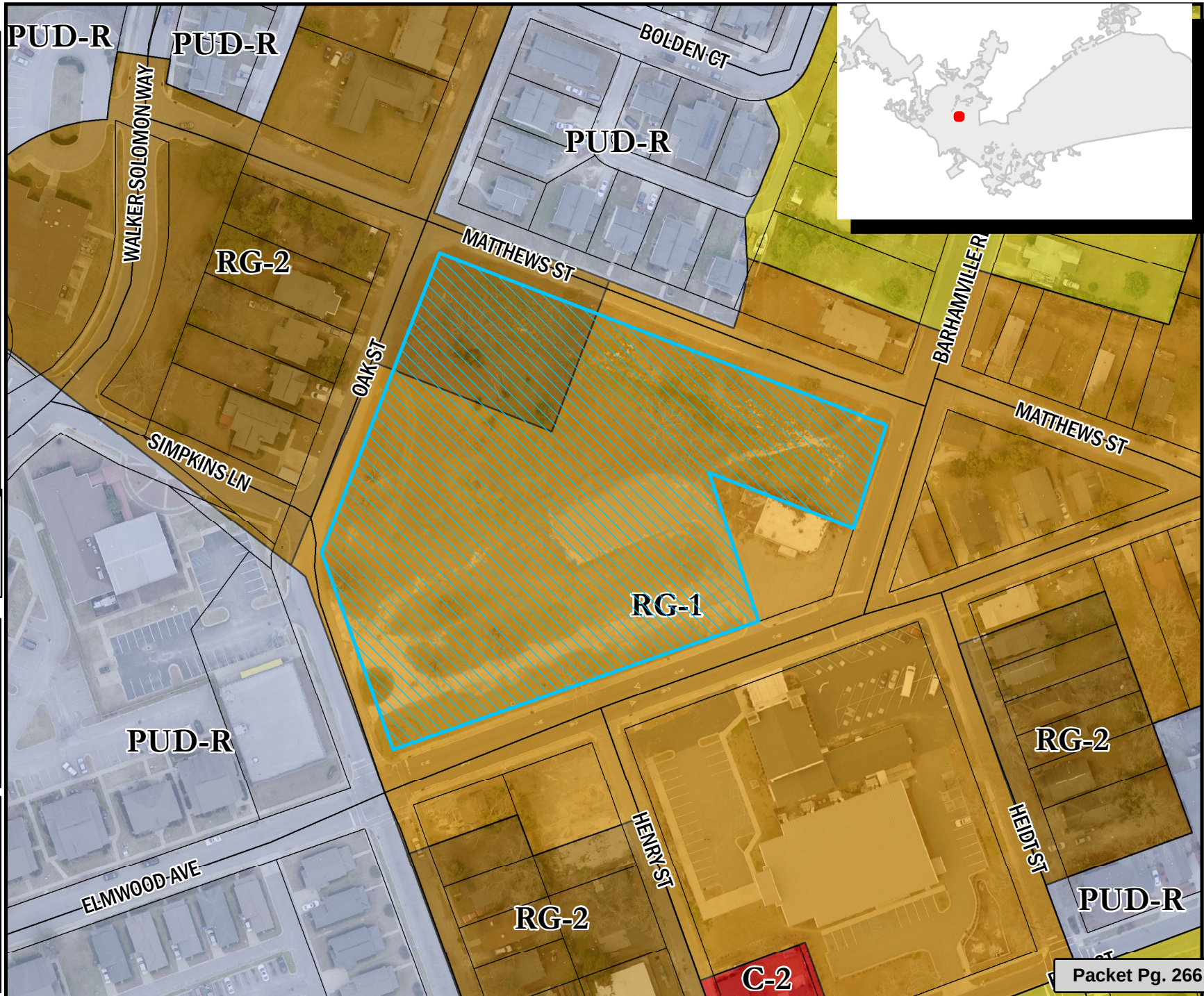


Table of Permitted Uses
RG-1
Permitted Principal Uses
Water supply services
Sewerage Systems (Sec. 17-262)
Municipal or other passive recreation facilities (parks, greenways, including administrative facilities)
Detached One-Family Dwelling
Attached One-Family Dwelling
Attached Two-Family Dwelling
Multi-Family Dwelling
Group Development
Police and Fire Protection
Permitted in District, provided owner and/or tenant complies with the associated conditions set forth in this article
Municipal active recreation facilities (athletic ball fields, swimming pools, playgrounds, including administration facilities) (Sec. 17-289)
Permitted Accessory Use
Coin-operated laundries and dry cleaning
Permitted as an Accessory Use or as a Principal Use by Special Exception
Food crops grown within a covered enclosure
General farms, primarily crop
Public Golf Course
Special Exception by Board of Zoning Appeals
Electric substations
Cemetery subdividers and developers
Parking Lots
Nursing and personal care facilities
Elementary and Secondary Schools (17-296)
Libraries and Information Centers
Day Care Facilities (17-265)
Residential Care (17-266)
Religious Organizations
Fraternity and sorority houses

Table of Permitted Uses
RG-2
Permitted Principal Uses
Water supply services
Sewerage Systems (Sec. 17-262)
Municipal or other passive recreation facilities (parks, greenways, including administrative facilities)
Detached One-Family Dwelling
Attached One-Family Dwelling
Attached Two-Family Dwelling
Multi-Family Dwelling
Group Development
Police and Fire Protection
Permitted in District, provided owner and/or tenant complies with the associated conditions set forth in this
Municipal active recreation facilities (athletic ball fields, swimming pools, playgrounds, including administration facilities) (Sec. 17-289)
Permitted Accessory Use
Coin-operated laundries and dry cleaning
Permitted as an Accessory Use or as a Principal Use by Special Exception
Food crops grown within a covered enclosure
General farms, primarily crop
Roominghouses and boardinghouses
Organization hotels and lodgings on membership basis
Public Golf Course
Elementary and Secondary Schools (17-296)
Libraries and Information Centers
Religious Organizations
Special Exception by Board of Zoning Appeals
Electric substations
Cemetery subdividers and developers
Parking Lots
Membership Sports and Recreation Clubs
Day Care Facilities (17-265)
Residential Care (17-266)
Mobile home parks subject to article VI division 2
Fraternity and sorority houses

Table of Permitted Uses
C-2
Permitted Principal Uses
Municipal or other passive recreation facilities (parks, greenways, including administrative facilities)
Landscape counseling and planning
Building Construction - Office Only
Construction other than building construction - Office Only
Arrangement of Transportation Services
Communication: Cable
Water supply services
Sewerage Systems (Sec. 17-262)
Finance, Insurance, and Real Estate
Organization hotels and lodgings on membership basis
Cemetery subdividers and developers
Paint, glass and wallpaper stores
Hardware stores
Retail nurseries, lawn and garden supply stores
Department stores
Variety stores
General merchandise stores: Miscellaneous general merchandise stores
Grocery Stores
Retail bakeries
Food stores: Miscellaneous
Auto and home supply stores (Sec. 17-286)
Apparel and accessory stores
Furniture, home furnishings and equipment stores
Eating Places
Drugstores and proprietary stores
Miscellaneous shopping goods stores
Mail order house
Florist
Cigar store and stands
New dealers and newsstands
Miscellaneous retail stores, not elsewhere classified
Garment pressing and agents for laundries and dry cleaners
Taylor and alteration shops
Photographic Studios, portrait
Beauty Shops
Barbershops
Shoe repair shops, shoeshine parlors, and hat cleaning shops
Advertising agencies
Consumer credit reporting agencies
Blueprinting and photocopying (Sec. 17-264)
Commercial photography, art and graphics
Stenographic services and reproduction services not elsewhere classified
Employment agencies
Temporary help services
Computer and data processing services
Detective agencies and protective services

Parking Lots
Radio and television repair shops
Watch and jewelry repair
Physical fitness facilities and yoga facilities
Dance studios
Offices of physicians
Medical and dental laboratories
Legal services
Libraries and information centers
Individual and family social services
Job training and vocational rehabilitation services
Business associations
Professional membership
Civic, social and fraternal associations
Political organizations
Religious organizations
Engineering, architectural, and surveying services
Accounting, auditing, and bookkeeping services
Commercial economic, sociological, and educational research
Noncommercial research organization
Management and public relations services
Miscellaneous services
Executive Offices
Legislative bodies
General government not elsewhere classified
Police and Fire Protection
Public finance, taxation, and monetary policy
Administration of human resources programs
Administration of environmental quality and housing programs
Administration of economic programs
Permitted in District, provided owner and/or tenant complies with the associated conditions set forth in this article
Municipal active recreation facilities (athletic ball fields, swimming pools, playgrounds, including administration facilities)(Sec. 17-289)
Non-depository personal credit institutions (pay day loan and/or title loan establishments (Sec. 17-294)
Offices and clinics of other health practitioners, including therapeutic massage (17-288)
Elementary and Secondary Schools (17-296)
Permitted Accessory Use
Private Commercial Storage (Sec. 17-260)
Reupholstery and furniture repair
Permitted as an Accessory Use or as a Principal Use by Special Exception
Food crops grown within a covered enclosure
General farms, primarily crop
Special Exception by Board of Zoning Appeals
U.S. Postal Service
Gasoline service stations (Sec. 17-286)
Boat dealers (Sec. 17-286)
Recreational and utility trailer dealers (Sec. 17-286)
Drinking Places (alcoholic beverages)(Sec. 17-269)
Liquor Stores
Electric substations
Suite Hotel (Sec. 17-271)
Bed and breakfast hotel (Sec. 17-271)
Roominghouses and boardinghouses
Coin-operated laundries and dry cleaning

Miscellaneous personal services, except massage parlors and spas
Massage parlors and spas
Agricultural services with indoor kennels
Agricultural services with outdoor kennels
Parking structures
Repair shops, not otherwise classified
Motion picture theaters except drive-in
Bowling alleys and billiard and pool establishments
Membership Sports and Recreation Clubs
Business and secretarial schools
Arboreta, botanical and zoological gardens
Museums and art galleries
Day Care Facilities (Sec. 17-265)
Residential Care (Sec. 17-266)
Detached One-Family Dwelling
Attached Two-Family Dwelling
Attached One-Family Dwelling
Townhouses (Sec. 17-268)
Multi-Family Dwelling
Group Development



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ZONING MAP AMENDMENT - 3329 River Drive, TMS# 09107-11-08

PURPOSE: Council District: 1

Proposal: Request to rezone the parcel from Single Family Residential District, -Design and Preservation Area (Earlewood Protection Area A) (RG-2, -DP) to Office and Institutional District, -Design and Preservation Area (Earlewood Protection Area A) (C-1, -DP)

Applicant: Jimmy and Jean B. Moody

Staff Recommendation: Denial

PC Recommendation: 11/6/2017; Denial (8-0)

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** ZMA_River3329_2 (PDF)



CITY COUNCIL

January 8, 2018 at 7:00pm
City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

Zoning Map Amendment Case Summary 3329 River Drive, TMS# 09107-11-08

Council District: 1

Proposal: Request to rezone the parcel from RG-2, -DP to C-1, -DP

Applicant: Jimmy and Jean B. Moody

Staff Recommendation: Denial

PC Recommendation: 11/6/2017; Denial (8-0)

ZPH, 1st Reading: 01/16/2018; Pending

2nd Reading: 02/06/2018; Pending

PARCEL HISTORY

Staff recommends City Council consider the details of the case presented to staff for the Planning Commission on November 5, 2012 wherein the applicants applied to have this property rezoned from RG-2, -DP to C-1, -DP:

The applicant via agent, John D.R. Jones (J.L. Scott Realty Company, Inc.) has requested to rezone the parcel from RG-2 / DP to C-1 / DP. The parcel contains an existing beauty salon on approximately .32 of an acre and is on the corner of Lancaster Street and River Drive. A beauty salon is not a permitted use in RG-2, but is allowed to operate as a legal non-conforming use. The surrounding uses are residential and multi-family. There is adequate land area to subdivide this parcel into two lots.

The C-1 district is intended to accommodate office, institutional, and certain types of residential use in areas whose characteristic is neither general commercial nor exclusively residential in nature. Certain related structures and uses required to serve the needs of the areas are permitted outright or are permissible as special exceptions. Staff feels that further encroachment of commercial or office use in this section of River Dr. should be limited, but instead concentrated at either end of the River/Sunset Drive and Main Street intersections. On the Sunset Drive end of River Drive you currently have adequate zoning of C-3, C-2, and C-1. There currently exists over 25 parcels zoned C-1 between the subject parcel and the Sunset Drive intersection. On the Main Street end of River Dr. you have a flexible use zoning of MX-1 (Mixed Use District). Staff recommends denial of this request.

The case was withdrawn on November 2, 2012 at the request of the applicant before the Planning Commission made a recommendation.

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 0.12 acres

Current Use: Beauty Salon

Proposed Use: Beauty Salon

Land Use Classification: Urban Core Residential Small Lot (UCR-1)

Current Zoning: Single Family Residential District, -Design and Preservation Area (Earlewood Protection Area A) (RG-2, -DP)

Proposed Zoning: Office and Institutional District, -Design and Preservation Area (Earlewood Protection Area A) (C-1, -DP)

PLANS, POLICIES, AND LAND USE

The Columbia Plan 2018: Comprehensive Plan Land Use Classification

The subject property is currently designated Urban Core Residential – Small Lot (UCR-1) in The Columbia Plan 2018 Future Land Use Map.

Urban Core Residential Small Lot neighborhoods are common just outside the urban center, most were subdivided before 1950 and many continue the grid or street network from the original planned portion of the City. This development type may represent existing neighborhoods and is also a development form appropriate for medium to large-scale redevelopments or infill sites. Traditional and contemporary architectural styles have a place in these neighborhoods. When infill development is designed, scale and orientation of existing structures on the block should act as design presets.

Primary Types:

- Single-family Detached

Secondary Types:

- Single-family Attached
- Two-family
- Three-family

Tertiary Types

- Multi-family Small
- Small Format Civic/Institutional
- Small Format Business/Employment (excl. Flex)
- Cemeteries & Mausoleums

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is located within the study area for the *Villages of North Columbia Plan* (2005), within Cluster One, and the Artist Village area.

The *Villages of North Columbia Plan* (2005) envisioned that “the Artist Village would capture the vibrancy of the existing historic single-family fabric of Cottontown, Earlewood, and Elmwood Park by creating a mixed-use activity node at the center of these neighborhoods and adjacent to a proposed future greenway. The village would utilize existing commercial structures along and behind N. Main Street as artist’s galleries and studios.” (Section 3, Page 86) The subject property is located within a five-minute walking distance of the proposed minor node located at Broad River Drive/Sunset Drive at Clement Road/River Drive.

PROPOSED ZONING DISTRICT SUMMARY

The subject property is currently zoned Single Family Residential District, -Design and Preservation Area (Earlewood Protection Area A) (RG-2, -DP). The abutting properties in the City of Columbia are zoned Single Family Residential District, -Design and Preservation Area (RG-2, -DP) to the north, east and south and Office and Institutional District, -Design and Preservation Area (C-1, -DP) to the northwest. The proposed zoning is Office and Institutional District, -Design and Preservation Area (C-1, -DP).

Single Family Residential District (RG-2)

The RG-1, RG-1A and RG-2 districts are intended as medium and high density residential areas permitting progressively higher population densities, characterized by single-family detached, two-family detached and multiple-family structures, and garden type apartments. Certain structures and uses required to serve governmental, educational, religious, noncommercial recreational, and other needs of the areas are permitted outright or are permissible as special exceptions subject to restrictions and requirements intended to preserve and protect the residential character of the districts.

-Design and Preservation Area (-DP)

It is the intent of this article to protect and improve the quality of the environment of the city by the encouragement of identification, recognition, conservation, maintenance and enhancement of areas, sites, structures, fixtures and other features of the architectural, economic, social, cultural and political history of the city as well as its natural features; to encourage appropriate use of such features, areas, sites, structures and fixtures; and to restrain influences adverse to such purposes, and by so doing to promote the public welfare. To this end, the -DP designation, when appended to a basic district classification, is intended to coordinate the purposes and intent of this article with those regulations established by other provisions whose primary intent is to further the purposes set out in this section.

Office and Institutional District (C-1)

The C-1 district is intended to accommodate office, institutional, and certain types of residential uses in areas whose characteristic is neither general commercial nor exclusively residential in nature. Certain related structures and uses required to serve the needs of the areas are permitted outright or are permissible as special exceptions subject to restrictions and requirements intended to best fulfill the intent of this article.

-Design and Preservation Area (-DP)

It is the intent of this article to protect and improve the quality of the environment of the city by the encouragement of identification, recognition, conservation, maintenance and enhancement of areas, sites, structures, fixtures and other features of the architectural, economic, social, cultural and political history of the city as well as its natural features; to encourage appropriate use of such features, areas, sites, structures and fixtures; and to restrain influences adverse to such purposes, and by so doing to promote the public welfare. To this end, the -DP designation, when appended to a basic district classification, is intended to coordinate the purposes and intent of this article with those regulations established by other provisions whose primary intent is to further the purposes set out in this section.

STAFF RECOMMENDATION

Staff recommends City Council deny the rezoning of the parcel from RG-2, -DP to C-1, -DP.

This recommendation is based on the *The Columbia Plan 2018 Future Land Use Map* which states that the uses in the proposed C-1 zoning district are not compatible with the property's UCR-1 land use designation, as well as the case history of this property.



Future Land Use Map

3329 River Drive; TMS# 09
Existing FLU: UCR-1

27.a

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



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Feet

ORIGINAL PREPARATION/DATE:

This map was prepared by:

Shane Shaughnessy
October 4, 2017



We Are Columbia



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Packet Pg. 275

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Zoning Map

Department of Planning &
Development Services

3329 River Drive; TMS# 09107-11-08;
Existing Zoning: RG-2, -DP, Proposed Zoning: C-1, -DP

27.a

Legend

 CITY LIMITS
 PARCELS

 D-1	 C-1
 RS-1	 C-2
 RS-1A	 C-3
 RS-1B	 C-3A
 RS-2	 C-4
 RS-3	 C-5
 RD	 M-1
 RD-2	 M-2
 RG-1	 PUD-C
 RG-1A	 PUD-LS
 RG-2	 PUD-LS-E
 RG-3	 PUD-LS-R
 UTD	 PUD-R
 MX-1	 OUT OF CITY
 MX-2	



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ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
October 4, 2017

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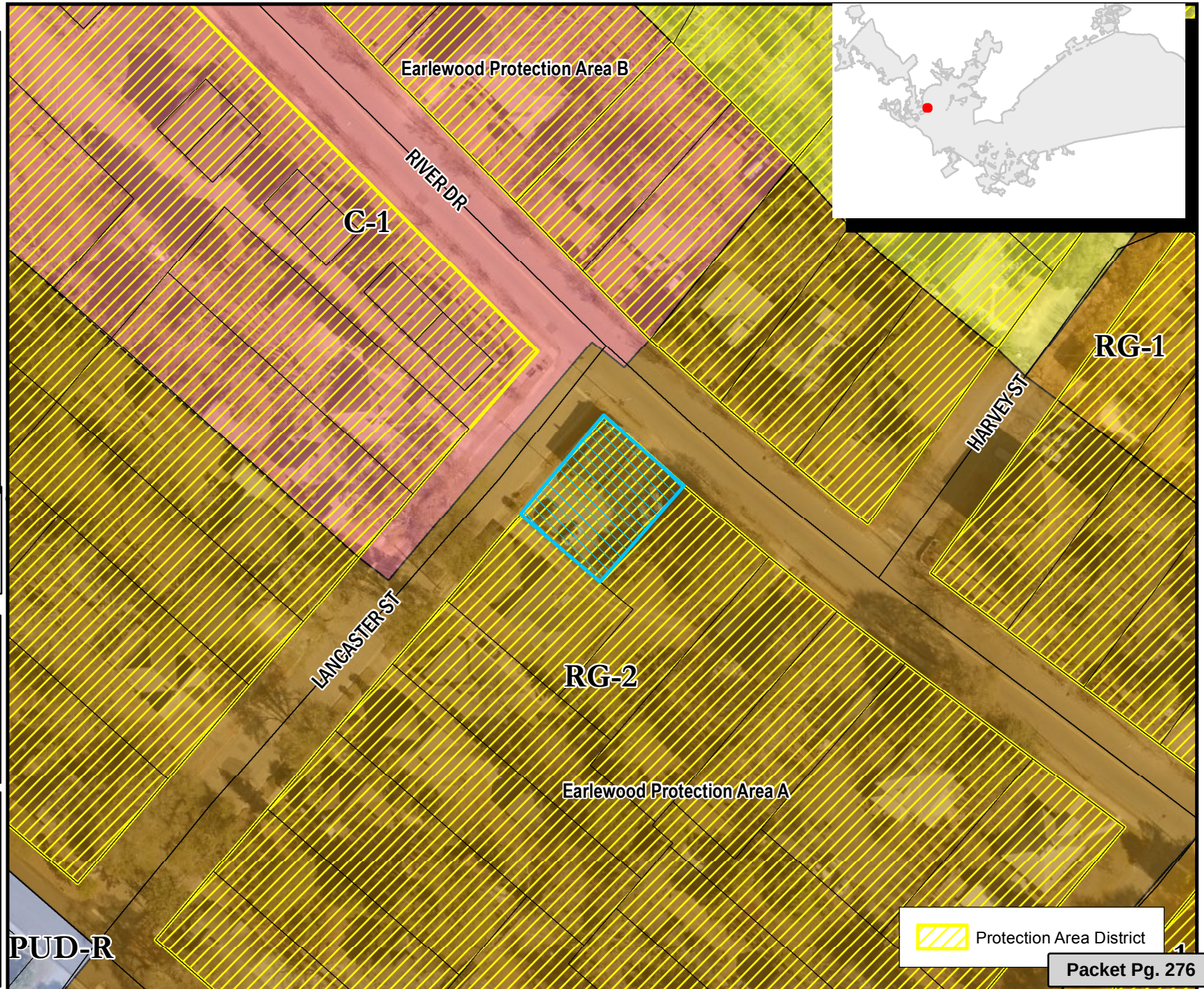


Table of Permitted Uses**RG-2****Permitted Principal Uses**

Water supply services

Sewerage Systems (Sec. 17-262)

Municipal or other passive recreation facilities (parks, greenways, including administrative facilities)

Detached One-Family Dwelling

Attached One-Family Dwelling

Attached Two-Family Dwelling

Multi-Family Dwelling

Group Development

Police and Fire Protection

Permitted in District, provided owner and/or tenant complies with the associated conditions set forth in this article

Municipal active recreation facilities (athletic ball fields, swimming pools, playgrounds, including administration facilities)(Sec. 17-289)

Permitted Accessory Use

Coin-operated laundries and dry cleaning

Permitted as an Accessory Use or as a Principal Use by Special Exception

Food crops grown within a covered enclosure

General farms, primarily crop

Roominghouses and boardinghouses

Organization hotels and lodginghouses on membership basis

Public Golf Course

Elementary and Secondary Schools (17-296)

Libraries and Information Centers

Religious Organizations

Special Exception by Board of Zoning Appeals

Electric substations

Cemetery subdividers and developers

Parking Lots

Membership Sports and Recreation Clubs

Day Care Facilities (17-265)

Residential Care (17-266)

Mobile home parks subject to article VI division 2

Fraternity and sorority houses

Table of Permitted Uses**C-1****Permitted Principal Uses**

Landscape counseling and planning

Building Construction - Office Only

Construction other than building construction - Office Only

Arrangement of Transportation Services

Water supply services

Sewerage Systems (Sec. 17-262)

Finance, Insurance, and Real Estate

Organization hotels and lodginghouses on membership basis

Cemetery subdividers and developers

Photographic Studies, portrait

Funeral Service and crematories

Advertising agencies

Consumer credit reporting agencies

Blueprinting and photocopying (Sec. 17-264)

Commercial photography, art and graphics

Stenographic services and reproduction services not elsewhere classified

Employment agencies

Temporary help services

Computer and data processing services

Detective agencies and protective services

Parking Lots

Municipal or other passive recreation facilities (parks, greenways, including administrative facilities)

Dance studios

Public Golf Course

Offices of physicians

Nursing and personal care facilities

Hospitals

Medical and dental laboratories

Legal services

Colleges, universities, professional schools, and junior colleges

Libraries and information centers

Business and secretarial schools

Vocational schools except vocational high schools not elsewhere classified

Individual and family social services

Job training and vocational rehabilitation services

Museums and art galleries

Business associations

Professional membership

Labor unions and similar organizations

Table of Permitted Uses
RG-2

Table of Permitted Uses
C-1
Civic, social and fraternal associations
Political organizations
Religious organizations
Engineering, architectural, and surveying services
Accounting, auditing, and bookkeeping services
Commercial economic, sociological, and educational research
Noncommercial research organization
Management and public relations services
Detached One-Family Dwelling
Attached Two-Family Dwelling
High-Rise (Sec. 17-304)
Mid-Rise (Sec. 17-267)
Miscellaneous services
Executive Offices
Legislative bodies
General government not elsewhere classified
Courts
Police and Fire Protection
Public finance, taxation, and monetary policy
Administration of human resources programs
Administration of environmental quality and housing programs
Administration of economic programs
Permitted in District, provided owner and/or tenant complies with the associated conditions set forth in this article
Municipal active recreation facilities (athletic ball fields, swimming pools, playgrounds, including administration facilities)(Sec. 17-289)
Non-depository personal credit institutions (pay day loan and/or title loan establishments (Sec. 17-294)
Offices and clinics of other health practitioners, including therapeutic massage (17-288)
Elementary and Secondary Schools (17-296)
Permitted Accessory Use
Private Commercial Storage (Sec. 17-260)
Eating Places
Drugstores and proprietary stores
Beauty Shops
Barbershops
Reupholstery and furniture repair

Table of Permitted Uses**RG-2****Table of Permitted Uses****C-1****Permitted as an Accessory Use or as a Principal Use by Special Exception**

Food crops grown within a covered enclosure

General farms, primarily crop

Special Exception by Board of Zoning Appeals

Veterinary services with indoor kennels

Veterinary services with outdoor kennels

Roominghouses and boardinghouses

U.S. Postal Service

Drinking Places (alcoholic beverages)(Sec. 17-269)

Electric substations

Florist

Cigar store and stands

New dealers and newsstands

Miscellaneous retail stores, not elsewhere classified

Apparel and accessory stores

Coin-operated laundries and dry cleaning

Garment pressing and agents for laundries and dry cleaners

Miscellaneous personal services, except massage parlors and spas

Massage parlors and spas

Business services not elsewhere classified

Agricultural services with indoor kennels

Agricultural services with outdoor kennels

Parking structures

Radio and mobile telephone installation shops

Watch and jewelry repair

Motion picture theaters except drive-in

Physical fitness facilities and yoga facilities

Membership Sports and Recreation Clubs

Arboreta, botanical and zoological gardens

Day Care Facilities (Sec. 17-265)

Residential Care (Sec. 17-266)

Attached One-Family Dwelling

Multi-Family Dwelling

Group Development

Dormitories, Public

Fraternity and sorority houses



October 30, 2017

Via email only stshaughnessy@columbiasc.net
 Shane Shaughnessy, Associate Planner
 Planning and Development Services
 City of Columbia

Re: Rezoning request for 3329 River Drive (Head of Style) TMS# 09107-11-08

Dear Mr. Shaughnessy:

As President of the Earlewood Community Citizens (ECCO), I must urge the City of Columbia to deny the request to rezone 3329 River Drive from residential (RG-2) to commercial (C-2). We are very concerned about and oppose commercial encroachment into the residential areas of Earlewood. There are areas at the outer boundaries of our neighborhood that are commercial, and that is where they should remain. Commercial development should not occur within the core of the neighborhood.

ECCO works hard to maintain a safe, residential neighborhood for our residents. We have worked together with our residents and City staff since 1977 (when ECCO was founded) to improve the neighborhood, reduce crime, calm traffic, and encourage positive redevelopment in the North Main district. We feel a commercial zoning designation would encourage encroachment into a residential area and negatively impact the character of the neighborhood.

Of note, I urge further review of the following section of City of Columbia code:

Sec. 17-135. - Application procedure. (c) All proposed amendments and any supporting material shall be submitted to the planning commission for study and recommendation. The planning commission shall study such proposals to determine:

- (1) The need and justification for the change;
- (2) When pertaining to a change in the district classification of the property, the effect of the change, if any, on the property and on surrounding neighborhoods;
- (3) When pertaining to a change in the district classification of property, the amount of land in the general area and in the city having the same district classification as that requested; and

(4) The relationship of the proposed amendment to the purposes of the general planning program, with appropriate consideration as to whether the proposed change will further the purposes of this article and the comprehensive plan. (Code 1979, § 6-3205)

The need and justification for the change is not clear. The impact on the surrounding neighborhood will be negative; and will encroach on a residential area. Most importantly, the residential neighborhood of Earlewood is currently thriving. A commercial zoning designation at this location will negatively impact the residential neighborhood. The uses that could be made of the property if it were zoned C-1 are incompatible with the residential nature of our neighborhood. For example, the property could be used as a parking lot, funeral home, crematory, organization hotels and lodging houses, or even a medical or dental laboratory or hospital. If the property were rezoned, those uses would be permitted by right, which would have a detrimental effect on the surrounding residences and neighborhood at large. We must urge the Planning Commission to deny this request.

Thank you for considering the wishes of ECCO and the Earlewood neighborhood in your recommendations and planning decision. If you have any questions or concerns, I can be reached at 843-345-8865 or president@earlewood.org.

Sincerely,



Kathleen McDaniel, President
Earlewood Community Citizens Organization



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ZONING MAP AMENDMENT - 2717 Canterbury Road,
TMS# 11415-04-07

PURPOSE: Council District: 3

Proposal: Request to rezone the parcel from Single-Family Residential District (RS-1) to Single-Family Residential District (RS-2)

Applicant: Paul and Jessica Goff

Staff Recommendation: Denial

PC Recommendation: 12/04/2017; Denial (8-0)

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** ZMA_2717-Canterbury (PDF)



CITY COUNCIL

January 16, 2018 at 7:00pm
City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

Zoning Map Amendment Case Summary 2717 Canterbury Road, TMS# 11415-04-07

Council District: 3

Proposal: Request to rezone the parcel from Single-Family Residential District (RS-1) to Single-Family Residential District (RS-2)

Applicant: Paul and Jessica Goff

Staff Recommendation: Denial

PC Recommendation: 12/04/2017; Denial (8-0)

ZPH, 1st Reading: 01/16/2018; Pending

2nd Reading: 02/06/2018; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 0.51 acres
Current Use: Single-Family Residential
Proposed Use: Single-Family Residential
SC Aeronautics Overlay: The subject property is located within the SC Aeronautics Airport Vicinity Zone as it is in proximity to the Jim Hamilton-LB Owens Airport.
Land Use Classification: Urban Core Residential – Large Lot (UCR-2)
Current Zoning: Single-Family Residential District (RS-1)
Proposed Zoning: Single-Family Residential District (RS-2)

PLANS, POLICIES, AND LAND USE

The Columbia Plan 2018: Comprehensive Plan Land Use Classification

The subject property is currently designated Urban Core Regional – Large Lot (UCR-2) in The Columbia Plan 2018 Future Land Use Map.

Urban Edge Residential Large Lot neighborhoods represent many of the older residential neighborhoods in the outer areas of the City. This development type is appropriate as development on remaining large lots or as redevelopment in the outer areas of Columbia. Most of the existing developments occurred after 1950. Urban Edge Residential Large Lot developments generally do not continue the grid and block pattern found in the urban neighborhoods, but do tend to have a consistently organized internal street network with loops and interconnections.

Primary Types:

- Single-family Detached
- *Accessory dwelling units

Tertiary Types:

- Single-family Attached
- Two-family
- Three-family
- Small Format Business/Employment
- Small Format Civic/Institutional
- Cemeteries & Mausoleums

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is not located within the study area of a current neighborhood, small area, community, or corridor plan adopted by the City of Columbia or Richland County.

PROPOSED ZONING DISTRICT SUMMARY

The subject property is currently zoned Single-Family Residential District (RS-1). The abutting properties in the City of Columbia are zoned Single-Family Residential District (RS-1) to the North, East and West and zoned Single-Family Residential District (RS-2) to the South. The proposed zoning is Single-Family Residential District (RS-2).

Single-Family Residential District (RS-1)

The RS-1, RS-1A, RS-1B, RS-2 and RS-3 districts are intended as single-family residential areas with detached units with low to medium population densities. Use regulations for the single-family districts are identical, but contain varying classes of lot width and lot area, and these dimensional differences are intended to be preserved. Certain structures and uses required to serve governmental, educational, religious, noncommercial recreational, and other needs of those areas are permitted outright within such districts or are permissible as special exceptions subject to restrictions and requirements intended to preserve and protect the single-family residential character of the district.

Single-Family Residential District (RS-2)

The RS-1, RS-1A, RS-1B, RS-2 and RS-3 districts are intended as single-family residential areas with detached units with low to medium population densities. Use regulations for the single-family districts are identical, but contain varying classes of lot width and lot area, and these dimensional differences are intended to be preserved. Certain structures and uses required to serve governmental, educational, religious, noncommercial recreational, and other needs of those areas are permitted outright within such districts or are permissible as special exceptions subject to restrictions and requirements intended to preserve and protect the single-family residential character of the district.

STAFF RECOMMENDATION

Staff recommends City Council deny the rezoning of the parcel from RS-1 to RS-2 as the property is located within an area of Forest Hills which is consistently RS-1 and rezoning the parcel could allow for further encroachment of RS-2 into the RS-1 core of this neighborhood.



Future Land Use Map

2717 Canterbury Road; TMS# 11415-04-07;
Existing FLU: Urban Core Residential Large Lot (UCR-2)

28.a

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



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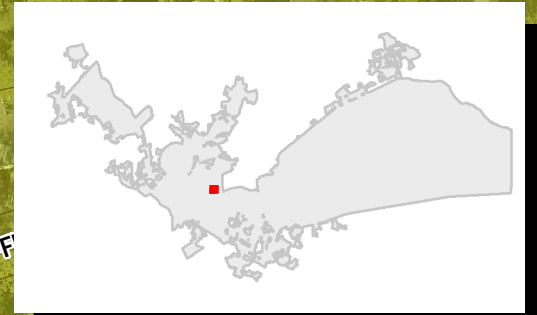
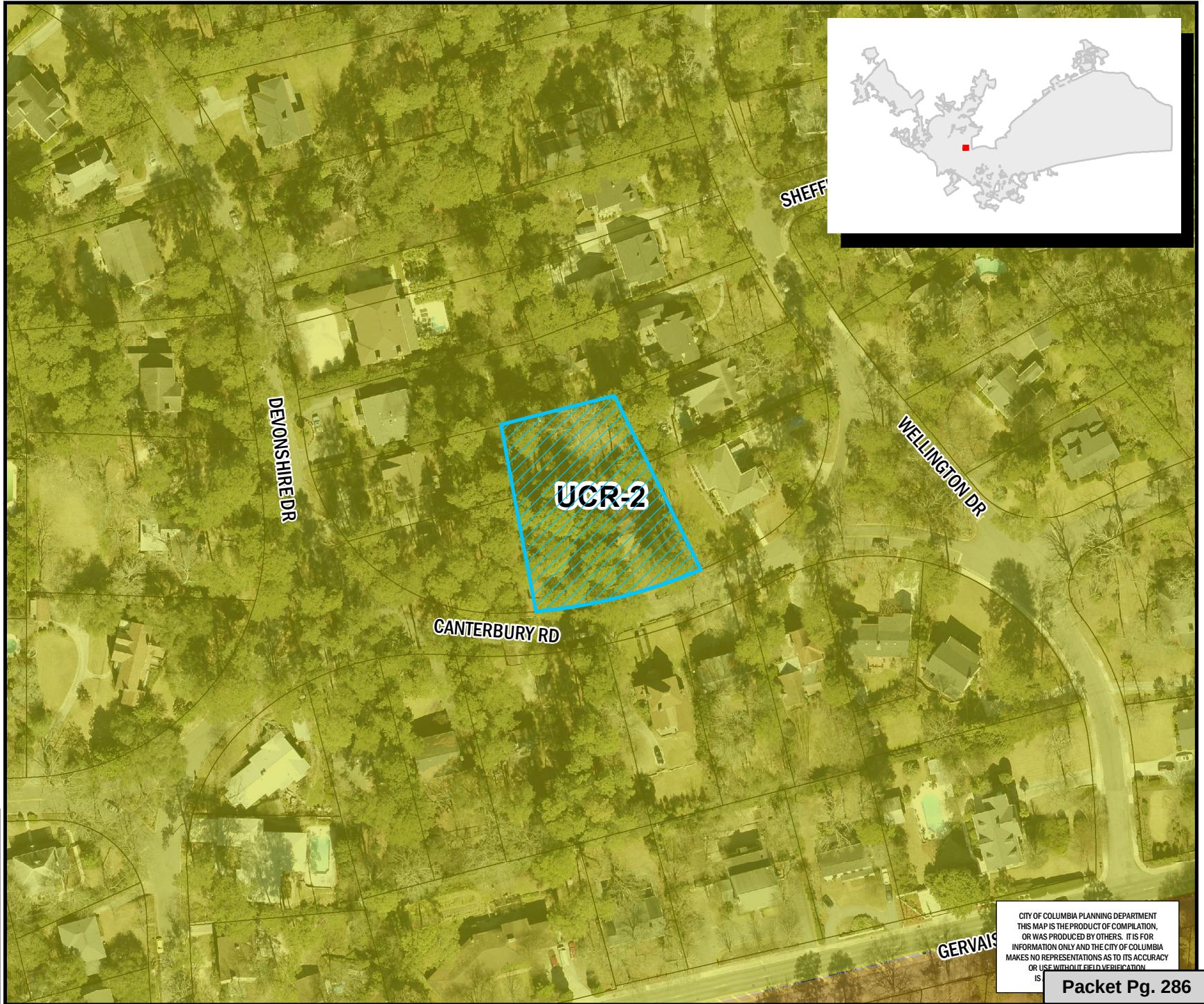
ORIGINAL PREPARATION/DATE:

This map was prepared by:

Shane Shaughnessy
November 8, 2017



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** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Zoning Map

Department of Planning &
Development Services

2717 Canterbury Road; TMS# 11415-28.a
Existing Zoning: RS-1, Proposed Zoning: RS-2

Legend

CITY LIMITS
 PARCELS

D-1	C-1
RS-1	C-2
RS-1A	C-3
RS-1B	C-3A
RS-2	C-4
RS-3	C-5
RD	M-1
RD-2	M-2
RG-1	PUD-C
RG-1A	PUD-LS
RG-2	PUD-LS-E
RG-3	PUD-LS-R
UTD	PUD-R
MX-1	OUT OF CITY
MX-2	

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ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
November 8, 2017

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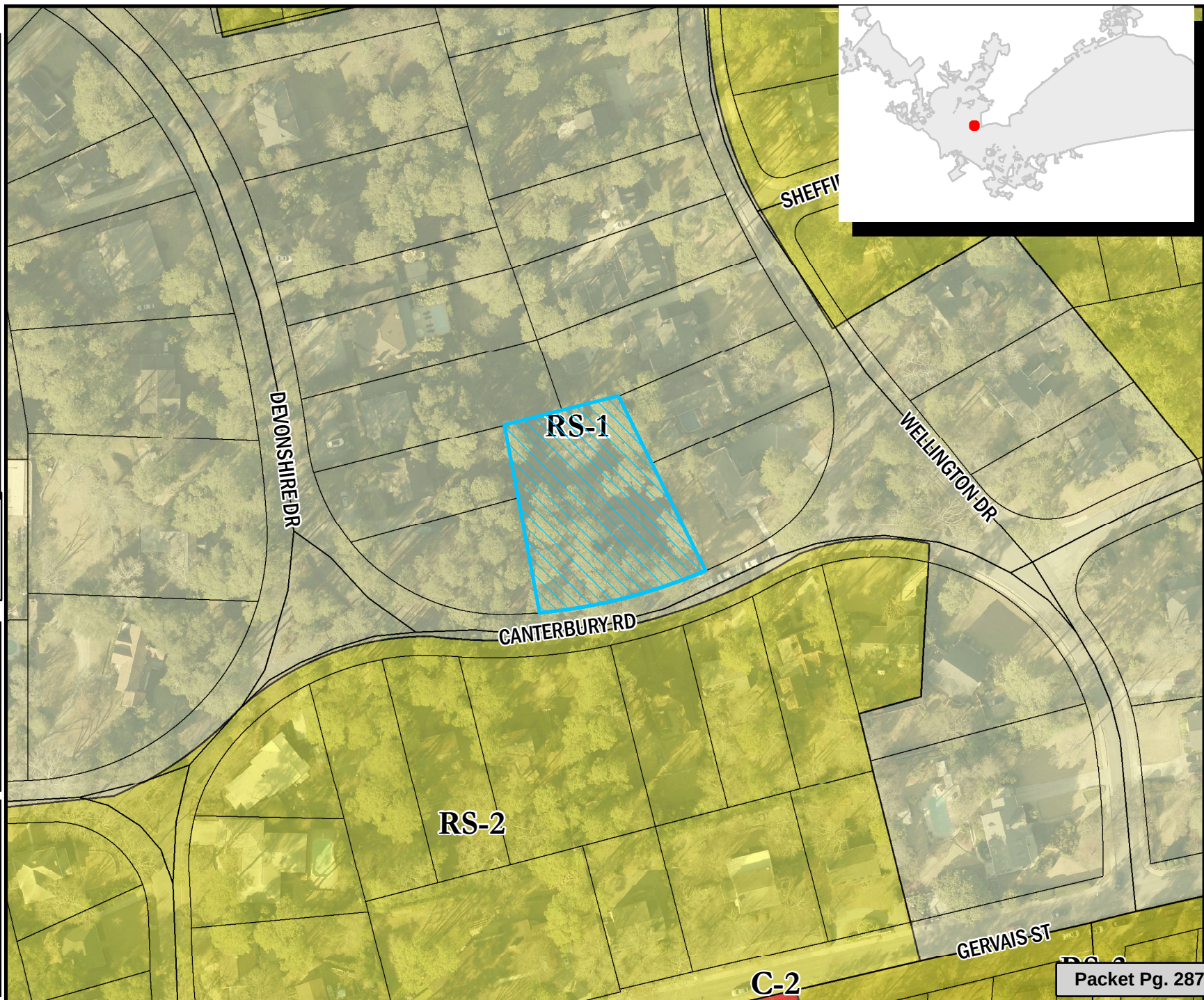


Table of Permitted Uses
RS-1, RS-1A, RS-1B, RS-2, and RS-3
Permitted Principal Uses
Water supply services
Sewerage Systems (Sec. 17-262)
Municipal or other passive recreation facilities (parks, greenways, including administrative facilities)
Detached One-Family Dwelling
Police and Fire Protection
Permitted in District, provided owner and/or tenant complies with the associated conditions set forth in this
swimming pools, playgrounds, including administration facilities)(Sec. 17-289)
Food crops grown within a covered enclosure
General farms, primarily crop
Special Exception by Board of Zoning Appeals
Electric substations
Cemetery subdividers and developers
Parking Lots
Public Golf Course
Membership Sports and Recreation Clubs
Elementary and Secondary Schools (Sec. 17-296)
Libraries and Information Centers
Day Care Facilities (Sec. 17-265)
Residential Care (17-266)
Religious Organizations
Group Development

Table of Permitted Uses
RS-1, RS-1A, RS-1B, RS-2, and RS-3
Permitted Principal Uses
Water supply services
Sewerage Systems (Sec. 17-262)
Municipal or other passive recreation facilities (parks, greenways, including administrative facilities)
Detached One-Family Dwelling
Police and Fire Protection
Permitted in District, provided owner and/or tenant complies with the associated conditions set forth in this
pools, playgrounds, including administration facilities)(Sec. 17-289)
Food crops grown within a covered enclosure
General farms, primarily crop
Special Exception by Board of Zoning Appeals
Electric substations
Cemetery subdividers and developers
Parking Lots
Public Golf Course
Membership Sports and Recreation Clubs
Elementary and Secondary Schools (Sec. 17-296)
Libraries and Information Centers
Day Care Facilities (Sec. 17-265)
Residential Care (17-266)
Religious Organizations
Group Development

	Minimum Lot Area per Unit (Sq. Ft.)			Minimum Yard Requirement (Ft.)					
District	First Unit	Each Additional Unit	Approximate Maximum Density (units per acre)	Front	Rear	Side	Minimum Lot Width (Ft.)	Maximum Height (Ft.)	Percent Maximum Lot Coverage
RS-1	15,000	N/A		35	15	8	90	40	30
RS-2	8,500	N/A	5.1	25	10	5	60	40	30

From: lindseyspires@gmail.com on behalf of [Lindsey Spires Griffin](#)
To: [Cook, K Brian](#)
Cc: [Charlie Griffin](#)
Subject: [EXTERNAL] Rezoning meeting tonight -- 2717 Canterbury
Date: Monday, December 04, 2017 12:46:53 PM

CAUTION: This email originated outside of the organization. Do not click links or open attachments from unknown senders or suspicious emails. Never enter a username or password on a site that you did not knowingly access.

Dear Brian,
Hello! I trust this note finds you well. My husband and I will be unable to attend tonight's rezoning meeting. We are writing to express our opposition to the zoning change request from the owner of 2717 Canterbury in Forest Hills.

The zoning change they have requested would allow the property on the lot to be subdivided into two lots, with a narrow lot to the left of the existing house. The street setback requirement would be reduced by 10 feet. As you are aware, Forest Hills is a beloved historical neighborhood in Columbia -- one of the first planned neighbors in our City. We feel that were the rezoning of this property to be approved -- it would violate the historical integrity and aesthetic of our neighborhood.

Making that change would open the door to the similar subdivision of larger existing lots which will not bode well for Forest Hills. Please share our concerns with the planning commission.

Thank you,

Lindsey and Charlie Griffin - 1215 Devonshire Drive, Forest Hills

--

Lindsey Spires Griffin

1215 Devonshire Drive
Columbia, South Carolina 29204

Mobile: (803) 609-6010

LindseySGriffin@gmail.com

From: [CROUCH, ELIZABETH](#)
To: [Cook, K Brian](#)
Subject: [EXTERNAL] rezoning of 2717 Canterbury
Date: Monday, December 04, 2017 2:15:33 PM

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Dear Mr. Cook,

I am unable to attend the zoning meeting this evening for 2717 Canterbury Road. However, my husband Andrew and I have been a resident of Forest Hills for nearly five years and have loved this historic neighborhood. We live at 2608 Stratford Road.

We would like to express our opposition of the division of this existing lot (2717 Canterbury Road) and the street setback requirement. My contact information is below.

Thank you for considering our opinion in your decision on this matter.

Elizabeth Crouch, PhD and Andrew Kahle, PharmD

Elizabeth Crouch, PhD
Assistant Professor, Department of Health Services Policy & Management
University of South Carolina

South Carolina Rural Health Research Center
220 Stoneridge Drive, Suite 204
Columbia, SC 29210
Phone: 803-576-6055

Campus
Discovery Building Suite 345
Phone: 803-777-0108
crouchel@mailbox.sc.edu

From: [Charles Brooks](#)
To: [Cook, K Brian](#)
Subject: [EXTERNAL] Zoning change request 2717 Canterbury Rd.
Date: Monday, December 04, 2017 2:51:21 PM

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Mr. Cook, as the president of the Forest Hills neighborhood association, I would like to register the neighborhood's opposition to the proposed division of a lot on Canterbury Road into two smaller lots. While the development or infill of unused property in the city is often times a desirable thing, the size and shape of this lot does not lend itself to an attractive outcome if 3 houses are squeezed in. The Neighborhood Association opposes zoning request change at 2717 Canterbury Rd. Thanks

Dr. Charles Brooks
2815 Canterbury Rd.



We Are Columbia

MEETING DATE: January 16, 2018

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ZONING MAP AMENDMENT and MAJOR PUD
AMENDMENT - 1507 Huger Street, 1520 Williams Street (aka
1520 Science Alley) and 1511 Huger Street; TMS# 09009-14-
13, 09009-14-21 and 09009-14-11

PURPOSE: Council District: 2

Proposal: Request to rezone the parcel from Office and
Institutional District (C-1), -Design/Development District (-DD)
and Planned Unit Development-Commercial District (PUD-C),
-Design/Development District (-DD) to General Commercial
District (C-3), -Design/Development District (-DD)

Applicant: Tommy Burriss, North Lake Properties, LLC

Staff Recommendation: Approval of the rezoning for TMS#
09009-14-13 and 09009-14-11 and Denial of the rezoning for
TMS# 09009-14-21

PC Recommendation: 12/04/2017; Approval of the rezoning
for TMS# 09009-14-13 and 09009-14-11 and Denial of the
rezoning for TMS# 09009-14-21

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** ZMA_1507-HugerStreet (PDF)



CITY COUNCIL

January 16, 2018 at 7:00pm
City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

Zoning Map Amendment and Major PUD Amendment Case Summary **1507 Huger Street, 1520 Williams Street (aka 1520 Science Alley) and 1511 Huger Street;** **TMS# 09009-14-13, 09009-14-21 and 09009-14-11**

Council District:	2
Proposal:	Request to rezone the parcel from Office and Institutional District (C-1), -Design/Development District (-DD) and Planned Unit Development-Commercial District (PUD-C), -Design/Development District (-DD) to General Commercial District (C-3), -Design/Development District (-DD)
Applicant:	Tommy Burriss, North Lake Properties, LLC
Staff Recommendation:	Approval of the rezoning for TMS# 09009-14-13 and 09009-14-11 and denial of the rezoning for TMS# 09009-14-21
PC Recommendation:	12/04/2017; Approval of the rezoning for TMS# 09009-14-13 and 09009-14-11 and denial of the rezoning for TMS# 09009-14-21
ZPH, 1st Reading:	01/16/2018; Pending
2nd Reading:	02/06/2018; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 0.95 acres

Current Use: Vacant

Proposed Use: Retail

Land Use Classification: Urban Core Regional Activity Corridor (UCAC-3)

Current Zoning: Office and Institutional District (C-1), -Design/Development District (-DD) and Planned Unit Development-Commercial District (PUD-C), -Design/Development District (-DD)

Proposed Zoning: General Commercial District (C-3), -Design/Development District (-DD)

PLANS, POLICIES, AND LAND USE

The Columbia Plan 2018: Comprehensive Plan Land Use Classification

The subject property is currently designated Urban Core Regional Activity Center (UCAC-3) in The Columbia Plan 2018 Future Land Use Map.

These developments are intense mixed-use business districts within the urban context. They may be adjacent to the central business district or found in outer areas of the City. They are primary destinations for work and play which attract people from more than a 20-mile radius or drive distance. The uses are built within the urban blocks and grid, and whole scale redevelopment of blocks or adaptive reuse of existing structures may occur in these areas. Their scale is large and may take up multiple City blocks. Their primary use is as a business district, but high-intensity residential in mixed-use buildings is also appropriate.

Primary Types:

- Small to Extra Large Business/Employment (incl. High-rise, excl. Flex)
- Multi-family Medium and High-rise Mixed-use

Secondary Types:

- Multi-family Medium to High-rise
- Small to Large Flex
- Civic/Institutional
- Parking Structures

Tertiary Types

- Single-family Attached
- Cemeteries & Mausoleums
- Parking Lots

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is located within the study area for the *City Center Master Plan* (1999), within Canal District.

Recommendations specific to the Canal District within the *City Center Master Plan* (1999) include prioritizing the pedestrian experience. The Plan notes “Huger, Hampton, Taylor, and Gervais Streets... provide traffic barriers to this area. Pedestrian linkages across these major arteries will be a challenge, but must be done” (pg.31). The subject property’s adjacency (across Williams Street) to a residential hub at CanalSide (which was in planning at the time of the Plan’s drafting) reinforces the above statement. The Plan further notes that the “Canal District’s proximity to the Central Business District as well as its convenient location near major transportation arteries makes it an ideal candidate for residential, office, and retail (mixed) uses” (pg. 30).

The adoption of the City Center Design/Development Zoning Overlay District (November 1998) was a result of the recommendations of the Strategic Assessment Report (1997); the planning process for the City Center Master Plan followed after these efforts, and reinforced these policies. The Plan notes that “The objective of the guidelines is to encourage high quality projects that will preserve and protect investments on adjacent properties and make a long-term contribution to the economic well being of the City Center” (pg.2). The development principles listed within the guidelines include: “Promote residential development and a pedestrian-friendly environment,” “Continue creating high quality public environments,” and “Support mixed-use development throughout City Center” (*City Center Design/Development Guidelines*, pg. 1-2).

PROPOSED ZONING DISTRICT SUMMARY

The subject property is currently zoned Office and Institutional District (C-1), -Design/Development District (-DD) and Planned Unit Development-Commercial District (PUD-C), Design/Development District (-DD). The abutting properties in the City of Columbia are zoned Office and Institutional District (C-1) to the North, Light Industrial District (M-1) to the East, General Commercial District (C-3) to the South and Planned Unit Development-Commercial District (PUD-C) to the West. The abutting properties are also in the City Center Design/Development District (-DD). The proposed zoning is General Commercial District (C-3), Design/Development District (-DD).

Office and Institutional District (C-1)

The C-1 district is intended to accommodate office, institutional, and certain types of residential uses in areas whose characteristic is neither general commercial nor exclusively residential in nature. Certain related structures and uses required to serve the needs of the areas are permitted outright or are permissible as special exceptions subject to restrictions and requirements intended to best fulfill the intent of this article.

Planned Unit Development-Commercial District (PUD-C)

- (a) Intent. The intent of planned unit development districts is to derive the benefits of efficiency, economy and flexibility by encouraging unified development of large sites, while also obtaining the advantage of creative site design, improved appearance, compatibility of uses, optimum service by community facilities, and better functioning of vehicular access and circulation. It is the intent of this article to allow development of large sites subject to specific regulations concerning permitted uses, but only subject to regulations concerning lot area, building coverage, yard spaces and building height insofar as the city council shall deem appropriate to fulfill the intent of this article, upon presentation of certification from the owners, developers or other parties at interest in the development of such sites that they will adhere to development policies which will fulfill the intent of this article.
- (b) Types of districts. Two types of districts accommodating primarily residential or nonresidential uses are created as follows:
 - (1) PUD-R Planned Unit Development—Residential. The PUD-R district is intended to accommodate residential uses, with nonresidential uses integrated into the design of such districts as secondary uses.
 - (2) PUD-C Planned Unit Development—Commercial. The PUD-C district is intended to accommodate primarily nonresidential uses, with residential uses integrated into the design of such districts as secondary uses.
- (c) Design and planning features. The types of residential dwelling units and the types of nonresidential uses allowed to be established in such districts increase with increasing site size of such districts, based upon the premise that increased site size will allow proper design, including functional interrelations, buffer treatments separating uses with potentially incompatible characteristics of use, design of access patterns, and relationships of uses within such planned unit developments with uses in adjacent districts. It is the intent of this article that such design and planning features be incorporated properly into any PUD district hereafter created, and that the planning commission and city council shall consider the existence and appropriateness of such features before any amendment to the zoning map is adopted to create such district.

City Center Design/Development District (-DD)

The -DD area is intended to protect the area identified as "City Center" which is undergoing redevelopment and revitalization from incompatible land uses and influences which do not complement or promote the high-intensity mixed use character of the area. It is also the intent that new developments within the -DD area are coordinated to ensure that the land use, pedestrian environment, urban design, open space, signs, street scape and traffic circulation are sensitive to and implement the overall objectives and concept of the applicable redevelopment plan. Development within the -DD area must comply with design guidelines set forth in this Code and in the publication "City Center Design/Development Guidelines, Final Report, September 1, 1998," LDR International, Inc. Consultants.

The -DD area consists of approximately 1,400 acres in the area bounded as follows: on the North by Elmwood Avenue, east by Pickens Street, South by Blossom Street, and West by the Congaree River. Any lot of record which fronts or abuts Elmwood, Pickens or Blossom within the area described above shall be deemed to fall within the -DD area.

General Commercial District (C-3)

The C-3 district is intended to accommodate a variety of general commercial and nonresidential uses characterized primarily by retail, office and service establishments and oriented primarily to major traffic arteries or extensive areas of predominantly commercial usage and characteristics. Certain related structures and uses are permitted outright or are permissible as special exceptions subject to restrictions and requirements intended to best fulfill the intent of this article. It

is not the intent of this article to encourage the development of long, narrow strips of commercial development fronting on major arteries, often referred to as strip commercial areas. Such development is often incompatible with adjacent uses and may lead to the eventual formation of commercial slums, damage the traffic-carrying capacities of streets, increase congestion, lead to depreciation of property values in adjacent areas, encourage undue dispersion of commercial facilities to the inconvenience of the public, and create disproportionate costs in the provision of governmental services.

City Center Design/Development District (-DD)

The -DD area is intended to protect the area identified as "City Center" which is undergoing redevelopment and revitalization from incompatible land uses and influences which do not complement or promote the high-intensity mixed use character of the area. It is also the intent that new developments within the -DD area are coordinated to ensure that the land use, pedestrian environment, urban design, open space, signs, street scape and traffic circulation are sensitive to and implement the overall objectives and concept of the applicable redevelopment plan. Development within the -DD area must comply with design guidelines set forth in this Code and in the publication "City Center Design/Development Guidelines, Final Report, September 1, 1998," LDR International, Inc. Consultants.

The -DD area consists of approximately 1,400 acres in the area bounded as follows: on the North by Elmwood Avenue, east by Pickens Street, South by Blossom Street, and West by the Congaree River. Any lot of record which fronts or abuts Elmwood, Pickens or Blossom within the area described above shall be deemed to fall within the -DD area.

STAFF RECOMMENDATION

1507 Huger Street (TMS# 09009-14-13) & 1511 Huger Street (TMS# 09009-14-11)

Staff recommends City Council **approve** the rezoning of 1507 Huger Street and 1511 Huger Street.

1520 Williams Street (aka 1520 Science Alley) (TMS# 09009-14-21)

Staff recommends City Council **deny** the request to rezone the property at 1520 Williams Street as the parcel is not adjacent to C-3 zoning nor would it become adjacent based on the proposed rezoning of the other parcels. While the -DD zoning overlay modifies the permitted uses of C-3, further encroachment of C-3 north of Huger Street is not encouraged.



Future Land Use Map

1507 Huger Street, 1520 Williams Street and 1511 Huger Street;
TMS# 09009-14-13, 09009-14-21 and 09009-14-11; Existing FLU: Urban Core Regional Activity Corridor (UCAC-3)

29.a

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 25 50 100
Feet

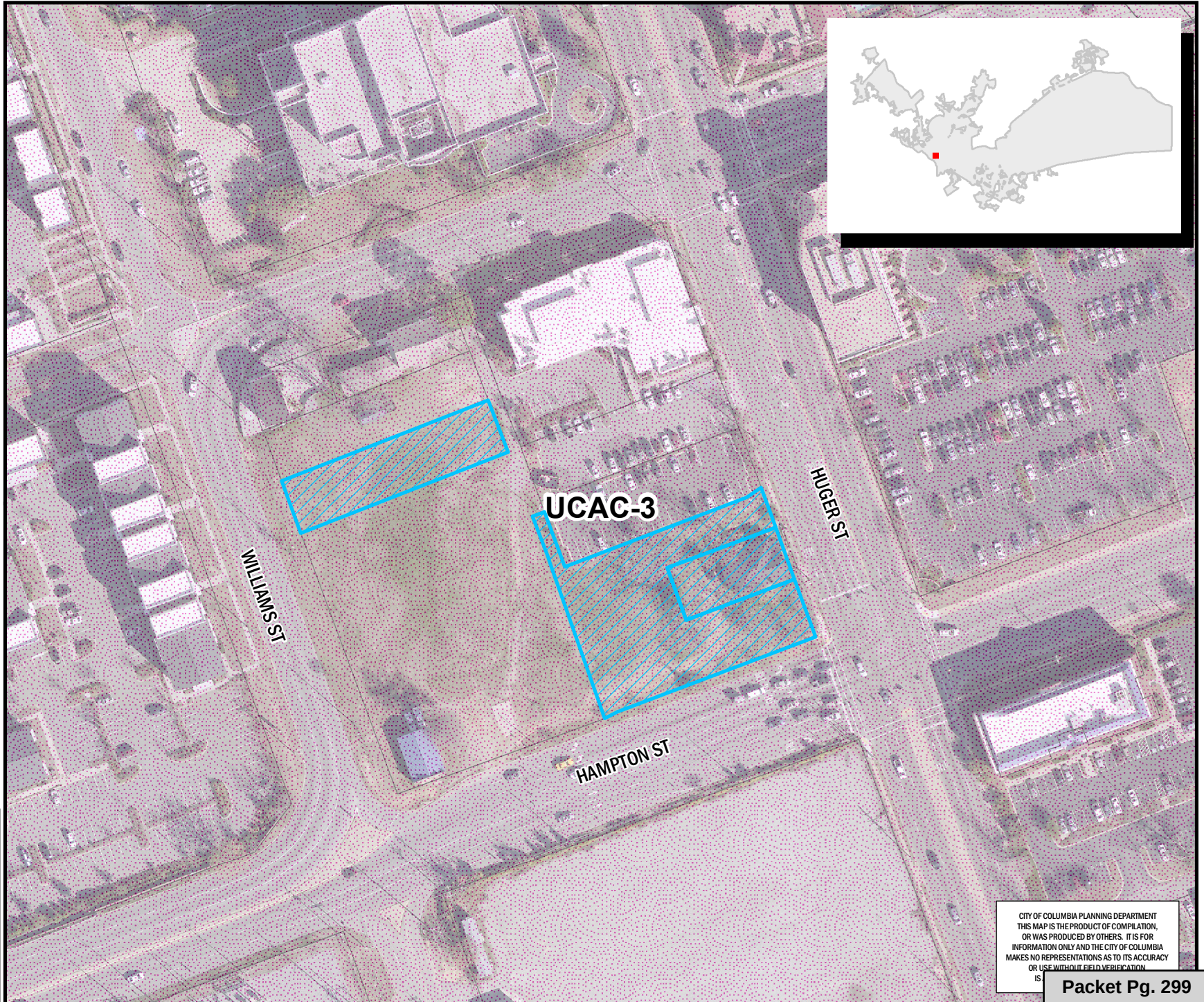
ORIGINAL PREPARATION/DATE:

This map was prepared by:

Shane Shaughnessy
November 8, 2017



We Are Columbia



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** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Zoning Map

1507 Huger Street, 1520 Williams Street and 1511 Huger Street; TMS# 09009-14-13, 09009-14-21 and 09009-14-22
Existing Zoning: C-1, -DD and PUD-C, -DD, Proposed Zoning: C-3, -DD

29.a

Department of Planning & Development Services

Legend

 CITY LIMITS
 PARCELS

 D-1	 C-1
 RS-1	 C-2
 RS-1A	 C-3
 RS-1B	 C-3A
 RS-2	 C-4
 RS-3	 C-5
 RD	 M-1
 RD-2	 M-2
 RG-1	 PUD-C
 RG-1A	 PUD-LS
 RG-2	 PUD-LS-E
 RG-3	 PUD-LS-R
 UTD	 PUD-R
 MX-1	 OUT OF CITY
 MX-2	



0 25 50 100
Feet

ORIGINAL PREPARATION/DATE:
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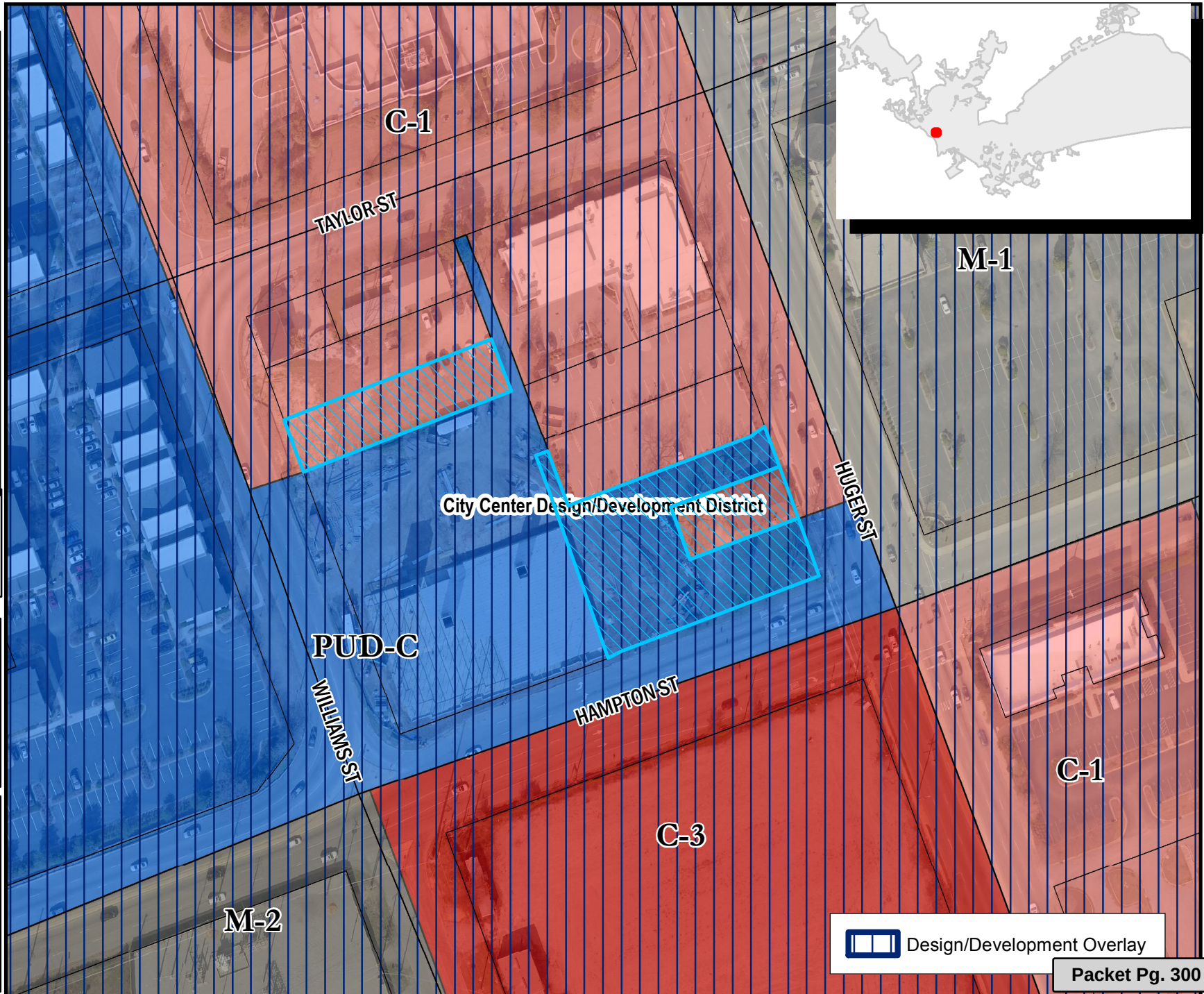
Shane Shaughnessy
November 8, 2017

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Design/Development Overlay

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Table of Permitted Uses**C-1****Permitted Principal Uses**

Landscape counseling and planning
Building Construction - Office Only
Construction other than building construction - Office Only
Arrangement of Transportation Services
Water supply services
Sewerage Systems (Sec. 17-262)
Finance, Insurance, and Real Estate
membership basis
Cemetery subdividers and developers
Photographic Studies, portrait
Funeral Service and crematories
Advertising agencies
Consumer credit reporting agencies
Blueprinting and photocopying (Sec. 17-264)
Commercial photography, art and graphics
elsewhere classified
Employment agencies
Temporary help services
Computer and data processing services
Detective agencies and protective services
Parking Lots
greenways, including administrative facilities)
Dance studios
Public Golf Course
Offices of physicians
Nursing and personal care facilities
Hospitals
Medical and dental laboratories
Legal services
Colleges, universities, professional schools, and junior
Libraries and information centers
Business and secretarial schools
Vocational schools except vocational high schools not
Individual and family social services
Job training and vocational rehabilitation services
Museums and art galleries
Business associations
Professional membership
Labor unions and similar organizations
Civic, social and fraternal associations
Political organizations
Religious organizations
Engineering, architectural, and surveying services
Accounting, auditing, and bookkeeping services
Commercial economic, sociological, and educational
Noncommercial research organization

Table of Permitted Uses**C-3****Permitted Principal Uses**

Landscape counseling and planning
Lawn and garden services
Ornamental shrub and tree services
Building Construction - Office Only
Construction other than building construction - Office Only
Bakery products
Printing, publishing and allied industries
Private Commercial Storage (Sec. 17-260)
Arrangement of Transportation Services
Telephone communication (wire or radio)
Communication: Telegraph
Radio and television broadcasting
Communication services, not elsewhere classified
Water supply services
Sewerage Systems (Sec. 17-262)
Paint, glass and wallpaper stores
Hardware stores
Retail nurseries, lawn and garden supply stores
Department stores
Variety stores
merchandise stores
Grocery Stores
Fruit stores and vegetable markets
Retail bakeries
Food stores: Miscellaneous
Motor vehicle dealers (new and used)(Sec. 17-286)
Motor vehicle dealers (used only)(Sec. 17-286)
Auto and home supply stores (Sec. 17-286)
Apparel and accessory stores
Furniture, home furnishings and equipment stores
Eating Places
Drugstores and proprietary stores
Miscellaneous shopping goods stores
Mail order house
operators
dealers
Florist
Cigar store and stands
New dealers and newsstands
Miscellaneous retail stores, not elsewhere classified
Finance, Insurance, and Real Estate
Cemetery subdividers and developers
Hotels, motels, and tourist courts
Suite Hotel (Sec. 17-271)
Bed and breakfast hotel (Sec. 17-271)
Organization hotels and lodgings on membership basis

C-1

Management and public relations services
Detached One-Family Dwelling
Attached Two-Family Dwelling
High-Rise (Sec. 17-304)
Mid-Rise (Sec. 17-267)
Miscellaneous services
Executive Offices
Legislative bodies
General government not elsewhere classified
Courts
Police and Fire Protection
Public finance, taxation, and monetary policy
Administration of human resources programs
Administration of environmental quality and housing
Administration of economic programs
tenant complies with the associated
Municipal active recreation facilities (athletic ball
Non-depository personal credit institutions (pay day
Offices and clinics of other health practitioners,
Elementary and Secondary Schools (17-296)
Permitted Accessory Use
Private Commercial Storage (Sec. 17-260)
Eating Places
Drugstores and proprietary stores
Beauty Shops
Barbershops
Reupholstery and furniture repair
Use by Special Exception
Food crops grown within a covered enclosure
General farms, primarily crop
Special Exception by Board of Zoning Appeals
Veterinary services with indoor kennels
Veterinary services with outdoor kennels
Roominghouses and boardinghouses
U.S. Postal Service
Drinking Places (alcoholic beverages)(Sec. 17-269)
Electric substations
Florist
Cigar store and stands
New dealers and newsstands
Miscellaneous retail stores, not elsewhere classified
Apparel and accessory stores
Coin-operated laundries and dry cleaning
cleaners
parlors and spas
Massage parlors and spas
Business services not elsewhere classified
Agricultural services with indoor kennels
Agricultural services with outdoor kennels

C-3

Garment pressing and agents for laundries and dry cleaners
Taylor and alteration shops
Linen supply
Diaper service
Coin-operated laundries and dry cleaning
Permitted Principal Uses
Photographic Studies, portrait
Beauty Shops
Barbershops
Shoe repair shops, shoeshine parlors, and hat cleaning shops
Funeral service and crematories
spas
Advertising agencies
Consumer credit reporting agencies
Blueprinting and photocopying (Sec. 17-264)
Commercial photography, art and graphics
elsewhere classified
Disinfecting and extermination services
buildings not elsewhere classified
Equipment rental and leasing services
Personal supply services
Miscellaneous business services: Miscellaneous
Business services not elsewhere classified
Employment agencies
Temporary help services
Computer and data processing services
Detective agencies and protective services
Passenger car rental and leasing without driver
Truck rental and leasing without drivers
Utility trailer and recreational vehicle rental
Parking Lots
Carwashes
Radio and mobile telephone installation shops
Radio and television repair shops
Refrigeration and air conditioning service and repair shops
Reupholstery and furniture repair
Watch and jewelry repair
Repair shops, not otherwise classified
Motion picture production
Motion picture theaters except drive-in
Bowling alleys and billiard and pool establishments
Physical fitness facilities and yoga facilities
Dance studios
Professional sports clubs and promoters
Racing including track operations
greenways, including administrative facilities)
Public golf courses
Coin-operated amusement devices
Amusement parks
Membership Sports and Recreation Clubs

C-1

Parking structures
Radio and mobile telephone installation shops
Watch and jewelry repair
Motion picture theaters except drive-in
Physical fitness facilities and yoga facilities
Membership Sports and Recreation Clubs
Arboreta, botanical and zoological gardens
Day Care Facilities (Sec. 17-265)
Residential Care (Sec. 17-266)
Attached One-Family Dwelling
Multi-Family Dwelling
Group Development
Dormitories, Public
Fraternity and sorority houses

C-3

Amusement and recreation services not elsewhere classified
Offices of physicians
Nursing and personal care facilities
Hospitals
Medical and dental laboratories
Legal services
Colleges, universities, professional schools, and junior
Libraries and information centers
Permitted Principal Uses
Business and secretarial schools
Vocational schools except vocational high schools not
Individual and family social services
Job training and vocational rehabilitation services
Museums and art galleries
Arboreta, botanical and zoological gardens
Business associations
Professional membership
Labor Unions and similar labor organizations
Civic, social and fraternal associations
Political organizations
Religious organizations
Engineering, architectural, and surveying services
Accounting, auditing, and bookkeeping services
Commercial economic, sociological, and educational research
Noncommercial research organization
Testing laboratories
Management and public relations services
Miscellaneous services
Executive Offices
Legislative bodies
General government not elsewhere classified
Courts
Police and Fire Protection
Public finance, taxation, and monetary policy
Administration of human resources programs
Administration of environmental quality and housing programs
Administration of economic programs
Permitted in District, provided owner and/or tenant complies with the associated conditions set forth in this article
Microbrewery (Sec. 17-290) products
Used merchandise stores without weapons (Sec. 17-87)
Non-depository personal credit institutions (pay day loan and/or title loan establishments (Sec. 17-294)
Municipal active recreation facilities (athletic ball fields, swimming pools, playgrounds, including administration facilities)(Sec. 17-289)

Offices and clinics of other health practitioners, including therapeutic massage (17-288)

Elementary and Secondary Schools (17-296)

**Permitted as an Accessory Use or as a Principal Use
by Special Exception**

Food crops grown within a covered enclosure

General farms, primarily crop

Special Exception by Board of Zoning Appeals

Veterinary services with indoor kennels

Veterinary services with outdoor kennels

Furnitures and fixtures

Special Exception by Board of Zoning Appeals

Local and suburban transit and interurban highway passenger transportation and service facilities for motor vehicle passenger transportation

Motor freight transportation and warehousing: Local trucking without storage

Public warehousing: Miniwarehouse (Sec. 17-260)

U.S. Postal Service

Electric substations

Motor vehicles and automotive parts and supplies

Wholesale trade, not durable goods: Paper and paper products

Wholesale trade, not durable goods: Drugs, drug proprietaries, and drugist sundries

Wholesale trade, not durable goods: Apparel - Goods and notions

Wholesale trade, not durable goods: Groceries and related products

Wholesale trade, not durable goods: Miscellaneous nondurable goods

Retail Trade: Lumber and other building materials dealers

Gasoline service stations (Sec. 17-286)

Boat dealers (Sec. 17-286)

Recreational and utility trailer dealers (Sec. 17-286)

Drinking Places (alcoholic beverages)(Sec. 17-269)

Liquor Stores

Used merchandise stores with weapons

Pawn shops

Fuel oil dealers

Liquified petroleum gas (bottled gas) dealers

Banquet Hall

Power laundries

Laundry and garment services not elsewhere classified

Body piercing facilities and tattoo establishments

Massage parlors and spas

Outdoor advertising agencies
Parking structures
Automotive repair shops
Automotive services, except repair and carwashes
Drive-in motion picture theaters
Bingo parlors
Day Care Facilities (Sec. 17-265)
Residential Care (Sec. 17-266)
Commercial, physical and biological research
Detached One-Family Dwelling
Attached Two-Family Dwelling
Multi-Family Dwelling
Group Development
High-Rise (Sec. 17-304)
Mid-Rise (Sec. 17-267)
Dormitories, Public
Fraternity and sorority houses
Correctional insitutions