COLUMBIA CITY COUNCIL MEETING AGENDA
TUESDAY, MAY 16, 2017

The City Council will meet at 12:00 a.m. on Tuesday, May 16, 2017 at City Hall, Council Chambers, 1737 Main Street, 3rd Floor, Columbia, SC 29201.

Members are: The Honorable Sam Davis, Chair ▪ The Honorable Tameika Isaac Devine, At-Large

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 - 12:00 P.M.

ROLL CALL

INVOCATION

FINANCIAL REPORT

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

FISCAL YEAR 2017/2018 BUDGET WORKSHOP

2. 2017 Summer Work Experience Leadership Program - Mr. J. T. McLawhorn, President & CEO of the Columbia Urban League

3. Update from Senior Resources - Ms. Pam Dukes, Executive Director of Senior Resources

4. All Funds Summary & Wrap Up - Ms. Melisa Caughman, Budget and Program Management Director

EXECUTIVE SESSION

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

   - Employee Health Center

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

   Candidate Filing Fees

7. 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)

   Incentives

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. April 4, 2017 Meeting Minutes

CONSENT AGENDA ITEMS 9 THROUGH 17

9. Council is asked to approve Operator Training, SOP Preparation and Operation Manual Services, as requested by the Metro Wastewater Treatment Plant. Award to Brown and Caldwell as a sole source in an amount not to exceed $59,500.00. This vendor is located in Columbia, SC.

   Utilities Metro Wastewater Plant: Professional Services; 5516208-636600. The original budgeted amount is $59,500.00.

10. Council is asked to approve an Agreement for Health Care Benefit Plan and Actuarial Services, as requested by the Human Resources Department. Award to AON Risk Services South Inc. in an amount not to exceed $100,000.00. This firm is located in Greenville, SC.

    Health Insurance Benefits- Consultant Fees (Contract) 6048933-636700

11. Council is asked to approve Project SS7324; Bendale Pump Station Improvements, as requested by the Utility Operations Department. Award to LAD Corporation of West Columbia, a Woman Owned Business Enterprise in an amount of $196,441.00 with a

project contingency of $19,644.10 for a total amount not to exceed $216,085.10. This firm is located in West Columbia, SC.

Funding Source: Water and Sewer Capital Project Cost; 5529999-658650. This is a Clean Water 2020 Program Project and the original budgeted amount is $198,670.00.

The following sub-consultants will provide additional services.

Ferguson Waterworks, a Local Business Enterprise of Elgin, SC will provide $5,000 (2%) of contract value.

Tindal Corporation, a Local Business Enterprise of Spartanburg, SC will provide $11,000 (5%) of contract value.

12. Council is asked to approve a Contract for Finlay Park Fountain Design Build Services, as requested by the Parks and Recreation Department. Award to WP Law in an amount not to exceed fee of $310,649.99. This firm is located in Lexington, SC.

Funding Source: 403999-658650-PK005606 - The original budgeted amount is $310,650.00.

The following sub-consultants will provide additional services:

AOS Specialty Contractors, a Woman Owned Business Enterprise of Lexington, SC will provide excavation and concrete services for $62,000 (20.9%) of the contract value.

Cornerstone Cutting and Coring, LLC of Ridgeway, SC will provide core drilling services for $5,000 (1.6%) of the contract value.

13. Council is asked to approve Project WM4341/WM4359; Water Main Construction Services along Pine Cliff Court, Challedon Drive and Brandywine Drive, as requested by the Utility Operations Department. Award to G. H. Smith Construction, LLC, a Local Business Enterprise in an amount not to exceed $355,118.50. This firm is located in Columbia, SC.

Funding Source: Water and Sewer Improvements – Pine Cliff Court, Challedon Drive, and Brandywine Drive WM Construction/Capital Project Costs ;5529999-WM434101-658650. The original budgeted amount is $372,975.00.This is a Mentor Protege Program Project. Lake Murray Utilty Company, Inc. of Columbia, SC is the Protege and will implement 20% of the contract value.

14. Council is asked to approve an Agreement for the Sewer System Evaluation Study and Sewer Rehabilitation Implementation for Smith Branch 02, as requested by the Engineering Department. Award to Stantec Consulting Services, Inc., in the amount of $433,053.00. This firm is located in Columbia, SC.

Funding Source: 5529999-SS7279-658650 (Unforeseen & Miscellaneous Projects). The original budgeted amount is $6,000,000.This is a Mentor Protégé Program Project. Chao and Associates, Inc.,of Columbia, SC, is the Protégé and will provide GIS, manhole surveying and general construction services in the amount of $250,646.50 (57.88%) of the contract amount.

15. Council is asked to authorize Contract negotiations for Utility Relocation and Upgrade Services for Water and Wastewater System Improvements, as requested by the Utility Operations Department and the Engineering Department. Award to CDM Smith Inc., Hazen and Sawyer, and Michael Baker International, Inc. in an amount not to exceed $2,280,000.00. We also request Council's approval for the execution of the final agreements, subsequent task orders, and option to extend services to the extent of Council's approved budget amount, in a form approved by the City's Attorney's Office with final approval by the City Manager.

    Funding Sources: See attached memo for multiple funding sources and amounts.

    CDM Smith Inc. has headquarters in Boston, MA and a local office in Columbia, SC. CDM Smith, Inc. proposed to utilize 2% SBE, 10% MBE, and 8% WBE for subconsultant services.

    Hazen and Sawyer has headquarters in New York, NY and a local office in Columbia, SC. Hazen and Sawyer proposed to utilize 10% MBE and 15% WBE for subconsultant services.

    Michael Baker International, Inc. has headquarters in Pittsburgh, PA and a local office in Columbia, SC. Michael Baker International, Inc. proposed to utilize 5% SBE, 8% MBE, and 15% WBE for subconsultant services.

16. Ordinance No.: 2017-022 - Authorizing the City Manager to execute a Sixth Amendment to Lease between the City of Columbia and Old Boy Properties, LLC for property consisting of 100± acres in Richland County, South Carolina being a portion of the property formerly owned by Columbia Venture, LLC and Sunday School, LLC

    First reading approval was given on May 2, 2017.

17. Resolution No.: R-2017-044 - Authorizing consumption of beer and wine beverages only at Jerry Fest at the Five Points Fountain on October 1, 2017

PRESENTATIONS

18. American Public Works Week Proclamation - Mr. Robert Anderson, Director of Public Works

19. Special Presentation - Ms. Susan Carson Lambert, Coordinator for the Midlands Food Alliance

20. Recognition of Local Entrepreneur / Inventor Ms. Darla Davenport-Powell - The Honorable Sam Davis

21. Sally Salamander: A Proposal for Expansion and Promotion - Heathwood Hall Episcopal School Students

    Marra Edwards, Kate Nassab, DQ Joseph, Philip Brewer, Tanner Senn, Roy Mathews, William McKelvey, and Lawson Leidinger

STAFF REPORT

22. Flood Recovery / CDBG-DR Program Update - Ms. Gloria Saeed, Director of Community Development

PUBLIC HEARING - ORDINANCES FIRST READING

23. Ordinance No.: 2017-008 Authorizing the Granting of Property Tax Credits to Smoky Properties, LLC for Richland County TMS #08911-05-11 pursuant to the South Carolina Abandoned Buildings Revitalization Act, Title 12, Chapter 67 of the Code of Laws of South Carolina, 1976, as amended

ORDINANCES - FIRST READING

24. Ordinance No.: 2017-042 - Authorizing the City Manager to execute an Agreement for Sale, deed and any other documents necessary to consummate the transfer of approximately 0.38 acres (16,553 SF) known as 611 Blanding Street and 615 Blanding Street, Richland County TMS #09010-11-17 and TMS #09010-11-16 to Matt Varner

ZONING PUBLIC HEARING - 7:00 P.M.

25. Annexation, Comprehensive Plan Map Amendment, and Zoning Map Amendment - ±2.49 acres proposed for Woodcreek Farms Road, a/k/a: 10750 Two Notch Road and E/S Old National Highway (p), E/S Old National Highway, and 168 Riding Grove Road(p), TMS# 28900-01-11 (p), 28900-01-14, and 28900-01-10 (p)

    Ordinance No.: 2017-037 - Annexing and Incorporating 2.49 acres proposed for Woodcreek Farms Road, a/k/a: 10750 Two Notch Road and E/S Old National Highway (p), E/S Old National Highway, and 168 Riding Grove Road(p), Richland County TMS#28900-01-11 (p), 28900-01-14, and 28900-01-10 (p) into the

Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015

Council District:4

Proposal: Request to annex, assign land use classification of Urban Edge Residential-Large Lot (UER-2), and assign zoning of PUD-R (Planned Unit Development-Residential District). The property is currently classified as Neighborhood (Medium Density) and zoned as PDD by Richland County.

Applicant:Woodcreek Development LLC f/k/a Woodcreek Development Partnership

Staff Recommendation: Approval

PC Recommendation:04/03/2017; Approval (7-0)

26. Annexation, Comprehensive Plan Map Amendment, and Zoning Map Amendment - 152 Island View Circle; TMS# 28907-01-08

Ordinance No.: 2017-038 - Annexing and Incorporating 152 Island View Circle, Richland County TMS #28907-01-08, into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015

Council District:4

Proposal:Request to annex, assign land use classification of Urban Edge Residential-Large Lot (UER-2) and assign zoning of Planned Unit Development-Residential District (PUD-R). The property is currently classified as Neighborhood (Medium Density) by Richland County and zoned as PDD by Richland County.

Applicant: Executive Construction Homes, LLC

Staff Recommendation: Approval

PC Recommendation: 04/03/2017; Approval (7-0)

27. Annexation, Comprehensive Plan Map Amendment, and Zoning Map Amendment: ±347.2 acres, a/k/a 10750 Two Notch Road; TMS# 28900-01-11(p)

Ordinance No.: 2017-040 - Annexing and Incorporating 347.2 acres a/k/a 10750 Two Notch Road, Richland County TMS #28900-01-11(p), into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014
on February 17, 2015

Council District:4

Proposal:Request to annex, assign land use classifications of Urban Edge Residential-Small Lot (UER-1), Urban Edge Residential-Large Lot (UER-2), and Community Activity Corridor (AC-2), and assign zoning of Planned Unit Development-Residential District (PUD-R). The property is currently classified as Neighborhood (Medium Density) and zoned PDD by Richland County.

Applicant:Woodcreek Development, LLC

Staff Recommendation:Approval

PC Recommendation:04/03/2017; Approval (7-0)

28. Annexation, Comprehensive Plan Map Amendment, and Zoning Map Amendment: 29.25 acres N/S Riding Grove Road (p); TMS# 28900-01-11(p) and 28900-01-30

Ordinance No.: 2017-039 - Annexing and Incorporating 29.25 acres N/5 Riding Grove Road, Richland County TMS # 28900-01-11 (p) and 28900-01-30 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015

Council District: 4

Proposal:Request to annex, assign land use classification of Urban Edge Residential-Small Lot (UER-1), and assign zoning of PUD-R (Planned Unit Development-Residential District). The property is currently classified as Neighborhood (Medium Density) by Richland County for both parcels and zoned PDD by Richland County for TMS# 28900-01-11 (p) and RS-MD by Richland County for TMS# 28900-01-30.

Applicant:ARBO Woodcreek LLC

Staff Recommendation:Approval

PC Recommendation: 04/03/2017; Approval (7-0)

29. Annexation, Comprehensive Plan Map Amendment and Zoning Map Amendment - 1115 Shop Road; TMS# 11210-01-01

Ordinance No.: 2017-034 - Annexing and Incorporating 1115 Shop Road, Richland County TMS #11210-01-01 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 District (M-1).The property is currently classified as Mixed Residential (High Density) by Richland County and zoned as M-1 by Richland County.

Applicant:1115 & 1087 Shop Rd, LLC / Reign Living, LLC

Staff Recommendation:Approval

PC Recommendation: 03/06/2017; Cancelled; 03/20/2017; Approval (6-0)

30. Comprehensive Plan Future Land Use Map Amendment - 30 National Guard Road; TMS# 11100-01-04

Ordinance No.: 2017-036 - Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map for 30 National Guard Road, Richland County TMS #11100-01-04

City Council District:3

Proposal:Request to amend Chapter 8.3 of The Columbia Plan 2018 – Future Land Use Map to modify the land use classification from EC to SD-1.

Applicant:City of Columbia Planning & Development Services

Staff Recommendation:Approval

PC Recommendation:03/06/2017; Cancelled 03/20/2017; Approval (6-0)

31. Comprehensive Plan Future Land Use Map Amendment - 6825 Pennington Road, 843 Pepper Street and 851 Pepper Street; TMS# 16407-07-02, 16407-07-05 and 16407-07-04

Ordinance No.: 2017-035 - Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map for 6825 Pennington Road, 843 Pepper Street and 851 Pepper Street, Richland County TMS #16407-07-02,16407-07-05 and 16407-07-04

City Council District:4

Proposal:Request to amend Chapter 8.3 of The Columbia Plan 2018 – Future Land Use Map to modify the land use classification from AC-2 to IND.

Applicant:City of Columbia Planning & Development Services

Staff Recommendation: Approval

PC Recommendation:03/06/2017; Cancelled; 03/20/2017; Approval (6-0)

32. Zoning Map Amendment - Willow Street S-40-506 (formerly Pine Street); South of TMS# 11601-25-01

Council District: 2

Proposal: Request to rezone the parcel from RG-1A to RG-2

Applicant:Gilbert Walker, Columbia Housing Authority

Staff Recommendation: Approval

PC Recommendation: 04/03/2017; Approval (7-0)

33. Zoning Map Amendment - 3319 Millwood Avenue; TMS# 13804-03-09

Council District: 3 & 4

Proposal:Request to rezone the parcel from PUD-C to RS-2

Applicant:Raymond A. Perkins, Jr., Richland School District One

Staff Recommendation:Approval

PC Recommendation:04/03/2017; Denial (7-0)

OTHER MATTERS

34. Council is asked to approve the Installation of four (4) Speed Humps in the Standish Acres Community, as requested by the Traffic Engineering Division.

The Police Department and the Fire Department have reviewed and approved the proposed location.

APPOINTMENTS

35. Council is asked to approve an appointment to the Spirit Communications Park Board of Advisors.

36. Council is asked to approve appointments for three (3) individuals to the Quiet Zone Advisory Committee.

CONSIDERATION OF MATTERS DISCUSSED DURING THE WORK SESSION

CITY COUNCIL COMMITTEE REPORTS / REFERRALS

APPEARANCE OF THE PUBLIC

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Finance**

FROM: ***Jan Alonso, Finance Director***

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

FINANCIAL IMPACT:

STRATEGIC GOALS: **Provide high quality municipal services**

ATTACHMENTS:

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

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

		ACTUAL PRIOR YEAR FY 2015/16	BUDGET CURRENT YEAR FY 2016/17	ACTUAL PRIOR YEAR THRU MAR 2016	ACTUAL CURRENT YEAR THRU MAR 2017	ACTUAL CURRENT TO PRIOR VARIANCE	% ANNUAL BUDGET
	REVENUE						
1	GENERAL PROPERTY TAX	51,024,375	53,241,097	39,691,521	40,638,368	946,847	76.3%
2	LICENSES AND PERMITS	38,659,049	39,654,866	7,373,159	7,023,589	(349,570)	17.7%
3	FROM OTHER AGENCIES	14,168,660	15,037,877	11,585,509	12,236,448	650,939	81.4%
4	CURRENT SERVICE CHARGES	12,414,061	12,359,628	9,179,187	9,464,148	284,961	76.6%
5	FINES & FORFEITURES	822,196	1,102,000	838,313	904,744	66,431	82.1%
6	SPECIAL EVENTS	96,677	83,900	94,517	93,231	(1,286)	111.1%
7	MISCELLANEOUS REVENUE	2,869,977	36,000	60,896	2,345,031	2,284,135	6514.0%
8	INTEREST ON INVESTMENT	204,931	100,000	46,262	78,675	32,413	78.7%
9	RENTS & SALE OF PROPERTY	421,760	390,000	223,617	190,415	(33,202)	48.8%
10	**TOTAL REVENUE**	**120,681,686**	**122,005,368**	**69,092,981**	**72,974,649**	**3,881,668**	59.8%
11	**TRANSFERS IN**						
12	FROM CAPITAL LEASE PROCEEDS	1,338,294	0	0	2,467,627		
13	FROM ACCOMMODATIONS TAX	25,000	25,000	25,000	25,000	0	100.0%
14	FROM HOSPITALITY TAX	3,000,000	3,000,000	2,250,000	2,250,000	0	75.0%
15	FROM GO BOND PROCEEDS	2,439,946	8,000,000	2,140,880	2,285,756	144,877	28.6%
16	FROM WATER & SEWER OPERATING	4,945,605	2,270,000	3,709,204	1,702,500	(2,006,704)	75.0%
17	FROM PARKING FUND	500,000	500,000	375,000	375,000	0	75.0%
18	FROM OTHER FUNDS	228	0	0	1,743,937	1,743,937	0.0%
19	UN-APPROPRIATED SURPLUS	0	3,659,251	0	0		0.0%
20	**TOTAL TRANSFERS IN**	**12,249,074**	**17,454,251**	**8,500,083**	**10,849,821**	**2,349,737**	62.2%
21							
22	**TOTAL GEN FUND REV & TRF**	**132,930,760**	**139,459,619**	**77,593,064**	**83,824,470**	**6,231,405**	60.1%
23							
24	**EXPENDITURES - DEPARTMENTS**						
25	LEGISLATIVE - MAYOR & CITY COUNCIL	748,390	773,217	530,138	547,277	17,139	70.8%
26	ADMINISTRATION - CITY MANAGER	503,442	523,013	362,593	393,004	30,411	75.1%
27	ADMINISTRATION - GOV'T AFFAIRS	464,490	459,026	333,144	335,943	2,799	73.2%
28	ADMINISTRATION - ACM OPERATIONS	364,824	434,318	262,385	304,666	42,281	70.1%
29	ADMINISTRATION - ACM-CFO	181,395	263,927	134,518	154,060	19,542	58.4%
30	ADMINISTRATION - SR. ASSISTANT CM	321,813	331,245	205,084	318,916	113,832	96.3%
31	HUMAN RESOURCES	987,856	1,067,334	717,776	684,938	(32,838)	64.2%
32	BUDGET & PROG MGMT OFFICE	295,557	381,081	211,728	214,887	3,159	56.4%
33	PUBLIC RELATIONS	602,797	598,259	403,679	417,491	13,812	69.8%
34	COUNCIL SUPPORT SERVICES	599,733	448,544	474,204	343,052	(131,152)	76.5%
35	LEGAL	1,966,384	1,975,142	1,423,317	1,191,018	(232,299)	60.3%
36	MUNICIPAL COURT	2,601,829	2,809,503	1,821,918	1,891,561	69,643	67.3%
37	FINANCE	1,756,890	2,025,261	1,293,854	1,317,040	23,186	65.0%
38	OFFICE OF BUSINESS OPPORTUNITIES	809,322	919,591	526,062	593,934	67,872	64.6%
39	COMMUNITY DEVELOPMENT	291,955	307,728	208,929	195,636	(13,293)	63.6%
40	DEVELOPMENT SERVICES	3,328,834	3,643,023	2,267,892	2,354,636	86,744	64.6%
41	POLICE	37,128,519	39,718,315	25,747,316	29,074,855	3,327,539	73.2%
42	911 EMERGENCY COMMUNICATIONS	2,956,665	3,062,828	2,145,624	2,143,952	(1,672)	70.0%
43	FIRE	21,434,822	23,262,557	14,824,474	16,455,020	1,630,546	70.7%
44	PARKS & RECREATION	11,639,848	12,352,572	8,075,814	8,698,577	622,763	70.4%
45	PUBLIC WORKS	19,325,323	19,708,846	14,416,634	13,151,753	(1,264,881)	66.7%
46	GENERAL SRVCS/SUPPORT SERVICES	1,625,523	1,916,610	997,236	1,133,997	136,761	59.2%
47	INFORMATION TECHNOLOGY	3,696,266	3,933,810	2,926,221	2,796,877	(129,344)	71.1%
48	**TOTAL DEPARTMENT**	**113,632,477**	**120,915,750**	**80,310,540**	**84,713,090**	**4,402,550**	70.1%
49	**EXPEND. - NON-DEPT. & MISC.**						
50	COMMUNITY PROMOTION - AGENCIES	463,239	490,000	398,424	356,284	(42,140)	72.7%
51	SOLICITOR & DETENTION	753,925	815,817	415,616	500,288	84,672	61.3%
52	HOMELESS SERVICES	906,688	1,112,332	516,297	613,668	97,371	55.2%
53	ECONOMIC DEVELOPMENT - RESERVE	37,500	28,800	0	66,300	66,300	230.2%
54	NON-DEPARTMENTAL & MISC.	153,355	40,000	55,705	13,041	(42,664)	32.6%
55	OFFICE SPACE LEASE	3,221,242	505,000	312,437	312,464	27	61.9%
56	CAPITAL LEASE PAYMENT	1,069,259	2,123,932	801,944	1,500,237	698,293	70.6%
57	OTHER SERVICES AND CHARGES	(2,668)	0	(2,518)	3,123	5,641	0.0%
58	**TOTAL NON-DEPARTMENTAL**	**6,602,540**	**5,115,881**	**2,497,905**	**3,365,405**	**867,500**	65.8%
59	**TOTAL EXPENDITURES**	**120,235,017**	**126,031,631**	**82,808,445**	**88,078,495**	**5,270,050**	69.9%
60	**TRANSFERS OUT**						
61	TO OTHER FUNDS					0	
62	DEVELOPMENT CORPORATIONS	1,390,025	1,477,553	1,042,520	1,108,166	65,646	75.0%
63	TO INTERNAL SERVICE FUNDS	8,011,626	6,031,730	1,599,500	1,749,048	149,548	29.0%
64	TO SPECIAL REVENUES	84,561	0	60,546	0	(60,546)	0.0%
65	TO DEBT SERVICE	5,508,714	5,508,714	4,933,480	4,131,536	(801,944)	75.0%
66	TO GRANTS	12,191	0	1,618	43,409	41,791	0.0%
67	TO CAPITAL IMPROVEMENTS	2,722,928	409,993	2,282,928	1,612,892	(670,035)	0.0%
68	TO STORM WATER	0	0	0	0	0	0.0%
69	TO CAPITAL REPLACEMENTS	0	0	0	0	0	
70	**TOTAL TRANSFERS OUT**	**17,730,045**	**13,427,990**	**9,920,592**	**8,645,051**	**(1,275,541)**	64.4%
71							
72	**TOTAL GEN FUND EXPEND & TRF**	**137,965,062**	**139,459,621**	**92,729,037**	**96,723,546**	**3,994,509**	69.4%
73							
74	**TOTAL SURPLUS (DEFICIT)**	**(5,034,303)**	**(2)**	**(15,135,972)**	**(12,899,076)**		

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

	BUDGET PRIOR YEAR FY 2015/16	BUDGET CURRENT YEAR FY 2016/17	BUDGET CURRENT YEAR THRU MAR 2017	ACTUAL CURRENT YEAR THRU MAR 2017	ACTUAL TO BUDGET VARIANCE THRU MAR 2017	% ANNUAL BUDGET
REVENUE						
GENERAL PROPERTY TAX	51,826,115	53,241,097	39,930,922	40,638,368	707,446	76.3%
LICENSES AND PERMITS	36,197,981	39,654,866	29,741,225	7,023,589	(22,717,636)	17.7%
FROM OTHER AGENCIES	13,086,467	15,037,877	11,278,436	12,236,448	958,012	81.4%
CURRENT SERVICE CHARGES	12,119,990	12,359,628	9,269,721	9,464,148	194,427	76.6%
FINES & FORFEITURES	1,102,000	1,102,000	826,502	904,744	78,242	82.1%
SPECIAL EVENTS	83,400	83,900	62,925	93,231	30,306	111.1%
MISCELLANEOUS REVENUE	36,000	36,000	27,000	2,345,031	2,318,031	6514.0%
INTEREST ON INVESTMENT	75,000	100,000	75,000	78,675	3,675	78.7%
RENTS & SALE OF PROPERTY	290,000	390,000	292,501	190,415	(102,086)	48.8%
TOTAL REVENUE	**114,816,953**	**122,005,368**	**91,504,232**	**72,974,649**	**(18,529,583)**	59.8%
TRANSFERS IN						
FROM CAPITAL LEASE PROCEEDS	0	0	0	2,467,627	2,467,627	
FROM ACCOMMODATIONS TAX	25,000	25,000	18,750	25,000	6,250	100.0%
FROM HOSPITALITY TAX	3,000,000	3,000,000	2,250,000	2,250,000	0	75.0%
FROM GO BOND PROCEEDS	5,000,000	8,000,000	6,000,000	2,285,756	(3,714,244)	28.6%
FROM WATER & SEWER OPERATING	4,945,605	2,270,000	1,702,500	1,702,500	(0)	75.0%
FROM PARKING FUND	500,000	500,000	375,000	375,000	(0)	75.0%
FROM OTHER FUNDS	0	0	0	1,743,937	1,743,937	0.0%
UN-APPROPRIATED SURPLUS	3,704,324	3,659,251	2,744,493	0	(2,744,493)	0.0%
TOTAL TRANSFERS IN	**17,174,929**	**17,454,251**	**13,090,743**	**10,849,821**	**(2,240,923)**	**62.2%**
TOTAL GEN FUND REV & TRF	**131,991,882**	**139,459,619**	**104,594,975**	**83,824,470**	**(20,770,506)**	**60.1%**
EXPENDITURES - DEPARTMENTS						
LEGISLATIVE - MAYOR & CITY COUNCI	794,402	773,217	579,914	547,277	(32,637)	70.8%
ADMINISTRATION - CITY MANAGER	494,521	523,013	392,264	393,004	740	75.1%
ADMINISTRATION - GOV'T AFFAIRS	458,207	459,026	344,275	335,943	(8,332)	73.2%
ADMINISTRATION - ACM OPERATIONS	373,923	434,318	325,740	304,666	(21,074)	70.1%
ADMINISTRATION - ACM-CFO	191,254	263,927	197,949	154,060	(43,889)	58.4%
ADMINISTRATION - SR. ASSISTANT CM	309,177	331,245	248,436	318,916	70,480	96.3%
HUMAN RESOURCES	998,051	1,067,334	800,506	684,938	(115,568)	64.2%
BUDGET & PROG MGMT OFFICE	357,293	381,081	285,816	214,887	(70,929)	56.4%
PUBLIC RELATIONS	615,691	598,259	448,696	417,491	(31,205)	69.8%
COUNCIL SUPPORT SERVICES	555,042	448,544	336,409	343,052	6,643	76.5%
LEGAL	1,904,067	1,975,142	1,481,360	1,191,018	(290,342)	60.3%
MUNICIPAL COURT	2,686,612	2,809,503	2,107,138	1,891,561	(215,577)	67.3%
FINANCE	1,878,235	2,025,261	1,518,956	1,317,040	(201,916)	65.0%
OFFICE OF BUSINESS OPPORTUNITIES	783,223	919,591	689,699	593,934	(95,765)	64.6%
COMMUNITY DEVELOPMENT	320,919	307,728	230,800	195,636	(35,164)	63.6%
DEVELOPMENT SERVICES	3,640,790	3,643,023	2,732,272	2,354,636	(377,636)	64.6%
POLICE	37,344,860	39,718,315	29,788,818	29,074,855	(713,963)	73.2%
911 EMERGENCY COMMUNICATIONS	3,320,452	3,062,828	2,297,127	2,143,952	(153,175)	70.0%
FIRE	21,990,263	23,262,557	17,446,963	16,455,020	(991,943)	70.7%
PARKS & RECREATION	11,443,188	12,352,572	9,264,462	8,698,577	(565,885)	70.4%
PUBLIC WORKS	20,500,212	19,708,846	14,781,701	13,151,753	(1,629,948)	66.7%
GENERAL SRVCS/SUPPORT SERVICES	1,758,543	1,916,610	1,437,464	1,133,997	(303,467)	59.2%
INFORMATION TECHNOLOGY	3,648,999	3,933,810	2,950,364	2,796,877	(153,487)	71.1%
TOTAL DEPARTMENT	**116,367,924**	**120,915,750**	**90,687,129**	**84,713,090**	**(5,974,039)**	70.1%
EXPEND. - NON-DEPT. & MISC.						
COMMUNITY PROMOTION - AGENCIES	520,000	490,000	367,500	356,284	(11,216)	72.7%
SOLICITOR'S OFFICE	765,817	815,817	611,864	500,288	(111,576)	61.3%
HOMELESS SERVICES	1,045,583	1,112,332	834,252	613,668	(220,584)	55.2%
ECONOMIC DEVELOPMENT RESERVE	75,000	28,800	21,600	66,300	44,700	230.2%
NON-DEPARTMENTAL & MISC.	189,741	40,000	30,000	13,041	(16,959)	32.6%
OFFICE SPACE LEASE	505,000	505,000	378,751	312,464	(66,287)	61.9%
CAPITAL LEASE PAYMENT	0	2,123,932	1,592,953	1,500,237	(92,716)	70.6%
OTHER SERVICES AND CHARGES	0	0	0	3,123	3,123	0.0%
TOTAL NON-DEPARTMENTAL	**3,101,141**	**5,115,881**	**3,836,920**	**3,365,405**	**(471,515)**	65.8%
TOTAL EXPENDITURES	**119,469,065**	**126,031,631**	**94,524,049**	**88,078,495**	**(6,445,554)**	69.9%
TRANSFERS OUT						
TO OTHER FUNDS						
DEVELOPMENT CORPORATIONS	1,390,025	1,477,553	1,108,179	1,108,166	(13)	75.0%
TO INTERNAL SERVICE FUNDS	4,089,820	6,031,730	4,523,798	1,749,048	(2,774,750)	29.0%
TO SPECIAL REVENUES	0	0	0	0	0	0.0%
TO DEBT SERVICE	6,577,973	5,508,714	4,131,546	4,131,536	(10)	75.0%
TO GRANTS	0	0	0	43,409	43,409	0.0%
TO CAPITAL IMPROVEMENTS	465,000	409,993	307,495	1,612,892	1,305,398	0.0%
TO STORM WATER	0	0	0	0	0	0.0%
TO CAPITAL REPLACEMENTS	0	0	0	0	0	
TOTAL TRANSFERS OUT	**12,522,818**	**13,427,990**	**10,071,017**	**8,645,051**	**(1,425,967)**	64.4%
TOTAL GEN FUND EXPEND & TRF	**131,991,883**	**139,459,621**	**104,595,066**	**96,723,546**	**(7,871,521)**	69.4%
TOTAL SURPLUS (DEFICIT)	**(1)**	**(2)**	**(91)**	**(12,899,076)**		

City of Columbia
Hospitality Fund Summary - Revenue and Expenditures -Current to Prior Year Variance
As of 3/31/2017

UNAUDITED

		ACTUAL PRIOR YEAR FY 2015/16	BUDGET CURRENT YEAR FY 2016/17	ACTUAL PRIOR YEAR THRU MAR 2016	ACTUAL CURRENT YEAR THRU MAR 2017	ACTUAL CURRENT TO PRIOR VARIANCE	% ANNUAL BUDGET
	REVENUE						
1	TAXES	10,848,556	10,795,200	7,859,156	8,466,170	607,014	78.4%
2	LICENSE AND PERMITS	0	0	0	(10)	(10)	0.0%
2	INTEREST	4,841	0	3,200	6,117	2,917	0.0%
3	UNAPPROPRIATED SURPLUS	0	330,918	0	0	0	0.0%
4	**TOTAL HOSP FUND REVENUE**	**10,853,397**	**11,126,118**	**7,862,356**	**8,472,277**	**609,921**	76.1%
5							
6	**EXPEND. - NON-DEPT & MISC.**						
7	CITY COUNCIL LINE ITEM AG.	2,471,257	2,696,257	1,980,116	2,026,319	46,203	75.2%
8	HOSPITALITY TAX	3,217,800	2,829,218	2,138,800	1,589,087	(549,713)	56.2%
9	SPECIAL PROJECTS	0	0	0	0	0	0.0%
10	**TOTAL NON-DEPARTMENTAL**	**5,689,057**	**5,525,475**	**4,118,916**	**3,615,406**	(503,510)	65.4%
11	**TOTAL EXPENDITURES**	**5,689,057**	**5,525,475**	**4,118,916**	**3,615,406**	**503,510**	65.4%
12	**TRANSFERS OUT**						
13	TO GENERAL FUND	3,000,000	3,000,000	2,250,000	2,250,000	0	75.0%
14	TO DEBT SERVICE	2,595,547	2,600,643	1,946,660	1,950,482	3,822	75.0%
15	**TOTAL TRANSFERS OUT**	**5,595,547**	**5,600,643**	**4,196,660**	**4,200,482**	**3,822**	75.0%
16							
17	**TOTAL HOSP FUND EXP & TRF**	**11,284,604**	**11,126,118**	**8,315,576**	**7,815,888**	**499,688**	70.2%
18							
19							
20	**TOTAL SURPLUS (DEFICIT)**	**(431,207)**	**-**	**(453,220)**	**656,389**		

City of Columbia
Hospitality Fund Summary - Revenue and Expenditures - Actual to Budget Variance
As of 3/31/2017

UNAUDITED

		BUDGET PRIOR YEAR FY 2015/16	BUDGET CURRENT YEAR FY 2016/17	BUDGET CURRENT YEAR THRU MAR 2017	ACTUAL CURRENT YEAR THRU MAR 2017	ACTUAL TO BUDGET VARIANCE THRU MAR 2017	% ANNUAL BUDGET	OPEN ENCUMBRANCES THRU MAR 2017
	REVENUE							
1	TAXES	10,414,760	10,795,200	8,096,420	8,466,170	369,750	78.4%	0
2	INTEREST				(10)			
3	INTEREST	0	0	0	6,117	6,117	0.0%	0
4	UNAPPROPRIATED SURPLUS	839,688	330,918	248,189	0	(248,189)	0.0%	0
5	**TOTAL HOSP FUND REVENUE**	**11,254,448**	**11,126,118**	**8,344,609**	**8,472,277**	**127,668**	76.1%	-
6								
7	**EXPEND. - NON-DEPT & MISC.**							
8	CITY COUNCIL LINE ITEM AG.	2,525,057	2,696,257	2,022,197	2,026,319	0	75.2%	0
9	HOSPITALITY TAX	3,108,844	2,829,218	2,121,916	1,589,087	(532,829)	56.2%	0
10	SPECIAL PROJECTS	25,000	0	0	0	0	0.0%	0
11	**TOTAL NON-DEPARTMENTAL**	**5,658,901**	**5,525,475**	**4,144,113**	**3,615,406**	(532,829)	65.4%	**0**
12	**TOTAL EXPENDITURES**	**5,658,901**	**5,525,475**	**4,144,113**	**3,615,406**	**528,707**	65.4%	-
13	**TRANSFERS OUT**							
14	TO GENERAL FUND	3,000,000	3,000,000	2,250,000	2,250,000	0	75.0%	0
15	TO DEBT SERVICE	2,595,547	2,600,643	1,950,496	1,950,482	(14)	75.0%	0
16	**TOTAL TRANSFERS OUT**	**5,595,547**	**5,600,643**	**4,200,496**	**4,200,482**	**(14)**	75.0%	-
17								
18	**TOTAL HOSP FUND EXP & TRF**	**11,254,448**	**11,126,118**	**8,344,609**	**7,815,888**	**528,721**	70.2%	-
19								
20								
21	**TOTAL SURPLUS (DEFICIT)**	-	-	**(0)**	**656,389**			

City of Columbia
Parking Summary - Revenue and Expenditures - Current to Prior Year Variance
As of 3/31/17

UNAUDITED

		ACTUAL PRIOR YEAR FY 2015/16	BUDGET CURRENT YEAR FY 2016/17	ACTUAL PRIOR YEAR THRU MAR 2016	ACTUAL CURRENT YEAR THRU MAR 2017	ACTUAL CURRENT TO PRIOR VARIANCE	% ANNUAL BUDGET
	REVENUE						
1	CURRENT SERVICE CHARGES	5,314,516	5,263,150	3,809,735	4,398,798	589,063	83.6%
2	FINES & FORFEITURES	1,761,771	2,000,000	1,239,748	1,519,794	280,046	76.0%
3	MISCELLANEOUS REVENUE	256	0	201	1,800	1,599	0.0%
4	INTEREST ON INVESTMENT	122,541	60,000	56,410	96,752	40,342	161.3%
5	RENTS & SALE OF PROPERTY	109,755	108,675	82,586	86,166	3,580	79.3%
6	UNAPPROPRIATED SURPLUS	0	816,683	431,132	0	(431,132)	0.0%
7	**TOTAL REVENUE**	**7,308,839**	**8,248,508**	**5,619,812**	**6,103,310**	**483,498**	74.0%
8	**TRANSFERS IN**						
9	FROM CORE CAMPUS REIMBURSEMEN	179,173	0	179,173	0	(179,173)	0.0%
10	FROM SCANA REBATE	0	0	0	0	0	0.0%
11	**TOTAL TRANSFERS IN**	**179,173**	**0**	**179,173**	**0**	**(179,173)**	0.0%
12							
13	**TOTAL PARKING REV & TRF**	**7,488,012**	**8,248,508**	**5,798,985**	**6,103,310**	**304,325**	74.0%
14							
15	**EXPENDITURES - DEPARTMENTS**						
16	FINANCE	127,790	131,963	94,208	95,025	817	72.0%
17	PUBLIC WORKS	71,263	97,991	49,849	54,344	4,495	55.5%
18	PARKING OPERATIONS	1,340,640	1,466,755	932,409	988,413	56,004	67.4%
19	PARKING FACILITIES	1,603,475	1,551,611	1,294,522	1,162,615	(131,907)	74.9%
20	PARKING ADMINISTRATION	616,442	688,140	421,364	402,095	(19,269)	58.4%
21	**TOTAL DEPARTMENT**	**3,759,610**	**3,936,460**	**2,792,352**	**2,702,492**	**(89,860)**	68.7%
22	**EXPEND. - NON-DEPART & MISC.**						
23	DEBT SERVICE	1,743,167	2,813,548	1,326,103	1,287,245	(38,858)	45.8%
24	DEPRECIATION	1,567,720	0	0	0	0	0.0%
25	TUITION REIMBURSMENT	0	5,000	0	0	0	0.0%
26	EMPLOYEE PAY RAISES	0	0	0	0		
27	RESERVE	0	10,000	0	0	0	0.0%
28	NON DEPARTMENTAL ADMINISTRATIV	17,296	0	0	0	0	0.0%
29	NON DEPARTMENTAL BAD DEBT	18,089	0	0	0	0	0.0%
30	**TOTAL NON-DEPARTMENTAL**	**3,346,272**	**2,828,548**	**1,326,103**	**1,287,245**	(38,858)	45.5%
31	**TOTAL EXPENDITURES**	**7,105,882**	**6,765,008**	**4,118,455**	**3,989,737**	**(128,718)**	59.0%
32	**TRANSFERS OUT**						
33	TO GENERAL FUND	500,000	500,000	375,000	375,000	0	75.0%
34	TO PARKING PROJECTS	0	693,500	0	0		
35	TO RISK MANAGEMENT	100,000	120,000	75,000	90,000	15,000	75.0%
36	TO CENTRAL STORES	36,340	0		0		
37	TO GENERAL ADMIN INFO TECH	140,112	150,000	105,084	112,500	7,416	75.0%
38	TO HEALTH INSURANCE	0	0	0	0	0	0.0%
39	TO WORKER'S COMP	62,663	0	0	0	0	0.0%
40	TO PURCHASING	26,634	20,000	20,430	9,231	(11,199)	46.2%
41	TO CAPITAL REPLACEMENT	46,355	0	0	0	0	0.0%
42	TO GENERAL TORT	18,365	0	0	0	0	0.0%
43	**TOTAL TRANSFERS OUT**	**930,469**	**1,483,500**	**575,514**	**586,731**	**11,217**	39.55%
44							
45	**TOTAL PARKING EXP & TRF**	**8,036,351**	**8,248,508**	**4,693,969**	**4,576,468**	**(117,501)**	55.5%
46							
47	**TOTAL SURPLUS (DEFICIT)**	**(548,339)**	**0**	**1,105,016**	**1,526,842**		

City of Columbia
Parking Summary - Revenue and Expenditures - Actual to Budget Variance
As of 3/31/17

UNAUDITED

		BUDGET PRIOR YEAR FY 2015/16	BUDGET CURRENT YEAR FY 2016/17	BUDGET CURRENT YEAR THRU MAR 2017	ACTUAL CURRENT YEAR THRU MAR 2017	ACTUAL TO BUDGET VARIANCE THRU MAR 2017	% ANNUAL BUDGET
	REVENUE						
1	CURRENT SERVICE CHARGES	5,009,650	5,263,150	3,947,371	4,398,798	451,427	83.6%
2	FINES & FORFEITURES	2,100,000	2,000,000	1,500,004	1,519,794	19,790	76.0%
3	MISCELLANEOUS REVENUE	0	0	0	1,800	1,800	0.0%
4	INTEREST ON INVESTMENT	60,000	60,000	45,000	96,752	51,752	161.3%
5	RENTS & SALE OF PROPERTY	104,850	108,675	81,506	86,166	4,660	79.3%
6	UNAPPROPRIATED SURPLUS	0	816,683	612,514	0	(612,514)	0.0%
7	**TOTAL REVENUE**	**7,274,500**	**8,248,508**	**6,186,395**	**6,103,310**	**(83,085)**	74.0%
8	**TRANSFERS IN**						
9	FROM CORE CAMPUS REIMBURSEMEN	0	0	0	0	0	0.0%
10	FROM SCANA REBATE	0	0	0	0	0	0.0%
11	**TOTAL TRANSFERS IN**	**0**	**0**	**0**	**0**	**0**	0.0%
12							
13	**TOTAL PARKING REV & TRF**	**7,274,500**	**8,248,508**	**6,186,395**	**6,103,310**	**(83,085)**	74.0%
14							
15	**EXPENDITURES - DEPARTMENTS**						
16	FINANCE	126,550	131,963	98,972	95,025	(3,947)	72.0%
17	PUBLIC WORKS	81,520	97,991	73,497	54,344	(19,153)	55.5%
18	PARKING OPERATIONS	1,306,628	1,466,755	1,100,070	988,413	(111,657)	67.4%
19	PARKING FACILITIES	1,501,962	1,551,611	1,163,711	1,162,615	(1,096)	74.9%
20	PARKING ADMINISTRATION	549,315	688,140	516,107	402,095	(114,012)	58.4%
21	**TOTAL DEPARTMENT**	**3,565,975**	**3,936,460**	**2,952,357**	**2,702,492**	**(249,865)**	68.7%
22	**EXPEND. - NON-DEPART & MISC.**					0	
23	DEBT SERVICE	2,811,413	2,813,548	2,110,167	1,287,245	(822,922)	45.8%
24	DEPRECIATION	0	0	0	0	0	0.0%
25	TUITION REIMBURSMENT	5,000	5,000	3,750	0	(3,750)	0.0%
26	EMPLOYEE PAY RAISES	142,000	0	0	0	0	0.0%
27	RESERVE	10,000	10,000	7,500	0	(7,500)	0.0%
28	NON DEPARTMENTAL ADMINISTRATIV	0	0	0	0	0	0.0%
29	NON DEPARTMENTAL BAD DEBT	0	0	0	0	0	0.0%
30	**TOTAL NON-DEPARTMENTAL**	**2,968,413**	**2,828,548**	**2,121,417**	**1,287,245**	(834,172)	45.5%
31	**TOTAL EXPENDITURES**	**6,534,388**	**6,765,008**	**5,073,774**	**3,989,737**	**(1,084,037)**	59.0%
32	**TRANSFERS OUT**						
33	TO GENERAL FUND	500,000	500,000	375,000	375,000	0	75.0%
34	TO PARKING PROJECTS	0	693,500	520,125	0		
35	TO RISK MANAGEMENT	100,000	120,000	90,000	90,000	0	75.0%
36	TO CENTRAL STORES	0	0	0	0	0	0.0%
37	TO GENERAL ADMIN INFO TECH	140,112	150,000	112,500	112,500	0	75.0%
38	TO HEALTH INSURANCE	0	0	0	0	0	0.0%
39	TO WORKER'S COMP	0	0	0	0	0	0.0%
40	TO PURCHASING	0	20,000	14,996	9,231	(5,765)	46.2%
41	TO CAPITAL REPLACEMENT	0	0	0	0	0	0.0%
42	TO GENERAL TORT	0	0	0	0	0	0.0%
43	**TOTAL TRANSFERS OUT**	**740,112**	**1,483,500**	**1,112,621**	**586,731**	(5,765)	39.6%
44							
45	**TOTAL PARKING EXP & TRF**	**7,274,500**	**8,248,508**	**6,186,395**	**4,576,468**	**(1,609,927)**	55.5%
46							
47	**TOTAL SURPLUS (DEFICIT)**	**0**	**0**	**0**	**1,526,842**		

City of Columbia
Water/Sewer Summary - Revenue & Expenditures - Current to Prior Year Variance
As of 03/31/2017

UNAUDITED

		ACTUAL PRIOR YEAR FY 2015/16	BUDGET CURRENT YEAR FY 2016/17	ACTUAL PRIOR YEAR THRU MAR 2016	ACTUAL CURRENT YEAR THRU MAR 2017	ACTUAL CURRENT TO PRIOR VARIANCE	% ANNUAL BUDGET
	REVENUE						
1	INTERGOVERNMENTAL REVENUES	8,622,840	0	8,606,581	260,407	(8,346,174)	0.0%
2	CHARGES FOR SERVICES	132,470,996	141,805,000	99,802,297	103,834,596	4,032,299	73.2%
3	FINES & FORFEITURES	797,379	300,000	622,754	519,672	(103,082)	173.2%
4	MISCELLANEOUS REVENUE	46,865	10,000	51,579	5,634	(45,945)	56.3%
5	INTEREST REVENUES	2,223,742	950,000	838,397	1,513,001	674,604	159.3%
6	RENTS & SALE OF PROPERTY	543,910	150,000	159,771	148,456	(11,315)	99.0%
7	CONTRIBUTIONS	7,447,936	0	8,100	0	(8,100)	0.0%
8	**TOTAL REVENUE**	**152,153,668**	**143,215,000**	**110,089,479**	**106,281,766**	**(3,807,713)**	74.2%
9	**TRANSFERS IN**						
10	FROM OTHER FUNDS	1,450	0	1,450	0	(1,450)	0.0%
11	UNAPPROPRIATED SURPLUS	0	223,215	0	0	0	0.0%
12	**TOTAL TRANSFERS IN**	**1,450**	**223,215**	**1,450**	**0**	(1,450)	0.0%
13							
14	**TOTAL WATER/SEWER REV & TRF**	**152,155,118**	**143,438,215**	**110,090,929**	**106,281,766**	**(3,809,163)**	**74.1%**
15							
16	**EXPENDITURES - DEPARTMENTS**						
17	FINANCE	4,331,581	6,695,455	3,066,748	2,856,919	(209,829)	42.7%
18	ECONOMIC & COMM DEV	1,108,818	1,175,484	795,206	837,212	42,006	71.2%
19	POLICE	610,168	629,778	408,177	545,528	137,351	86.6%
20	FIRE	489,202	490,207	344,587	351,614	7,027	71.7%
21	PUBLIC WORKS	767,349	1,338,058	539,860	687,376	147,516	51.4%
22	GENERAL SRVCS/SUPPORT SERVICES	1,455,248	1,788,764	911,466	1,111,232	199,766	62.1%
23	INFORMATION TECHNOLOGY	380,068	620,540	287,121	328,481	41,360	52.9%
24	ENGINEERING:ADMINISTRATION	1,440,705	1,567,106	1,016,059	1,105,691	89,632	70.6%
25	ENGINEERING:GENERAL SERVICES	1,754,654	3,136,325	1,152,589	998,495	(154,094)	31.8%
26	WATER CUSTOMER SERVICE	3,341,966	3,438,551	2,382,931	2,430,307	47,376	70.7%
27	WATER DISTRIBUTION & MAINTENANCE	9,455,481	11,330,917	6,772,582	7,125,480	352,898	62.9%
28	WASTEWATER MAINTENANCE	10,328,212	13,111,874	6,303,118	6,046,914	(256,204)	46.1%
29	COLUMBIA CANAL WTP	6,112,904	7,220,606	4,096,875	4,132,498	35,623	57.2%
30	LAKE MURRAY WTP	5,728,607	7,168,716	3,942,981	4,275,815	332,834	59.6%
31	METRO WWTP	14,500,411	19,201,107	9,005,212	9,627,027	621,815	50.1%
32	WATER MAINTENANCE PROJECTS	0	0	0	0	0	0.0%
33	SEWER MAINTENANCE PROJECTS	0	0	0	0	0	0.0%
34	WATER SYSTEMS IMPROVEMENTS	1,913,074	2,976,226	1,391,954	1,454,597	62,643	48.9%
35	WASTEWATER SYSTEMS IMPROVEMENTS	1,290,059	1,505,794	921,070	986,965	65,895	65.5%
36	CONSTRUCT MGMT-WASTEWATER IMPROVEMENTS	21	0	0	0	0	0.0%
37	REAL ESTATE WATER	234,413	262,625	161,725	172,290	10,565	65.6%
38	REAL ESTATE WASTE	222,887	229,574	158,395	163,205	4,810	71.1%
39	WATER/SEWER IMPROVEMENTS	4,075,823	0	0	1,917,367	1,917,367	0.0%
40	**TOTAL DEPARTMENT**	**69,541,651**	**83,887,707**	**43,658,656**	**47,155,013**	3,496,357	56.2%
41	**EXPENDITURES - NON-DEPARTMENTAL & MISC.**						
42	DEBT SERVICE	14,524,189	31,030,000	14,555,082	11,979,394	(2,575,688)	38.6%
43	DEPRECIATION	35,411,576	0	0	0	0	0.0%
44	TUITION REIMBURSEMENT	5,750	35,000	3,500	3,750	250	10.7%
45	TECHNOLOGY CONTINGENCY	86,773	503,039	0	15,134	15,134	3.0%
46	EMPLOYEE PAY RAISES	0	0	0	0	0	0.0%
47	EMPLOYEE TRAINING	50,000	50,000	25,000	25,000	0	50.0%
48	ECONOMIC DEVELOPMENT SPECIAL PROJECTS	78,500	78,500	78,500	53,500	(25,000)	68.2%
49	RESERVE	0	3,217,000	0	0	0	0.0%
50	ADMINISTRATIVE	229,915	0	0	0	0	0.0%
51	NON-DEPARTMENTAL BAD DEBT	1,590,092	300,000	5,321	978	(4,343)	0.3%
52	**TOTAL NON-DEPARTMENTAL**	**51,976,795**	**35,213,539**	**14,667,403**	**12,077,756**	(2,589,647)	34.3%
53							
54	**TOTAL EXPENDITURES**	**121,518,446**	**119,101,246**	**58,326,059**	**59,232,769**	**906,710**	49.7%
55							
56	**TRANSFERS OUT**						
57	TO GENERAL FUND	4,945,605	0	3,709,204	1,702,500	(2,006,704)	0.0%
58	TO FEMA GRANT	0	10,000,000	0		0	0.0%
59	TO CAPITAL PROJECTS FUND	140,000	0	0	0	0	0.0%
60	TO WATER/SEWER IMPROVEMENTS	0	13,231,969	0	0	0	0.0%
61	TO RISK MANAGEMENT	500,000	500,000	375,000	375,000	0	75.0%
62	TO GENERAL TORT	249,695	0	0	0	0	0.0%
63	TO HEALTH INSURANCE	0	0	0	0	0	0.0%
64	TO WORKER'S COMP	851,980	0	0	0	0	0.0%
65	TO CENTRAL STORES	494,091	130,000	112,500	0	(112,500)	0.0%
66	TO GEN ADM INFO TECH	454,733	475,000	341,050	356,250	15,200	75.0%
67	TO PURCHASING	401,814	0	283,140	503,698	220,558	0.0%
68	TO CAPITAL REPLACEMENT	630,245		0	0	0	0.0%
69	**TOTAL TRANSFERS OUT**	**8,668,163**	**24,336,969**	**4,820,894**	**2,937,448**	**(1,883,446)**	12.1%
70							
71	**TOTAL WATER/SEWER EXP & TRF**	**130,186,609**	**143,438,215**	**63,146,953**	**62,170,217**	**(976,736)**	**43.3%**
72							
73							
74	**TOTAL SURPLUS (DEFICIT)**	**21,968,509**	**0**	**46,943,976**	**44,111,549**		

City of Columbia
Water/Sewer Summary - Revenue & Expenditures - Actual to Budget Variance
As of 03/31/2017

UNAUDITED

		BUDGET PRIOR YEAR FY 2015/16	BUDGET CURRENT YEAR FY 2016/17	BUDGET CURRENT YEAR THRU MAR 2017	ACTUAL CURRENT YEAR THRU MAR 2017	ACTUAL TO BUDGET VARIANCE THRU MAR 2017	% ANNUAL BUDGET
	REVENUE						
1	INTERGOVERNMENTAL REVENUES	0	0	0	260,407	260,407	0.0%
2	CHARGES FOR SERVICES	132,380,145	141,805,000	106,354,016	103,834,596	(2,519,420)	73.2%
3	FINES & FORFEITURES	300,000	300,000	225,001	519,672	294,671	173.2%
4	MISCELLANEOUS REVENUE	10,000	10,000	7,500	5,634	(1,866)	56.3%
5	INTEREST REVENUES	950,000	950,000	712,502	1,513,001	800,499	159.3%
6	RENTS & SALE OF PROPERTY	140,000	150,000	112,500	148,456	35,956	99.0%
7	CONTRIBUTIONS	0	0	0	0	0	0.0%
8	**TOTAL REVENUE**	**133,780,145**	**143,215,000**	**107,411,519**	**106,281,766**	**(1,129,753)**	74.2%
9	**TRANSFERS IN**						
10	FROM OTHER FUNDS	0	0	0	0	0	0.0%
11	UNAPPROPRIATED SURPLUS	48,681	223,215	167,412	0	(167,412)	0.0%
12	**TOTAL TRANSFERS IN**	**48,681**	**223,215**	**167,412**	**0**	(167,412)	0.0%
13							
14	**TOTAL WATER/SEWER REV & TRF**	**133,828,826**	**143,438,215**	**107,578,931**	**106,281,766**	**(1,297,165)**	**74.1%**
15							
16	**EXPENDITURES - DEPARTMENTS**						
17	FINANCE	6,344,644	6,695,455	5,021,610	2,856,919	(2,164,691)	42.7%
18	ECONOMIC & COMM DEV	1,212,213	1,175,484	881,616	837,212	(44,404)	71.2%
19	POLICE	619,719	629,778	472,336	545,528	73,192	86.6%
20	FIRE	461,997	490,207	367,657	351,614	(16,043)	71.7%
21	PUBLIC WORKS	1,477,031	1,338,058	1,003,545	687,376	(316,169)	51.4%
22	GENERAL SRVCS/SUPPORT SERVICES	1,647,279	1,788,764	1,341,576	1,111,232	(230,344)	62.1%
23	INFORMATION TECHNOLOGY	483,363	620,540	465,409	328,481	(136,928)	52.9%
24	ENGINEERING:ADMINISTRATION	1,387,675	1,567,106	1,175,335	1,105,691	(69,644)	70.6%
25	ENGINEERING:GENERAL SERVICES	3,443,642	3,136,325	2,352,251	998,495	(1,353,756)	31.8%
26	WATER CUSTOMER SERVICE	3,208,852	3,438,551	2,578,918	2,430,307	(148,611)	70.7%
27	WATER DISTRIBUTION & MAINTENANCE	10,536,566	11,330,917	8,498,208	7,125,480	(1,372,728)	62.9%
28	WASTEWATER MAINTENANCE	12,738,063	13,111,874	9,833,933	6,046,914	(3,787,019)	46.1%
29	COLUMBIA CANAL WTP	6,843,828	7,220,606	5,415,470	4,132,498	(1,282,972)	57.2%
30	LAKE MURRAY WTP	6,584,739	7,168,716	5,376,553	4,275,815	(1,100,738)	59.6%
31	METRO WWTP	18,761,263	19,201,107	14,400,868	9,627,027	(4,773,841)	50.1%
32	WATER MAINTENANCE PROJECTS	0	0	0	0	0	0.0%
33	SEWER MAINTENANCE PROJECTS	0	0	0	0	0	0.0%
34	WATER SYSTEMS IMPROVEMENTS	2,166,914	2,976,226	2,232,177	1,454,597	(777,580)	48.9%
35	WASTEWATER SYSTEMS IMPROVEMENTS	1,571,482	1,505,794	1,129,352	986,965	(142,387)	65.5%
36	CONSTRUCTION MANAGEMENT-WASTEWATER IMP	0	0	0	0	0	0.0%
37	REAL ESTATE WATER	231,117	262,625	196,974	172,290	(24,684)	65.6%
38	REAL ESTATE WASTE	218,383	229,574	172,185	163,205	(8,980)	71.1%
39	WATER/SEWER IMPROVEMENTS	0	0	0	1,917,367	1,917,367	0.0%
40	**TOTAL DEPARTMENT**	**79,938,770**	**83,887,707**	**62,915,973**	**47,155,013**	(15,760,960)	56.2%
41	**EXPENDITURES - NON-DEPARTMENTAL & MISC.**						
42	DEBT SERVICE	29,006,859	31,030,000	23,272,559	11,979,394	(11,293,165)	38.6%
43	DEPRECIATION	0	0	0	0	0	0.0%
44	TUITION REIMBURSEMENT	35,000	35,000	26,250	3,750	(22,500)	10.7%
45	TECHNOLOGY CONTINGENCY	256,143	503,039	377,281	15,134	(362,147)	3.0%
46	EMPLOYEE PAY RAISES	1,000,000	0	0	0	0	0.0%
47	EMPLOYEE TRAINING	50,000	50,000	37,500	25,000	(12,500)	50.0%
48	ECONOMIC DEVELOPMENT SPECIAL PROJECTS	78,500	78,500	58,875	53,500	(5,375)	68.2%
49	RESERVE	0	3,217,000	2,412,756	0	(2,412,756)	0.0%
50	ADMINISTRATIVE	0	0	0	0	0	0.0%
51	NON-DEPARTMENTAL BAD DEBT	631,000	300,000	225,001	978	(224,023)	0.3%
52	**TOTAL NON-DEPARTMENTAL**	**31,057,502**	**35,213,539**	**26,410,222**	**12,077,756**	(14,332,466)	34.3%
53							
54	**TOTAL EXPENDITURES**	**110,996,272**	**119,101,246**	**89,326,195**	**59,232,769**	**(30,093,426)**	49.7%
55							
56	**TRANSFERS OUT**						
57	TO GENERAL FUND	2,675,605	0	0	1,702,500	1,702,500	0.0%
58	TO FEMA GRANT	0	10,000,000	7,500,000	0		
59	TO CAPITAL PROJECTS FUND	0	0	0	0	0	0.0%
60	TO WATER/SEWER IMPROVEMENTS	19,052,216	13,231,969	9,923,977	0	(9,923,977)	0.0%
61	TO RISK MANAGEMENT	500,000	500,000	375,000	375,000	0	75.0%
62	TO GENERAL TORT	0	0	0	0		
63	TO HEALTH INSURANCE	0	0	0	0		
64	TO WORKER'S COMP	0	0	0	0		
65	TO CENTRAL STORES	150,000	130,000	97,500	0	(97,500)	0.0%
66	TO GEN ADM INFO TECH	454,733	475,000	356,250	356,250	0	75.0%
67	TO PURCHASING	0	0	0	503,698	503,698	0.0%
68	TO CAPITAL REPLACEMENT	0	0	0	0	0	0.0%
69	**TOTAL TRANSFERS OUT**	**22,832,554**	**24,336,969**	**18,252,727**	**2,937,448**	(7,815,279)	12.1%
70							
71	**TOTAL WATER/SEWER EXP & TRF**	**133,828,826**	**143,438,215**	**107,578,922**	**62,170,217**	**(37,908,705)**	**43.3%**
72							
73							
74	**TOTAL SURPLUS (DEFICIT)**	**0**	**0**	**9**	**44,111,549**		

City of Columbia
Stormwater Summary - Revenue & Expenditures - Current to Prior Year Variance
As of 03/31/2017

UNAUDITED

		ACTUAL PRIOR YEAR FY 2015/16	BUDGET CURRENT YEAR FY 2016/17	ACTUAL PRIOR YEAR THRU MAR 2016	ACTUAL CURRENT YEAR THRU MAR 2017	ACTUAL CURRENT TO PRIOR VARIANCE	% ANNUAL BUDGET
	REVENUE						
1	CHARGES FOR SERVICES	7,299,251	7,135,000	5,464,619	5,569,655	105,036	78.1%
2	FINES & FORFEITURES	0	0	0	0	0	0.0%
3	MISCELLANEOUS REVENUES	75,000	0	75,000	0	(75,000)	0.0%
4	INTEREST REVENUES	164,995	100,000	60,257	124,125	63,868	124.1%
5	RENTS & SALE OF PROPERTY	19,336	0	9,123	14,247	5,124	0.0%
6	INTERGOVERNMENTAL REVENUES	100,000	0	100,000	0	(100,000)	0.0%
7	**TOTAL REVENUE**	**7,658,582**	**7,235,000**	**5,708,999**	**5,708,027**	**(972)**	78.9%
8	**TRANSFERS IN**						
9	FROM GENERAL FUND	0	0	0	0	0	0.0%
10	**TOTAL TRANSFERS IN**	**0**	**0**	**0**	**0**	0	0.0%
11							
12	**TOTAL STORMWATER REV & TRF**	**7,658,582**	**7,235,000**	**5,708,999**	**5,708,027**	**(972)**	**78.9%**
13							
14	**EXPENDITURES - DEPARTMENTS**						
15	STREETS:STORM DRAIN MAINTENANCE	1,480,416	2,111,158	1,045,675	1,148,576	102,901	54.4%
16	SOLID WASTE STREET SWEEPING	778,897	1,236,811	537,906	616,990	79,084	49.9%
17	STORM WATER:OPERATIONS	11,661	0	11,345	41	(11,304)	0.0%
18	STORM WATER:ENGINEERING	1,882,375	2,261,223	1,092,266	1,124,739	32,473	49.7%
19	REAL ESTATE STORM WATER	89,099	90,799	63,511	65,581	2,070	72.2%
20	STORM DRAIN MAINTENANCE	282,740	0	143,143	0	(143,143)	0.0%
21	PROPERTY ACQUISITION	13,802	0	462,723	13,268	(449,455)	0.0%
22	STORM DRAIN IMPROVEMENTS	0	0	0	0	0	0.0%
23	**TOTAL DEPARTMENT**	**4,538,990**	**5,699,991**	**3,356,569**	**2,969,195**	**(387,374)**	52.1%
24	**EXPENDITURES - NON-DEPARTMENTAL & MISC.**						
25	DEPRECIATION	1,031,602	0	0	0	0	0.0%
26	EMPLOYEE PAY RAISES	0	0	0	0	0	0.0%
27	ADMINISTRATIVE	17,613	0	0	0	0	0.0%
28	BAD DEBT EXPENSE	1,936	0	0	0	0	0.0%
29	**TOTAL NON-DEPARTMENTAL**	**1,051,151**	**0**	**0**	**0**	0	0.0%
30							
31	**TOTAL EXPENDITURES**	**5,590,141**	**5,699,991**	**3,356,569**	**2,969,195**	**(387,374)**	52.1%
32							
33	**TRANSFERS OUT**						
34	TO STORM WATER IMPROVEMENTS	0	1,535,009	0	0	0	0.0%
35	TO USDA GRANT	0	0	0	226,557	226,557	0.0%
36	TO GENERAL TORT	18,782	0	0	0	0	0.0%
37	TO HEALTH INSURANCE	0	0	0	0	0	0.0%
38	TO WORKER'S COMP	64,087	0	0	0	0	0.0%
39	TO CENTRAL STORES	37,166	0	0	0	0	0.0%
40	TO CAPITAL REPLACEMENT	47,408	0	0	0	0	0.0%
41	TO CAPITAL PROJECT FUND	0	0	0	0	0	0.0%
42	**TOTAL TRANSFERS OUT**	**167,443**	**1,535,009**	**0**	**226,557**	**226,557**	14.8%
43							
44	**TOTAL STORMWATER EXP & TRF**	**5,757,584**	**7,235,000**	**3,356,569**	**3,195,752**	**(160,817)**	44.2%
45							
46							
47	**TOTAL SURPLUS (DEFICIT)**	**1,900,998**	**0**	**2,352,430**	**2,512,275**		

City of Columbia
Stormwater Summary - Revenue & Expenditures - Actual to Budget Variance
As of 03/31/2017

UNAUDITED

		BUDGET PRIOR YEAR FY 2015/16	BUDGET CURRENT YEAR FY 2016/17	BUDGET CURRENT YEAR THRU MAR 2017	ACTUAL CURRENT YEAR THRU MAR 2017	ACTUAL TO BUDGET VARIANCE THRU MAR 2017	% ANNUAL BUDGET
	REVENUE						
1	CHARGES FOR SERVICES	6,939,000	7,135,000	5,351,263	5,569,655	218,392	78.1%
2	FINES & FORFEITURES	15,000	0	0	0	0	0.0%
3	MISCELLANEOUS REVENUES	0	0	0	0	0	0.0%
4	INTEREST REVENUES	150,000	100,000	75,000	124,125	49,125	124.1%
5	RENTS & SALE OF PROPERTY	0	0	0	14,247	14,247	0.0%
6	INTERGOVERNMENTAL REVENUES	0	0	0	0	0	0.0%
7	**TOTAL REVENUE**	**7,104,000**	**7,235,000**	**5,426,263**	**5,708,027**	**281,764**	78.9%
8	**TRANSFERS IN**						
9	FROM GENERAL FUND	0	0	0	0	0	0.0%
10	**TOTAL TRANSFERS IN**	**0**	**0**	**0**	**0**	0	0.0%
11							
12	**TOTAL STORMWATER REV & TRF**	**7,104,000**	**7,235,000**	**5,426,263**	**5,708,027**	**281,764**	**78.9%**
13							
14	**EXPENDITURES - DEPARTMENTS**						
15	STREETS:STORM DRAIN MAINTENANCE	2,257,499	2,111,158	1,583,375	1,148,576	(434,799)	54.4%
16	SOLID WASTE STREET SWEEPING	984,897	1,236,811	927,611	616,990	(310,621)	49.9%
17	STORM WATER:OPERATIONS	0	0	0	41	41	0.0%
18	STORM WATER:ENGINEERING	2,598,399	2,261,223	1,695,921	1,124,739	(571,182)	49.7%
19	REAL ESTATE STORM WATER	87,046	90,799	68,101	65,581	(2,520)	72.2%
20	STORM DRAIN MAINTENANCE	0	0	0	0	0	0.0%
21	PROPERTY ACQUISITION	0	0	0	13,268	13,268	0.0%
22	STORM DRAIN IMPROVEMENTS	0	0	0	0	0	0.0%
23	**TOTAL DEPARTMENT**	**5,927,841**	**5,699,991**	**4,275,008**	**2,969,195**	**(1,305,813)**	52.1%
24	**EXPENDITURES - NON-DEPARTMENTAL & MISC.**						
25	DEPRECIATION	0	0	0	0	0	0.0%
26	EMPLOYEE PAY RAISES	100,000	0	0	0	0	0.0%
27	ADMINISTRATIVE	0	0	0	0	0	0.0%
28	BAD DEBT EXPENSE	0	0	0	0	0	0.0%
29	**TOTAL NON-DEPARTMENTAL**	**100,000**	**0**	**0**	**0**	0	0.0%
30							
31	**TOTAL EXPENDITURES**	**6,027,841**	**5,699,991**	**4,275,008**	**2,969,195**	**(1,305,813)**	52.1%
32							
33	**TRANSFERS OUT**						
34	TO STORM WATER IMPROVEMENTS	1,076,159	1,535,009	1,151,257	0	(1,151,257)	0.0%
35	TO USDA GRANT	0	0	0	226,557	226,557	0.0%
36	TO GENERAL TORT	0	0	0	0	0	0.0%
37	TO HEALTH INSURANCE	0	0	0	0	0	0.0%
38	TO WORKER'S COMP	0	0	0	0	0	0.0%
39	TO CENTRAL STORES	0	0	0	0	0	0.0%
40	TO CAPITAL REPLACEMENT	0	0	0	0	0	0.0%
41	TO CAPITAL PROJECT FUND	0	0	0	0	0	0.0%
42	**TOTAL TRANSFERS OUT**	**1,076,159**	**1,535,009**	**1,151,257**	**226,557**	**(924,699)**	14.8%
43							
44	**TOTAL STORMWATER EXP & TRF**	**7,104,000**	**7,235,000**	**5,426,265**	**3,195,752**	**(2,230,512)**	44.2%
45							
46							
47	**TOTAL SURPLUS (DEFICIT)**	**0**	**0**	**(2)**	**2,512,275**		

City of Columbia, SC
Fund 253 - Summary of Flood Expenditures
July 1, 2016 Through March 31,2017

	Division Description	Paid Amount	Balance on Encumbrance	Total Paid and Encumbrance	Unfunded Percentage	Unfunded Amount
2531116	FEMA-Budget & Program Mgmnt	1,199,308.26	2,776,087.00	3,975,395.26	25.00%	993,848.82
2531201	FEMA-General Services	2,112.00	0.00	2,112.00	25.00%	528.00
2531706	FEMA-Engineering Srvcs	344,187.40	707,276.93	1,051,464.33	25.00%	262,866.08
2532301	FEMA - Fire - Admin	0.00	0.00	0.00	25.00%	0.00
2532303	FEMA - Fire	0.00	0.00	0.00	25.00%	0.00
2532403	FEMA - Police	61,624.67	0.00	61,624.67	25.00%	15,406.17
2533201	FEMA-Streets GF	0.00	0.00	0.00	25.00%	0.00
2533202	FEMA-Streets W&S	0.00	0.00	0.00	25.00%	0.00
2533204	FEMA-Traffic Ops	0.00	0.00	0.00	25.00%	0.00
2534202	FEMA-Engineering Storm Drain	519,323.50	0.00	519,323.50	25.00%	129,830.88
2534203	FEMA-Storm Drain Maint	0.00	0.00	0.00	25.00%	0.00
2534402	FEMA-Solid Waste	0.00	0.00	0.00	25.00%	0.00
2535104	FEMA-Parks	4,297.00	0.00	4,297.00	25.00%	1,074.25
2536203	FEMA-Water Maintenance	0.00	0.00	0.00	25.00%	0.00
2536205	FEMA - Wastewater Maintenance	273,381.75	146,038.79	419,420.54	25.00%	104,855.14
2536206	FEMA-Columbia Canal	898,358.72	3,191,699.28	4,090,058.00	25.00%	1,022,514.50
2536207	FEMA-Lake Murray WTP	0.00	0.00	0.00	25.00%	0.00
2536208	FEMA-Metro WWTP	609,767.02	132,394.32	742,161.34	25.00%	185,540.34
2538701	FEMA- Admin	0.00	0.00	0.00	25.00%	0.00
2538956	FEMA- Supplies	0.00	0.00	0.00	25.00%	0.00
2538961	FEMA - Radio Repair	11,074.32	0.00	11,074.32	25.00%	2,768.58
2538970	FEMA- Fleet	0.00	0.00	0.00	25.00%	0.00
2539999	FEMA - CIP	365,028.66	0.00	365,028.66	25.00%	91,257.17
	TOTAL	4,288,463.30	6,953,496.32	11,241,959.62		2,810,489.91

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **City Clerk**

FROM: ***Erika Moore, City Clerk***

SUBJECT: **2017 Summer Work Experience Leadership Program - Mr. J. T. McLawhorn, President & CEO of the Columbia Urban League**

FINANCIAL IMPACT:

STRATEGIC GOALS: **Collaborate and partner with entities**

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **City Clerk**

FROM: ***Erika Moore, City Clerk***

SUBJECT: **Update from Senior Resources - Ms. Pam Dukes, Executive Director of Senior Resources**

FINANCIAL IMPACT:

STRATEGIC GOALS: **Collaborate and partner with entities**

ATTACHMENTS:

- **#a:** Senior Resources Website
- #b: Senior Resources update to City Council - May 16 2017 (PDF)

Senior Resources

Empowering seniors to remain healthy & independent

Update to Columbia City Council

May 16, 2017

Pam Dukes, Executive Director

Services offered:

- Meals on Wheels
- Wellness Centers with Transportation
- Home Care
- Foster Grandparents
- Senior Companions
- Senior Wheels
- Food Co-op

Meals on Wheels

Last year, Senior Resources served 91,197 hot and frozen meals.

As of April 30, 2017, we have served 101,240 meals. On track to serve more than 120,000 meals this year.

Home Care

- Assistance with cleaning house, laundry, meal preparation, and other activities of daily living that allow someone to live independently

- Currently have **173** seniors waiting for home care services

Seniors receiving home care are the most frail and most at risk for institutionalization

Wellness Centers

Four Wellness Centers in Richland County

Most Columbia residents utilize the Bishop Avenue Wellness Center in North Columbia

Services provided include a noon time nutritionally balanced meal, physical fitness activities, health education, and socialization with peers

Foster Grandparents

Provide tutoring, mentoring, guidance and unconditional love to at risk children, usually 3rd graders

Assist with reading and behavioral skills

Primarily at Richland One schools

More than 95% of children paired with a Foster Grandparent show marked improvement and are promoted to the next grade

Senior Companions

Provide companionship to other seniors and much needed respite for family caregivers. May assist with housekeeping, meal preparation, medication monitoring, etc.

Senior Companions are low income seniors who in exchange for their service receive benefits such as a stipend, transportation reimbursement, training, and annual physicals.

Senior Wheels

New service providing transportation to and from medical appointments and related services (pharmacy, etc.)

Van is fully accessible utilizing a wheelchair lift

Food Co-op & Other Food Services

Co-op established to provide fresh fruits and vegetables to seniors in food deserts for $5/bag

Food Pantry – Provides foods that are senior "friendly" to those on our waiting lists'

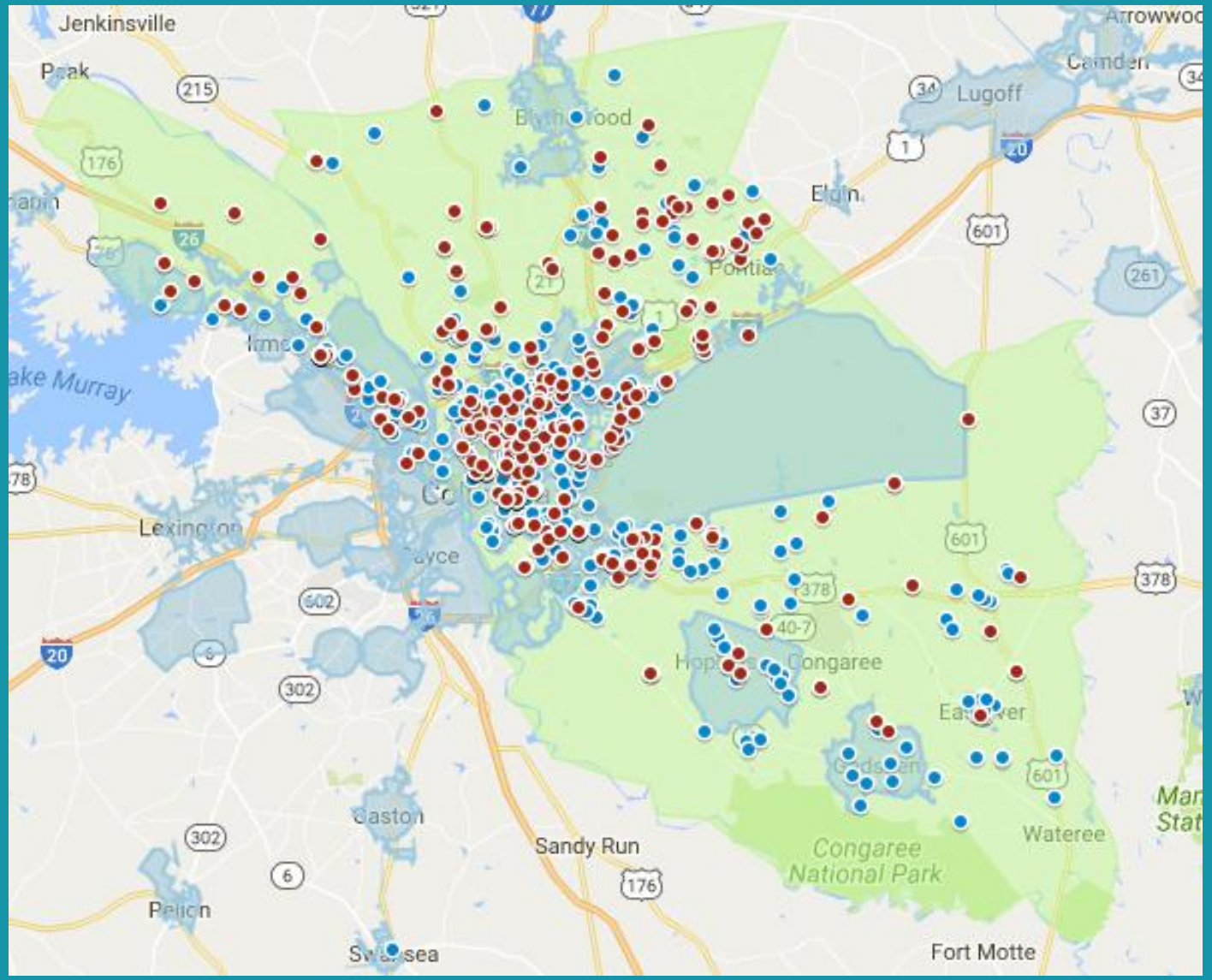
State Farmer's Market Nutrition Program – Senior Resources taking over distribution of vouchers from DSS

Good news and bad news…

- With help from the City of Columbia, reduction in the Meals on Wheels waiting list from 271 in July 2016 to 84 in May 2017!
- Maintaining a growing waiting list for home care services – currently at 173 seniors
- South Carolina ranks 4th worst in the nation for seniors at risk for food insecurity and hunger, with about 19% of seniors threatened by hunger*

*Data from the National Foundation to End Senior Hunger – 2016 Annual Report

Senior Resources' Client Locations



- Current Client

- Waiting List Client

Approximately 75/25 split:

75% incorporated areas

25% unincorporated areas

Richland County is shaded in green. Incorporated areas are shaded in light blue.

Questions or Comments?

Thank you for your time!

Pam Dukes
803.252.7734, ext 261

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Budget & Program Management**

FROM: ***Missy Caughman,***

SUBJECT: **All Funds Summary & Wrap Up - Ms. Melisa Caughman, Budget and Program Management Director**

FINANCIAL IMPACT:

STRATEGIC GOALS: **Provide high quality municipal services**

ATTACHMENTS:

- **#a:** Budget Memo 6 City Manager Proposed Budget (PDF)

We Are Columbia

Office of Budget & Program Management
1136 Washington Street, Ste. 504, Columbia, SC 29201 • Phone: 803-545-3146 • Fax: 803-545-3147

TO: **Honorable Steve Benjamin, Mayor & Columbia City Council**
Teresa Wilson, City Manager

FROM: **Missy Caughman, Budget & Program Management Director** MAC

DATE: **May 11, 2017**

RE: **FY 2017/2018 City Manager Proposed Budget**

City Council's final FY 17-18 Budget Workshop is scheduled for Tuesday, May 16th. At this workshop we will summarize each budget by fund in preparation for advertisement of the Public Hearing on June 6th. As the last workshop before the budget is advertised, we look forward to finalizing the FY 17/18 General Fund Budget with you. Attached are summaries for each fund along with two (2) proposals for the General Fund for consideration to balance the budget.

General Fund

We have prepared two (2) versions of the General Fund for consideration by City Council – the City Manager Proposed Budget and Alternative Budget. Both versions are in balance, but with different approaches to balancing the budget which are discussed below.

Revenues

At the recent budget workshop, a lot of discussion focused on the allocation of costs that are incurred by the General Fund in providing services for Water and Sewer and with the upcoming comprehensive storm water capital improvement program. Taking a lead from those discussions, we have made adjustments to the Indirect Cost Allocation program based on the FY 17/18 Budget which increased the allocation by approximately $360,000 over what was originally proposed; a total increase of $1,919,680 over the current year. The increase is large because the Indirect Cost Allocation had not been adjusted since 2008 and now reflects current costs. In addition, with the significant role that a comprehensive storm water program will have on resources, we have added a cost allocation from the Storm Water fund to the General Fund in the amount of $560,000. Combined, the total indirect cost allocation now totals $4,749,680. While we are confident in our approach to estimating the cost of services provided by the General Fund, in future years we will recommend a comprehensive cost allocation study that will be useful for all of the indirect costs that are provided by the General Fund. This will take time and resources to conduct, but we will need to focus efforts on this in the near future.

Both budget versions reflect the Indirect Cost Allocation increases.

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Expenditures

In addition to revenues, we have also made reductions to several line items in order to balance the budget. Each version reduction options are outlined below:

City Manager Proposed Budget

- Total budget is $142,680,401
  - increase of $3.8M; 3% over current year

- Includes increases in Indirect Cost Allocation as outlined above; $952,682
- Reflects replacing the 2 mills that were reduced in 2014; $1,120,000
- Decreased Planning & Development Services for Comprehensive Plan; $280,000
  - Propose using one time funding to pay for this project; if available
- Eliminated Community Promotions; $150,000
- Adjustment to Central Stores; $45,000

In past workshops, we have outlined a variety of new and expanded programs; increased costs for state retirement and health care along with other impacts on the General Fund. In this budget proposal, we have attempted to retain budget goals to meet obligations; address immediate needs for providing basic services; and move forward on Envision Columbia Work Plan initiatives. As we have made reductions throughout this process, the budget still includes some funding for new or expanded programs such as Annexation; Walk / Bike Initiatives, Greenway operations; maintenance at major corridors and full year funding for No-Kill Shelter. The City Manager's Proposed Budget retains minimum funding for employee cost of living adjustments (partial year) and begins the step based pay for Public Safety Retention Program.

Alternative Budget

- Total budget is $141,560,40
- increase of $2.7M; 2% over current year

- Includes increases in Indirect Cost Allocation as outlined above; $952,682
- Decreased Planning & Development Services for Comprehensive Plan; $280,000
  - Propose to pay for this using one time funding; if available
- Eliminated Community Promotions; $150,000
- Eliminates Funding for mid-year cost of living adjustment for employees & implementation of step based pay for Public Safety Retention Program; $1,250,000

This budget still includes the items referenced above; however it eliminates the Cost of Living and Public Safety Step program for employees. There are very few, if any, areas to reduce in the General Fund that do not negatively impact service delivery.

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Both budget versions and options to balance the budget are not made lightly and not without thought for longer term impacts. Neither budget fully addresses funding for either a Capital Improvement Program or the Capital Replacement Program. Going forward, we have a growing sense of caution regarding the City's budget capacity to maintain current levels of services in upcoming years. Economic indicators such as increased construction activity, business expansion and lower unemployment rates suggest an improving local economy; however, growth also stretches services and adds to growing budget pressures.

As a City, we will always move forward to do our best with the resources available and continue to provide the services that we have committed to provide. We also remain vigilant with maintaining the strong financial management that the City has focused; these efforts have helped to improve our credit rating to AA+. Our strong financial position has helped the City to be resilient and we expect to retain this position by being good stewards of the City's resources. Looking ahead, we know this will be a challenge as we continue to balance endless needs and competing priorities with scarce resources.

Water & Sewer Fund

The Proposed Budget for Water and Sewer operations totals $152,886,000; and is an increase of $9.6 million; or 6.8% over the current year. The majority of this increase is attributed to the proposed 4.75% rate increase which is anticipated to generate an additional $6.3 million in new revenues and supports the Annual Capital Improvement Program. The rate study included a thorough analysis of revenues, expenses, operating parameters and future demands on the system. Staff continues to focus efforts on operational efficiencies and improvements to customer service as a whole. The rate increase provides the revenue needed to fund the annual capital improvement campaign and supports the operations of the water and sewer system. The FY 17/18 capital improvement program totals $120,000,000 of which $40,000,000 is for Water projects and $80,000,000 is for sewer related projects. The Water CIP includes funding to convert to automatic meter reading infrastructure (AMI/AMR). We anticipate a phased-in implementation of $15,000,000 per year for this system. Sewer CIP focuses on projects for the Clean Water 2020 program. Through the Clean Water 2020 program, the City is committed to meeting EPA Consent Decree deliverables and is on track for timely delivery of the requirements. The issuance of the bond and the ability to fund the CIP is dependent upon the approval of the 4.75% water & sewer rate increase. Without the proposed rate increase, the CIP will be drastically reduced.

Storm Water Fund

The FY 17/18 Proposed Storm Water Fund budget is $12,630,100; an increase of $5,395,100 or 75% over the current year. In order to address city-wide storm water and flooding issues, City Council seeks to approve the resources needed to fund a comprehensive storm water program in order to address a more aggressive capital improvement program.

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The Storm Water system generates enough funds to cover the operating and maintenance costs of the storm water utility. As the majority of funding for capital programs has come from the operating fund balances, funding available for capital has declined as operating expenses increase.

To aid in the delivery of the storm water capital improvement program and manage the cost to our rate payers, city staff and the rate consultant developed a financial plan, which contemplates the issuance of storm water revenue bonds. This approach would allow the city to invest in the system at a higher level than can currently be sustained via cash financing. The proposed use of bond funding also spreads the financing costs across both current and future rate payers.

The current rate of $6.80 per equivalent residential unit (ERU) per month will increase by $5.00 to $11.80 in FY 17/18 and proposed to increase by 6.25% each year for the next five (5) years. The rate increases are in support of a $93,000,000 comprehensive capital improvement program that will be implemented over the next five (5) years and assumes a combination of cash and issuing of bonds to fund. The full funding of the $93,000,000 program is dependent upon the proposed rates being approved. The approach anticipates the use of a program management team in order to advance the projects in an efficient, effective and timely manner in order to address city-wide funding.

We applaud City Council's efforts to address the issue of city-wide flooding issues and their willingness to invest the resources needed to put forth a comprehensive program.

Parking Fund

The FY 2017/2018 Parking Budget is $8,008,231; a decrease of $213,274 or 3% reduction from the current year. The Parking Fund is focused on providing quality customer service, operating clean and safe parking facilities and working with Economic Development to assist in attracting business to downtown.

Revenues from parking garages, lots, meters and non-moving violations make up the majority of the revenues for the parking system. Operating revenues total $7,338,376; an increase of $75,226, or 1% over the current year budget. The budget reflects use of fund balance in the amount of $431,180; a reduction of $348,500.

Expenditures by operating departments total $4,298,198; an increase of $388,741 or 10%. The majority of the increase is related to expenses associated with health care, retirement, operating increases for support of the T2 parking system and capital purchases including replacement of expansion joints at two of the garages. Most of the focus on the Parking budget is addressing operating and facilities maintenance needs of the system. The first priority is to complete an assessment of existing operations and a review of the various contracts to provide garage parking to area businesses to make sure they are all up to date.

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Hospitality Tax

The Hospitality Tax FY 17/18 Proposed Budget is $11,426,263; an increase of $300,145 or 3% over the current year. The budget reflects the allocations by category as discussed with City Council during prior budget workshops. The Proposed Budget was based on funding at the same level as current year and includes $2,109,500 for the Hospitality Committee; Line Item Agencies at $2,696,257; and $327,000 funding for commitments made in prior years.

Debt Service is for two revenue bonds issued on Hospitality Tax. The first bond issued in 2003 supported a variety of city tourism related projects and recreation infrastructure projects. The second bond was issued in 2014 for the construction of Spirit Communications Park. Bonds issued on Hospitality Tax revenues must still meet the restrictions for use as determined by State Law. Total debt service is $2,593,506.

The Hospitality Tax fund also supports a transfer to the City's General Fund that supports those activities of the General Fund that meet requirements of state law. In the proposed FY 17/18 Budget, we have reflected an increase in the transfer of $700,000. The purpose of the transfer is for support of additions in the General Fund for Saluda and Vista Greenway operations, a new program to focus on scheduled mowing and edging of major thoroughfares in the City and some funding for Walk / Bike initiatives. The total transfer to the General Fund is proposed at $3,700,000.

Accommodations Tax

Accommodations Tax FY 17/18 Budget is $2,226,244; an increase of $90,942, 4% over the current year budget. The estimate is aggressive compared to budget, but is actually less than collected in the previous year. Revenues are collected quarterly and remitted by the State of South Carolina. Projections are based on current and prior year actual collections which have leveled off in recent years following a trend of high growth. We will make additional adjustments once we receive the 3rd quarter revenues from the State.

The budget reflects State law required allocation of $25,000 transfer to the General Fund and 5% for general purpose use which totals $109,962. The budget reflects a continued allocation of $25,000 for the Together We Can Read initiative with Richland School District 1 and $83,800 for ONE Columbia. The remaining amount of $2,089,282, is to be allocated by recommendations of the Accommodations Tax Committee with 30% allocated for advertising and promotion of tourism; 65% allocated for tourism related expenditures.

We look forward to our continued budget discussions and staff will be prepared to answer questions you may have with regards to the information presented.

GENERAL FUND SUMMARY

FY 2017/2018

	ACTUAL FY 15/16	BUDGET FY 16/17	CITY MANAGER PROPOSED FY 17/18	Increase / (Decrease)	% Change
REVENUE					
GENERAL PROPERTY TAX	51,024,375	53,241,097	55,702,136	2,461,039	5%
LICENSES AND PERMITS	38,659,049	39,654,866	40,749,189	1,094,323	3%
FROM OTHER AGENCIES	14,168,660	15,037,877	15,953,090	915,213	6%
CURRENT SERVICE CHARGES	14,684,061	14,629,628	17,385,686	2,756,058	19%
FINES & FORFEITURES	822,196	1,102,000	918,000	(184,000)	-17%
MISCELLANEOUS REVENUE	2,966,653	119,900	200,300	80,400	67%
INTEREST ON INVESTMENT	204,931	100,000	150,000	50,000	50%
RENTS & SALE OF PROPERTY	421,760	390,000	397,000	7,000	2%
TOTAL REVENUE	**122,951,685**	**124,275,368**	**131,455,401**	7,180,033	6%
TRANSFERS IN					
FROM OTHER FUNDS	1,338,522		-	-	
FROM ACCOMMODATIONS TAX	25,000	25,000	25,000	-	0%
FROM HOSPITALITY TAX	3,000,000	3,000,000	3,700,000	700,000	23%
FROM CAPITAL LEASE PROCEEDS	2,439,946	8,000,000	4,000,000	(4,000,000)	-50%
PUBLIC SAFETY TRANSFER	2,675,606	-	-	-	
FROM PARKING FUND	500,000	500,000	500,000	-	0%
FROM UN-APPROPRIATED SURPLUS		3,000,000	3,000,000	-	0%
TOTAL TRANSFERS IN	**9,979,074**	**14,525,000**	**11,225,000**	(3,300,000)	-23%
TOTAL GENERAL FUND REV & TRANS	**132,930,759**	**138,800,368**	**142,680,401**	3,880,033	3%
DEPARTMENTS					
LEGISLATIVE - MAYOR & CITY COUNCIL	748,390	798,216	812,621	14,405	2%
ADMINISTRATION - CITY MANAGER	503,442	487,993	637,310	149,317	31%
GOVERNMENTAL AFFAIRS	464,490	468,026	493,339	25,313	5%
ADMINISTRATION - ACM OPERATIONS	364,824	353,870	353,345	(525)	0%
ADMINISTRATION - CHIEF FINANCIAL OFFICER	181,395	194,760	204,549	9,789	5%
ADMINISTRATION - SR. ASSISTANT CM	321,813	331,245	350,657	19,412	6%
HUMAN RESOURCES	987,856	1,067,335	1,101,096	33,761	3%
BUDGET & PROGRAM MANAGEMENT OFFICE	295,557	381,080	387,585	6,505	2%
PUBLIC RELATIONS	602,797	587,038	714,649	127,611	22%
COUNCIL SUPPORT SERVICES	599,733	448,543	554,320	105,777	24%
LEGAL	1,966,384	1,975,142	2,132,044	156,902	8%
MUNICIPAL COURT	2,601,829	2,809,503	2,828,603	19,100	1%
FINANCE	1,756,890	2,025,261	2,128,435	103,174	5%
OFFICE OF BUSINESS OPPORTUNITIES	809,322	919,591	932,534	12,943	1%
COMMUNITY DEVELOPMENT	291,955	257,728	358,435	100,707	39%
PLANNING & DEV. SERVICES	3,328,834	3,381,638	3,575,685	194,047	6%
POLICE	37,128,519	37,965,244	39,430,332	1,465,088	4%
EMERGENCY MANAGEMENT		-	589,764	589,764	
911 EMERGENCY COMMUNICATIONS	2,956,665	3,062,829	3,158,366	95,537	3%
FIRE	21,434,822	22,616,394	22,616,394	-	0%
PARKS & RECREATION	11,639,848	12,008,575	12,659,009	650,434	5%
PUBLIC WORKS	19,325,323	18,416,743	19,242,876	826,133	4%
GENERAL SERVICES	1,625,523	2,273,219	2,271,763	(1,456)	0%
INFORMATION TECHNOLOGY	3,696,266	3,897,558	4,066,527	168,969	4%
TOTAL DEPARTMENT	**113,632,477**	**116,727,531**	**121,600,238**	4,872,707	4%
NON-DEPARTMENTAL & MISC.					
COMMUNITY PROMOTIONS	463,239	432,000		(432,000)	-100%
CAPITAL LEASE PURCHASE	1,069,259	2,089,871	2,687,635	597,764	29%
SOLICITOR'S OFFICE	215,818	215,817	215,817	-	0%
PUBLIC DEFENDER	50,000	100,000	100,000	-	0%
HOMELESS SERVICES	906,688	1,000,000	1,000,000	-	0%
COLA & PUBLIC SAFETY RETENTION	116,600	-	1,250,000	1,250,000	
ECONOMIC DEV. SPECIAL PROJECTS	37,500	-	-	-	
DETENTION CENTER PER DIEM	404,308	500,000	600,000	100,000	20%
NON-DEPARTMENTAL & MISC.	2,834,941	40,000	40,000	-	0%
OFFICE SPACE LEASE - 1225 LADY STREET	506,856	505,000	542,000	37,000	7%
BAD DEBT/CASH OVER/SHORT/SALES TAX	(2,668)			-	
TOTAL NON-DEPARTMENTAL	**6,602,541**	**4,882,688**	**6,435,452**	1,552,764	32%
TOTAL EXPENDITURES	**120,235,018**	**121,610,219**	**128,035,690**	(2,395,307)	-2%
TRANSFERS OUT					
TO INTERNAL SERVICE FUNDS	6,347,993	2,203,881	3,258,881	1,055,000	48%
TO DEBT SERVICE	5,508,714	5,508,715	5,814,150	305,435	6%
TO COMPONENT UNIT	1,390,025	1,477,553	1,571,680	94,127	6%
TO GRANTS	96,752	-		-	
TO CAPITAL IMPROVEMENTS	2,722,928	-		-	
TO CAPITAL REPLACEMENTS	1,663,634	8,000,000	4,000,000	(4,000,000)	-50%
TOTAL TRANSFERS OUT	**17,730,046**	**17,190,149**	**14,644,711**	(2,545,438)	-15%
TOTAL BUDGET	**137,965,064**	**138,800,368**	**142,680,401**	3,880,033	3%
TOTAL SURPLUS/(DEFICIT)	**(5,034,305)**	**0**	**0**		

GENERAL FUND SUMMARY

FY 2017/2018

	ACTUAL FY 15/16	BUDGET FY 16/17	ALTERNATIVE FY 17/18	Increase / (Decrease)	% Change
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GENERAL PROPERTY TAX	51,024,375	53,241,097	54,582,136	1,341,039	3%
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MISCELLANEOUS REVENUE	2,966,653	119,900	200,300	80,400	67%
INTEREST ON INVESTMENT	204,931	100,000	150,000	50,000	50%
RENTS & SALE OF PROPERTY	421,760	390,000	397,000	7,000	2%
TOTAL REVENUE	**122,951,685**	**124,275,368**	**130,335,401**	6,060,033	5%
TRANSFERS IN					
FROM OTHER FUNDS	1,338,522		-	-	#DIV/0!
FROM ACCOMMODATIONS TAX	25,000	25,000	25,000	-	0%
FROM HOSPITALITY TAX	3,000,000	3,000,000	3,700,000	700,000	23%
FROM CAPITAL LEASE PROCEEDS	2,439,946	8,000,000	4,000,000	(4,000,000)	-50%
PUBLIC SAFETY TRANSFER	2,675,606	-	-	-	#DIV/0!
FROM PARKING FUND	500,000	500,000	500,000	-	0%
FROM UN-APPROPRIATED SURPLUS		3,000,000	3,000,000	-	0%
TOTAL TRANSFERS IN	**9,979,074**	**14,525,000**	**11,225,000**	(3,300,000)	-23%
TOTAL GENERAL FUND REV & TRANS	**132,930,759**	**138,800,368**	**141,560,401**	2,760,033	2%
DEPARTMENTS					
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HUMAN RESOURCES	987,856	1,067,335	1,101,096	33,761	3%
BUDGET & PROGRAM MANAGEMENT OFFICE	295,557	381,080	387,585	6,505	2%
PUBLIC RELATIONS	602,797	587,038	714,649	127,611	22%
COUNCIL SUPPORT SERVICES	599,733	448,543	554,320	105,777	24%
LEGAL	1,966,384	1,975,142	2,132,044	156,902	8%
MUNICIPAL COURT	2,601,829	2,809,503	2,828,603	19,100	1%
FINANCE	1,756,890	2,025,261	2,128,435	103,174	5%
OFFICE OF BUSINESS OPPORTUNITIES	809,322	919,591	932,534	12,943	1%
COMMUNITY DEVELOPMENT	291,955	257,728	358,435	100,707	39%
PLANNING & DEV. SERVICES	3,328,834	3,381,638	3,575,685	194,047	6%
POLICE	37,128,519	37,965,244	39,430,332	1,465,088	4%
EMERGENCY MANAGEMENT		-	589,764	589,764	
911 EMERGENCY COMMUNICATIONS	2,956,665	3,062,829	3,158,366	95,537	3%
FIRE	21,434,822	22,616,394	22,616,394	-	0%
PARKS & RECREATION	11,639,848	12,008,575	12,659,009	650,434	5%
PUBLIC WORKS	19,325,323	18,416,743	19,242,876	826,133	4%
GENERAL SERVICES	1,625,523	2,273,219	2,271,763	(1,456)	0%
INFORMATION TECHNOLOGY	3,696,266	3,897,558	4,066,527	168,969	4%
TOTAL DEPARTMENT	**113,632,477**	**116,727,531**	**121,600,238**	4,872,707	4%
NON-DEPARTMENTAL & MISC.					
COMMUNITY PROMOTIONS	463,239	432,000		(432,000)	-100%
CAPITAL LEASE PURCHASE	1,069,259	2,089,871	2,687,635	597,764	29%
SOLICITOR'S OFFICE	215,818	215,817	215,817	-	0%
PUBLIC DEFENDER	50,000	100,000	100,000	-	0%
HOMELESS SERVICES	906,688	1,000,000	1,000,000	-	0%
COLA & PUBLIC SAFETY RETENTION	116,600	-		-	#DIV/0!
ECONOMIC DEV. SPECIAL PROJECTS	37,500	-	-	-	#DIV/0!
DETENTION CENTER PER DIEM	404,308	500,000	600,000	100,000	20%
NON-DEPARTMENTAL & MISC.	2,834,941	40,000	40,000	-	0%
OFFICE SPACE LEASE - 1225 LADY STREET	506,856	505,000	542,000	37,000	7%
BAD DEBT/CASH OVER/SHORT/SALES TAX	(2,668)			-	#DIV/0!
TOTAL NON-DEPARTMENTAL	**6,602,541**	**4,882,688**	**5,185,452**	302,764	6%
TOTAL EXPENDITURES	**120,235,018**	**121,610,219**	**126,785,690**	5,175,471	4%
TRANSFERS OUT					
TO INTERNAL SERVICE FUNDS	6,347,993	2,203,881	3,303,881	1,100,000	50%
TO DEBT SERVICE	5,508,714	5,508,715	5,814,150	305,435	6%
TO COMPONENT UNIT	1,390,025	1,477,553	1,571,680	94,127	6%
TO GRANTS	96,752	-		-	
TO CAPITAL IMPROVEMENTS	2,722,928	-		-	
TO CAPITAL REPLACEMENTS	1,663,634	8,000,000	4,000,000	(4,000,000)	-50%
TOTAL TRANSFERS OUT	**17,730,046**	**17,190,149**	**14,689,711**	(2,500,438)	-15%
TOTAL BUDGET	**137,965,064**	**138,800,368**	**141,475,401**	2,675,033	2%
TOTAL SURPLUS/(DEFICIT)	**(5,034,305)**	**0**	**85,000**		

WATER/SEWER OPERATING FUND SUMMARY
FY 2017/2018

	ACTUAL FY 15/16	BUDGET FY 16/17	PROPOSED FY 17/18	Increase / (Decrease)	% Change
REVENUE					
WATER SALES	79,609,534	86,653,960	89,058,186	2,404,226	2.8%
SEWER SALES	52,861,383	55,124,970	61,666,337	6,541,367	11.9%
MISCELLANEOUS REVENUE	8,669,784	16,070	24,881	8,811	54.8%
FINES AND FORFEITURES	797,379	320,000	530,166	210,166	65.7%
TOTAL OPERATING REVENUES	**141,938,080**	**142,115,000**	**151,279,570**	9,164,570	6.4%
NON-OPERATING REVENUE & TRANSFERS IN					
INTEREST	2,223,742	950,000	1,445,709	495,709	52.2%
RENTS & USE OF PROPERTY	543,910	150,000	160,721	10,721	7.1%
FROM OTHER FUNDS	1,450	0	0	-	
CONTRIBUTED CAPITAL	7,447,936	-		-	
TOTAL NON-OPERATING REVENUES	**10,217,038**	**1,100,000**	**1,606,430**	506,430	46.0%
TOTAL REVENUE & TRANSFERS IN	**152,155,118**	**143,215,000**	**152,886,000**	9,671,000	6.8%
EXPENDITURES					
FINANCE	1,842,664 0	4,111,218	2,056,332	(2,054,886)	-50.0%
FIRE HYDRANT MAINTENANCE	489,202	490,207	622,588	132,381	27.0%
POLICE - CSO/PUBLIC SAFETY	610,168	629,778	892,726	262,948	41.8%
PUBLIC WORKS-STREET REPAIR	767,349	1,259,884	1,282,263	22,379	1.8%
GENERAL SERVICES PUBLIC BLDGS.	1,455,248	1,788,764	2,301,190	512,426	28.6%
GIS MANAGEMENT	380,068	620,541	622,898	2,357	0.4%
CUSTOMER CARE CENTER	2,488,917	2,541,617	4,249,088	1,707,471	67.2%
UTILITIES	49,467,581	61,359,290	65,125,877	3,766,587	6.1%
ENGINEERING	10,931,615	8,626,568	12,312,383	3,685,815	42.7%
TOTAL OPERATING	**68,432,812**	**81,427,867**	**89,465,345**	8,037,478	9.9%
Non-Operating Departments & Non-Departmental					
ECONOMIC DEV DEPARTMENT	1,108,816	1,175,484	1,200,255	24,771	2.1%
TOTAL NON-OPERATING DEPARTMENTS	**1,108,816**	**1,175,484**	**1,200,255**	24,771	2.1%
DEPRECIATION	35,411,576	0			
DEBT SERVICE	14,524,189	31,030,000	32,086,000	1,056,000	3.4%
ECONOMIC DEV SPECIAL PROJECTS	78,500	78,500	78,500	-	0.0%
TECHNOLOGY REPLACEMENTS	86,773	496,149	0	(496,149)	-100.0%
NON-DEPARTMENTAL	55,750	85,000	35,000	(50,000)	-58.8%
BAD DEBT	1,820,007	300,000	268,900	(31,100)	-10.4%
RESERVE		3,217,000	1,157,320	(2,059,680)	-64.0%
TOTAL NON-DEPARTMENTAL OPERATING	**51,976,795**	**35,206,649**	**33,625,720**	(1,580,929)	-4.5%
TRANSFERS OUT					
TO GENERAL FUND/INDIRECT COST ALLOCATION		0	4,189,680	4,189,680	
TO PUBLIC SAFETY	4,945,605	0	0	-	
TO FEMA/FLOOD RECOVERY	0	10,000,000	10,000,000	-	0.0%
TO WATER/SEWER CAPITAL IMP.		14,300,000	12,300,000	(2,000,000)	-14.0%
TO INTERNAL SERVICE FUNDS	3,722,558	1,105,000	2,105,000	1,000,000	90.5%
TOTAL TRANSFERS	**8,668,163**	**25,405,000**	**28,594,680**	3,189,680	12.6%
TOTAL BUDGET	**130,186,586**	**143,215,000**	**152,886,000**	9,671,000	6.8%
TOTAL SURPLUS/(DEFICIT)	**21,968,532**	**0**	**0**	-	

STORM WATER OPERATING SUMMARY
FY 2017/2018

	ACTUAL FY 15/16	BUDGET FY 16/17	PROPOSED FY 17/18	Increase / (Decrease)	% Change
REVENUE					
Operating Revenue					
STORM WATER FEE	21,600	7,100,000	12,548,300	5,448,300	76.7%
STORM WATER INSPECTIONS	7,265,351	20,000	20,000	0	0.0%
STORM WATER REVIEW	12,300	15,000	15,000	0	0.0%
INTERGOVERNMENTAL REVENUES	175,000			0	
TOTAL OPERATING REVENUES	**7,474,251**	**7,135,000**	**12,583,300**	266,000	3.7%
Non-operating Revenue & Transfers					
INTEREST & USE OF PROPERTY	184,331	100,000	46,800	(53,200)	-53.2%
TOTAL NON-OPERATING REVENUES	**184,331**	**100,000**	**46,800**	(73,100)	-73.1%
TOTAL REVENUES & TRANSFERS IN	**7,658,582**	**7,235,000**	**12,630,100**	5,395,100	74.6%
EXPENDITURES					
DEPARTMENTS					
UTILITIES & ENGINEERING	2,279,678	2,098,715	2,216,240	117,525	5.6%
PUBLIC WORKS	2,259,313	3,347,969	3,715,360	367,391	11.0%
TOTAL DEPARTMENTS	**4,538,991**	**5,446,684**	**5,931,600**	484,916	8.9%
NON-DEPARTMENTAL EXPENSES					
GRANT MATCH			200,000		
DEPRECIATION	1,031,602	0	50,000		
DEBT SERVICE			1,593,800		
NON-DEPARTMENTAL/MISC.	17,613				
BAD DEBT	1,936	0	0		
RESERVE	0	0	3,294,700		
TOTAL NON-DEPARTMENTAL	**1,051,151**	**0**	**5,138,500**	5,138,500	
TRANSFERS OUT					
TO GENERAL FUND/INDIRECT COST ALLOCATION			560,000		
TO STORM WATER CAPITAL PROJECTS		1,788,316	1,000,000		
TO CENTRAL STORES/RISK MNGMT	167,443				
TOTAL OTHER	**167,443**	**1,788,316**	**1,560,000**	(228,316)	1,631,879
TOTAL BUDGET	**5,757,585**	**7,235,000**	**12,630,100**	5,395,100	74.6%
TOTAL SURPLUS/(DEFICIT)	**1,900,997**	**0**	**0**		

PARKING OPERATING FUND SUMMARY
FY 2017/2018

	ACTUAL FY 15/16	BUDGET FY 16/17	PROPOSED FY 17/18	Increase / (Decrease)	% Change
OPERATING REVENUES					
STREET PARKING METERS	2,313,166	2,350,000	2,350,000	-	0%
PARKING GARAGES	2,681,864	2,707,500	2,756,726	49,226	2%
PARKING LOTS	191,033	127,400	202,400	75,000	59%
MISCELLANEOUS REVENUE	189,945	9,250	9,250	-	0%
VALIDATIONS	2,074	4,000	0	(4,000)	-100%
IN-OUT PARKING	59,611	45,000	60,000	15,000	33%
PARKING METER BAG FEE	56,252	20,000	60,000	40,000	200%
NON-MOVING VIOLATIONS	1,761,771	2,000,000	1,900,000	(100,000)	-5%
TOTAL REVENUE	**7,255,716**	**7,263,150**	**7,338,376**	75,226	1%
NON-OPERATING & TRANSFERS IN					
INTEREST REVENUE	122,541	60,000	120,000	60,000	100%
RENTS & USE OF PROPERTY	109,755	108,675	108,675	-	0%
FROM FUND BALANCE	0	789,680	441,180	(348,500)	-44%
TOTAL NON-OPERATING & TRANSFERS	**232,296**	**958,355**	**669,855**	(288,500)	-30%
TOTAL REVENUES & TRANSFERS IN	**7,488,012**	**8,221,505**	**8,008,231**	(213,274)	-3%
EXPENDITURES					
Operating Departments					
FINANCE - PARKING PAYMENT SERVICES	127,790	131,963	136,700	4,737	4%
PARKING ADMINISTRATION	616,442	688,140	723,363	35,223	5%
PARKING ENFORCEMENT	1,340,640	1,466,755	1,598,042	131,287	9%
PARKING MAINTENANCE	1,603,475	1,524,608	1,739,447	214,839	14%
TRAFFIC - SIGN SHOP	71,263	97,991	100,646	2,655	3%
TOTAL OPERATING DEPARTMENTS	**3,759,610**	**3,909,457**	**4,298,198**	388,741	10%
Non-Departmental					
DEPRECIATION	1,567,720	0	0	-	
DEBT SERVICE	1,743,167	2,813,548	2,808,033	(5,515)	0%
NON-DEPARTMENTAL/MISC.		5,000	5,000	-	0%
ACTUARIAL PENSION GASB 68	17,296			-	
BAD DEBT	18,089	0	0	-	
RESERVE		10,000	10,000	-	0%
TOTAL NON-DEPARTMENTAL	**3,346,272**	**2,828,548**	**2,823,033**	(5,515)	0%
TRANSFERS OUT					
TO GENERAL FUND	500,000	500,000	500,000	-	0%
TO CAPITAL IMPROVEMENTS		693,500	0	(693,500)	-100%
TO RISK MANAGEMENT	181,028	20,000	180,000	160,000	800%
TO CENTRAL STORES	249,441	270,000	207,000	(63,000)	-23%
TOTAL TRANSFERS	**930,469**	**1,483,500**	**887,000**	(596,500)	-40%
TOTAL BUDGET	**8,036,351**	**8,221,505**	**8,008,231**	(213,274)	-3%
TOTAL SURPLUS/(DEFICIT)	**(548,339)**	**0**	**0**		

HOSPITALITY TAX SUMMARY

FY 2017/2018

	ACTUAL FY 15/16	AMENDED FY 16/17 *Amd. 8/2/16, 9/6/16, 12/20*	PROPOSED FY 17/18	Increase / (Decrease)	% Change
REVENUES					
HOSPITALITY TAX	10,813,528	10,775,200	11,371,250	596,050	5.5%
FINES & LATE FEES	35,028	20,000	40,000	20,000	100.0%
INTEREST	4,841			-	
TOTAL REVENUES	**10,853,397**	**10,795,200**	11,411,250	616,050	5.7%
TRANSFERS IN & OTHER FINANCING					
FM FUND BALANCE		330,918	15,013		
TOTAL REVENUE & TRANSFERS IN	**10,853,397**	**11,126,118**	**11,426,263**	300,145	3%
EXPENDITURES					
HOSPITALITY TAX COMMITTEE ALLOCATIONS	**2,486,592**	**2,109,500**	**2,109,500**	-	0%
PRIOR YEAR CARRYFOWARDS		45,065			
*Reflects allocation by Council & **does not** include Committee Allocations*					
COLUMBIA MUSEUM OF ART		816,107	816,107		
COLUMBIA MUSIC FESTIVAL ASSOC.		245,000	245,000		
EdVENTURE		634,850	634,850		
FAMOUSLY HOT NEW YEARS		130,000	130,000		
HISTORIC COLUMBIA FOUNDATION		686,500	686,500		
ONE COLUMBIA		83,800	83,800		
SC PHILHARMONIC		100,000	100,000		
LINE ITEM AGENCIES	**2,471,257**	**2,696,257**	**2,696,257**	-	0%
Council Allocations					
Gateway to the Army / Ft. Jackson 100th Anniversary	0		100,000		
Leisure Fun	13,500	13,500	16,000		
Nickelodeon (5 year commitment, expires FY 18/19)	110,000	110,000	110,000		
Parks & Recreation Foundation	75,000	75,000	75,000		
River Alliance	26,000	26,000	26,000		
COUNCIL ALLOCATIONS	**731,208**	**674,653**	**327,000**	(347,653)	-52%
TRANSFERS OUT					
TO GEN. FUND	3,000,000	3,000,000	3,700,000		
TO DEBT SERVICE	2,595,547	2,600,643	2,593,506		
TOTAL TRANSFERS OUT	**5,595,547**	**5,600,643**	**6,293,506**	692,863	12%
TOTAL BUDGET	**11,284,604**	**11,126,118**	**11,426,263**	300,145	3%
TOTAL SURPLUS/(DEFICIT)	**(431,207)**	**0**	**0**		

ACCOMMODATIONS TAX

FY 2017/2018

	ACTUAL FY 15/16	BUDGET FY 16/17	PROPOSED FY 17/18	Increase / (Decrease)	% Change
REVENUES					
ACCOMMODATIONS TAX	2,324,105	2,126,581	2,226,244	99,663	4.7%
TOTAL REVENUES	**2,324,105**	**2,126,581**	**2,226,244**		
TRANSFERS IN					
FROM FUND BALANCE		8,721			
TOTAL REVENUE & TRANSFERS IN	**2,324,105**	**2,135,302**	**2,226,244**	90,942	4.3%
EXPENDITURES					
ACCOMMODATIONS TAX ALLOCATIONS		502	2,089,282		
CONVENTION & VISITORS BUREAU	290,000	290,000			
LAKE MURRAY TOURISM	1,650,000	1,706,000			
PALMETTO CLASSICS	25,000				
	1,965,000	**1,996,502**	**2,089,282**	92,780	4.6%
5% ALLOCATION					
COMMITTEE EXPENSES	2,923	5,000	3,162		
TOGETHER WE CAN READ	24,993	25,000	25,000		
WELVISTA	20,000				
COLUMBIA OPPORTUNITIES RESOURCE	25,000				
SPECIAL OLYMPICS SUMMER GAMES	10,000				
CPAC - GREEN IS GOOD FOR BUS. CONF	5,000				
GIRLS ON THE RUN	3,600				
ONEColumbia		83,800	83,800		
Total General Allocation (5%)	**91,517**	**113,800**	**111,962**	(1,838)	-2%
TOTAL EXPENSES	**2,031,517**	**2,110,302**	**2,201,244**	90,942	0
TRANSFERS OUT					
TO GENERAL FUND	25,000	25,000	25,000		
TOTAL OTHER FUNDS	**25,000**	**25,000**	**25,000**	-	
TOTAL BUDGET	**2,056,517**	**2,135,302**	**2,226,244**	90,942	4%
TOTAL SURPLUS/(DEFICIT)	**267,588**	**0**	**0**		

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **City Clerk**

FROM: ***Erika Moore, City Clerk***

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

FINANCIAL IMPACT: **- Employee Health Center**

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **City Clerk**

FROM: ***Erika Moore, City Clerk***

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

FINANCIAL IMPACT: **Candidate Filing Fees**

We Are Columbia

MEETING DATE: **May 16, 2017**

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)**

FINANCIAL IMPACT: **Incentives**

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **City Clerk**

FROM: ***Erika Moore, City Clerk***

SUBJECT: **April 4, 2017 Meeting Minutes**

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** MN_04_04_2017_D (PDF)

COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, APRIL 4, 2017

The Columbia City Council met for a Work Session on Tuesday, April 4, 2017 at City Hall, 1737 Main Street, Columbia, South Carolina. The Honorable Mayor Stephen K. Benjamin called the meeting to order at 2:12 p.m. and the following members of Council were present: The Honorable Sam Davis, The Honorable Howard E. Duvall, Jr., The Honorable Edward H. McDowell, Jr. and The Honorable Daniel J. Rickenmann. The Honorable Tameika Isaac Devine participated remotely. The Honorable Moe Baddourah was 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 Edward H. McDowell, Jr. offered the Invocation.

ADOPTION OF THE AGENDA

Upon a motion made by Mr. Davis and seconded by Mr. McDowell, Council voted unanimously to adopt the agenda as presented.

FISCAL YEAR 2017/2018 BUDGET WORKSHOP

1. Water & Sewer Rate Study Follow-up - Mr. Robert Chambers, Financial and Utility Management Consultant for Black and Veatch Management Consulting, LLC

Mr. Robert Chambers, Financial and Utility Management Consultant for Black and Veatch Management Consulting, LLC noted that today's presentations are very similar to what was presented at the last meeting. He explained that the City has a water rate structure that includes monthly service charges based on meter sizes and a four-block structure. He explained that block one is for 0-300 cubic feet of water and there is no charge for this block, but you'll pay the meter base charge. Thereafter, customers will pay per 100 cubic feet of usage for blocks two, three and four. The water and wastewater rate revenues for fiscal year 2017 are $131.7 million and are estimated to be $133 million in 2018. Total revenues in fiscal year 2017 are estimated at $143.2 million and $152.9 million by the end of fiscal year 2018. The proposed 4.75% increase in 2018 will generate $6.3 million in revenue. He continued to report that O&M is budgeted at $87.9 million for fiscal year 2018 and that will increase by 4% annually; outstanding debt service payments are $28 million annually; the amount of cash used annually is also taken into consideration; and the City has the West Columbia contribution over the next five years. He reviewed the history of rate adjustments and the importance of adjusting rates as needed. He

DRAFT

agreed to determine what the average annual rate increase would have been from 2008 to 2017 along with the customer bill impact. He said the proposed financial plan for fiscal years 2018 to 2022 is a balanced approach that allows the City to meet its debt coverage requirements. The revenues are applied across the water and waste water systems and will allow the City to meet its operating and capital requirements. He explained that the minimum allowance of 0-300 cubic feet of water usage is given to a typical customer at one rate of $6.60. He presented two financial plan scenarios for a $120 million CIP, while noting that scenario two eliminates the minimum allowance over a three-year period. He estimated that this would have a $5 million impact per 100 cubic feet. He compared the proposed revenue increases for each scenario. The effective bill impact of removing the minimum allowance is an additional $2.65 for customers using 300 cubic feet of water per month. The typical household usage is 800 cubic feet or 5,984 gallons per month. He explained that if the rate increases aren't implemented, the City will rely more on the cash and resources it has on hand and the City will eventually deplete its reserve resources. That could impact your credit worthiness and future increases will be higher.

Ms. Teresa Wilson, City Manager cited the implementation of AMR/AMI and the completion of water quality projects as important public projects.

Mr. Joey Jaco, Engineering Director explained that the proposed CIP is $120 million per year. There are more wastewater projects at $80 million and the water CIP includes AMI/AMR, water quality projects and utility relocations at $40 million.

Mr. Clint Shealy, Utility Operations Director said leveling out the rate increases over five years allows us to better project our needs and it helps customers to better prepare for the increases.

There was an in-depth discussion related to the minimum allowance, the effects of eliminating block one, and O&M.

2. Storm Water Rate Study Follow-up - Mr. Robert Chambers, Financial and Utility Management Consultant for Black and Veatch Management Consulting, LLC

Mr. Robert Chambers, Financial and Utility Management Consultant for Black and Veatch Management Consulting, LLC said the projected starting point for revenue is $7.3 million; the total equivalent residential units (ERUs) are slightly under 90,000 for fiscal year 2017 and over 90,000 for fiscal year 2018. This converts to 32,564 storm water customers in 2017 and 32,645 in 2018. Other revenue sources for storm water start at $81,000. The O&M cost is $6.1 million and is forecasted to increase by 4% annually for the implementation of the capital program. There is no existing debt service, but an annual revenue bond issuance is forecasted at a 5%

interest rate. In 2001, $1.97 was charged per ERU and there have been a few increases over the years. He stressed the importance of implementing steady rate increases. He presented four financial plan scenarios for fiscal years 2018 through 2022.

Councilor Rickenmann inquired about the potential savings on future maintenance costs.

There was an in-depth discussion about possible cost savings on future maintenance.

Ms. Dana Higgins, City Engineer reviewed a listing of priority storm water projects.

Mr. Robert Chambers, Financial and Utility Management Consultant for Black and Veatch Management Consulting, LLC reviewed the history of storm water revenue adjustments and the revenue increase comparisons for each scenario.

Mayor Benjamin suggested that the City seek an aggressive plan to deliver on key infrastructure projects while recognizing that a partner will have to help us deliver the infrastructure and staff will help to maintain it prospectively.

Councilor McDowell agreed with Mayor Benjamin. He said the projects need to go into areas that will benefit.

Councilor Duvall acknowledged that the storm water problems are significant. He stated that storm water fees are listed as ERUs and each house will have $15.30 added to their water bill. He said we had trouble with a 4.2% increase last year, but we are jumping at a $15 increase. He urged his colleagues to be careful about the people that will be paying this.

Councilor Rickenmann said we do not know the true impact, we don't have enough information; and we are trying to find the best solution for the citizens.
Councilor Davis agreed with the Mayor's suggestion on partnering with others. He questioned whether or not we have a game plan for maximizing other resources. He said certain parts of the City aren't reaching their full potential due to infrastructure issues.

Mayor Benjamin asked if there are other ways to calculate the storm water rate.

Mr. Robert Chambers, Financial and Utility Management Consultant for Black and Veatch Management Consulting, LLC explained that the core of assessing storm water rates is based on impervious areas. He noted that the system as a whole, the types of customers and the level of impervious area and contributed runoff are considered.

Councilor Devine said we can't rely on state and federal funds. She agreed with issuing a storm water bond.

Ms. Teresa Wilson, City Manager said $20 million would be the starting point.

3. Parking Services Overview - Ms. Elle S. Matney, Parking Administrator

Ms. Elle Matney, Parking Services Director described her first parking experience in Columbia when she received a parking ticket during her second job interview. She said the Parking Services team members are the faces of Columbia. She said staffing changes had been made and the new business liaison position will impact branding for the department. She reported that use of the Passport Parking app has been successful in Columbia and she hopes to expand that partnership. She noted that the spike in citation revenue relates to the cycle for mailing statements; 40% of the revenue comes from late fees and we are working on a delinquent collections program.

Councilor Duvall suggested using the Municipal Association's setoff debt collection program.

Ms. Elle Matney, Parking Services Director announced that in 2017, Parking Services will establish a social media presence, implement deck facility improvements, create strong strategic partnerships, implement Passport Parking education, continue to develop alternative transportation programs, evaluate parking spaces and parking trends, and propose market rate increases.

Councilor Devine said we still need options for using money at meters, because everyone may not know how to use the Passport Parking app.

Ms. Elle Matney, Parking Services Director said a mixture of parking payment methods will be implemented within a block.

Councilor Rickenmann suggested the use of mid-block parking payment centers.

Ms. Elle Matney, Parking Services Director noted in closing that Columbia's rate structure is below market rates.

DRAFT

COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, APRIL 4, 2017

4. Fiscal Year 2017 / 2018 Proposed Budgets for Water & Sewer, Storm Water, Parking & Special Revenues - Ms. Melisa Caughman, Budget and Program Management Director

Ms. Melisa Caughman, Budget and Program Management Director said the focus of the budget and direction for departments came from the City Council Vision Statement. She explained how the reorganization of the Utilities and Engineering and General Services Departments will have budgetary impacts. She outlined many customer service initiatives for the water and sewer utility service delivery. She presented the proposed water and sewer fund at $152.8 million, which is a 6.8% increase and includes the proposed 4.75% rate increase. She outlined the expenditures and budget categories of the water and sewer fund. The water and sewer capital improvement program is $120 million. The storm water budget is $7.42 million which is a 2.7% increase. There is a proposed rate increase, but the rate increase isn't included in the budget. It also includes the $200,000 allocation Council committed to the Gills Creek Watershed Association as a grant match. Only $1.58 million is available for the CIP without a rate increase. We want to maintain momentum in funding investments in the water, sewer and storm water utilities. The parking fund budget is $8 million, which is a 3% reduction from the current year. She said the proposed hospitality tax budget is $11.4 million, which is a 5.7% increase and in line with current and prior year actuals. She noted that the budget is presented at current funding levels and does not reflect any increases as requested by organizations through the application process.

Councilor Rickenmann inquired about previous discussions regarding a reserve fund.

Ms. Libby Gober said the reserve was 10%.

Councilor Duvall proposed that Council increase the number of organizations they fund each year. He said there are some groups that should be decided on by Council and not the committee. The groups would need to meet the same criteria.

After an in-depth discussion, Mr. Duvall agreed to send the proposal to City Manager Wilson.

Ms. Melisa Caughman, Budget and Program Management Director said there is still fund balance for Council to allocate and the committee will receive $2.1 million. She reviewed the components of the proposed accommodations tax budget of $2.2 million, which is a 4.3% increase. In closing, she reviewed the upcoming budget schedule.

DRAFT

COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, APRIL 4, 2017

EXECUTIVE SESSION

Upon a motion made by Mr. Duvall and seconded by Mr Davis, Council voted unanimously to enter into Executive Session at 5:19 p.m. for the discussion of **Items 5** and **6** as outlined.

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

   - *Public Funds on Private Laterals*
   - *Public Purpose Doctrine*

6. Receipt of legal advice related to a pending, threatened, or potential claim pursuant to §30-4-70(a)(2)

   - *S. Lyman Munson v. City of Columbia, David Hatcher, Ronnie Hingleton and Lisa Sumpter*

COUNCIL MEETING

The Columbia City Council conducted a meeting on Tuesday, April 4, 2017 at City Hall, 1737 Main Street, Columbia, South Carolina. The Honorable Mayor Stephen K. Benjamin called the meeting to order at 6:21 p.m. and the following members of Council were present: The Honorable Sam Davis, The Honorable Howard E. Duvall, Jr. The Honorable Edward H. McDowell, Jr., and The Honorable Daniel J. Rickenmann. The Honorable Tameika Isaac Devine participated remotely. The Honorable Moe Baddourah was 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 Edward H. McDowell, Jr. offered the Invocation.

PLEDGE OF ALLEGIANCE

The Lower Richland High School Boys' Basketball Team led the Pledge of Allegiance.

PUBLIC INPUT RELATED TO AGENDA ITEMS

No one appeared at this time.

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COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, APRIL 4, 2017

CONSENT AGENDA ITEMS 7 THROUGH 27

Upon a single motion made by Mr. McDowell and seconded by Mr. Duvall, Council voted unanimously to approve the **Consent Agenda Items 7** through **27**.

7. Council is asked to approve a match funding request for the Greenway Esplanade Connector to the Riverfront Park Project, as requested by the Engineering Department. The City's match requirement is $99,982.87. *Funding Source: General Capital Projects 403999-658650 - This grant requires a 40% match from the City. The total TAP award is $149,974.31.The total project cost is $249,957.18. - Approved*

8. Council is asked to approve an Agreement for Project Management Services, as requested by the Budget & Program Management Office. Award to Advanced Automation Consulting in the amount of $68,000.00. This vendor is located in Irmo, SC. *Funding Source: Technology Replacement - Professional Services, 6218954-636600. The original budgeted amount is $69,000.00. - Approved*

9. Council is asked to approve Project WM4406; Asphalt Road Repair at Newport Hall Lane, as requested by the Utility Operations Department. Award to North American Pipeline Management in the amount of $150,150.00. This firm is located in Marietta, GA. *Funding Source: Engineering General Services - Paving & Asphalt Supplies Maintenance & Repair; 5511706-623500. The original budgeted amount is $316,500.00. Brad Pace Construction, LLC a Small Business Enterprise of Lyman, SC will receive 24% ($33,000) of the contract value for asphalt materials.*
- Approved

10. Council is asked to approve Heating, Ventilation and Air Conditioning Replacement Services at the Metro Wastewater Treatment Plant, as requested by the Utility Operations Department. Award to W.O. Blackstone Co. Inc., a certified Local Business Enterprise in the amount of $72,071.00 with a 10% contingency for an amount not to exceed $79,278.10. This vendor is located in Columbia, SC. *Funding Source: Utilities Metro Wastewater Plant - Machinery & Equipment - Capital; 5516208-658300. The original budgeted amount is $85,800.00. - Approved*

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11. Council is asked to ratify an Emergency Purchase Order for Heating, Ventilation and Air Conditioning Replacement at 1800 Main Street, as requested by the Support Services Division. Award to Trane, Inc. in the amount of $61,946.64. This vendor is located in West Columbia, SC. *Funding Source: General Capital Projects – Capital Project Cost – HVAC 1800 Main Street – Capital Projects Cost; 4039999-658650/CP109102 - 658650. This purchase order was issued on March 9, 2017 to replace the HVAC system at 1800 Main Street. The original budgeted amount is $63,000.00. - Approved*

12. Council is asked to approve Contract Amendment #1 for the Food Lion Pump Station Improvements, as requested by the Engineering Department. Award to Power Engineering Company, Inc., in the amount of $108,989.00. This firm is located in West Columbia, SC. *Funding Source: 5529999-SS732301-658650. The original budgeted amount is $1,000,000.00. This is a Mentor Protégé Program Project. Palmetto Consulting Engineering Group, Inc. of Columbia, SC, is the Protégé and will provide assistance with the Gravity Design, Cost Estimating, Permitting and Construction Administration Services at $21,797.80 (20%) of the amended contract amount. The following sub consultants will provide additional assistance at $14,580.00 (13.38%): Associated E&S of Columbia, SC will provide surveying services at $12,750.00 (11.70%) of the amended contract amount. GS2 Engineering of Columbia, SC will provide soil boring services at $1,830.00 (1.68%) of the amended contract amount. - Approved*

13. Council is asked to approve Contract Amendment #2 for the Sewer System Evaluation Study for Rocky Branch 01, as requested by the Engineering Department. Award to Brown and Caldwell, Inc., in the amount of $288,360.00. This firm is located in Columbia, SC. *Funding Source: 5529999-SS728801-658650 Unforeseen & Miscellaneous Projects. This is a Mentor Protégé Program Project. 4D Engineering, located in Lexington, SC, is the Protégé and will provide assistance with sewer assessments, quality control of the data stemming from the field work, permits, site visits, and full time construction inspection services in the amount of $142,080.80 (49.27%) of the amended contract amount. - Approved*

14. Council is asked to approve a Project for Sanitary Sewer Abandonment and Relocation along Greenlawn Drive, as requested by the Utility Operations Department. Award to Stutts and Williams, LLC, a certified Local Business Enterprise in the amount of $171,655.00. This firm is located in Lexington, SC. *Funding Source: 5529999-SS739401-658650. The original budgeted amount is $125,785.00. - Approved*

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15. Council is asked to approve the Purchase of a Street Sweeper for the Solid Waste Division, as requested by the Fleet Services Division. Award to Public Works Equipment and Supply, Inc., using the National Joint Power Alliance Contract in the amount of $206,684.00. This vendor is located in Monroe, NC. *Funding Source: Solid Waste Street Sweeping - Autos, Trucks, Heavy Equipment Capital; 5534408-658500. The original budgeted amount is $207,000.00. - Approved*

16. Ordinance No.: 2016-025 - Authorizing the City Manager to execute a Fifth Amendment to Lease between the City of Columbia and Old Boy Properties, LLC for property consisting of 100± acres in Richland County, South Carolina being a portion of the property formerly owned by Columbia Venture, LLC and Sunday School, LLC - *First reading approval was given on April 19, 2016. – Approved on second reading.*

17. Ordinance No.: 2017- 025 - Granting an encroachment to WHLR Columbia Fire House, LLC for installation and maintenance of a brick wall, patio, brick pavers, riser, handrails, landscaping and irrigation system within the right of way area of the 1000 block of Senate Street adjacent to 1001 Senate Street - *Approved on second reading.*

18. Ordinance No.: 2017-026 - Authorizing the City Manager to execute a Contract of Sale, Deed and any other documents necessary to consummate the transfer of approximately 0.06 acres (2,485 sf), property addressed as 1418 Woodrow Street, Irmo, SC 29063 and being further identified as Lexington County TMS #001920-07-010 to Woodrow Street Properties, LLC - *This is a vacant lot in the town of Irmo where a water tank used to be located. The property value was determined by an appraisal and bids were received for the property disposition; Woodrow Street Properties, LLC was the highest bidder. - Approved on second reading.*

19. Ordinance No.: 2017-027 - Granting an encroachment to Lula Drake for placement and maintenance of seven (7) tables and fourteen (14) chairs within the tree zone and sidewalk right of way areas of the 1600 block of Main Street adjacent to 1635 Main Street for use by its patrons for outdoor dining during normal business hours of 11:00 a.m. until 12:00 a.m. Monday through Saturday - *Approved on second reading.*

20. *Comprehensive Plan Future Land Use Map Amendment* - 5243 Forest Drive, 5307 & 5311 Forest Drive, 5417 Forest Drive and 5425 Forest Drive; TMS #16706-03-35, 16706-03-29, 16706-03-41 and 16706-03-20 - *Approved on second reading.*

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Ordinance No.: 2017-011 - Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map to include 5243 Forest Drive, 5307 Forest Drive, 5311 Forest Drive, 5417 Forest Drive and 5425 Forest Drive; Richland County TMS# 16706-03-35, 16706-03-29, 16706-03-41 and 16706-03-20 - *Approved on second reading.*

City Council District: 4

Proposal: Request to amend Chapter 8.3 of The Columbia Plan 2018 – Future Land Use Map to assign a land use classification of Urban Edge Regional Activity Center (UEAC-2).

Applicant: City of Columbia

Staff Recommendation: Approval

PC Recommendation: 01/09/2017, Approval (9-0)

21. *Annexation, Comprehensive Plan Map Amendment and Zoning Map Amendment* - 821 Pepper Street, 831 Pepper Street and 835 Pepper Street & 819 Leesburg Road and 821 Leesburg Road, TMS# 16407-07-06 and 16407-08-04 - *Approved on second reading.*

Ordinance No.: 2017-015 - Annexing and Incorporating 821 Pepper Street, 831 Pepper Street, 835 Pepper Street, 819 Leesburg Road and 821 Leesburg Road, Richland County TMS# 16407-07-06 and 16407-08-04 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015 - *Approved on second reading.*

Council District: 4

Proposal: Annex, assign land use classification of Industrial (IND) for TMS# 16407-07-06 and Community Activity Corridor (AC-2) for TMS# 16407-08-04, and assign zoning of M-1 for TMS# 16407-07-06 and C-3 for TMS# 16407-08-04. The property is currently classified as Neighborhood-Medium Density by Richland County for both parcels and zoned M-1 by Richland County for TMS# 16407-07-06 and LI by Richland County for TMS# 16407-08-04.

Applicant: RDS Associates, LLC

Staff Recommendation: Approval

PC Recommendation: 01/09/2017; Approval (9-0)

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22. *Annexation, Comprehensive Plan Map Amendment and Zoning Map Amendment* - 24.138 acres N. of Sunbelt Boulevard also known as 115 Sunbelt Boulevard, TMS# 09409-01-03 - *Approved on second reading.*

Ordinance No.: 2017-019 - Annexing and Incorporating 24.7 38 acres N. of Sunbelt Boulevard also known as 115 Sunbelt Boulevard, Richland County TMS# 09409-01-03 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015 - *Approved on second reading.*

Council District: 1

Proposal: Request to annex, assign land use classification of Industrial (IND) and assign zoning of Light Industrial District, -Flood Protective Area (M-1, -FP). The property is currently classified as Neighborhood (Medium Density) by Richland County and zoned as CC-3 by Richland County.

Applicant: Columbia United FC DBA: South Carolina United FC

Staff Recommendation: Approval

PC Recommendation: Approval, 02/06/2017 (9-0)

23. *Zoning Text Amendment* - Amend §17-258 (Table of Permitted Uses) to amend and clarify off-street parking requirements for public dormitories, fraternity, and sorority houses

Ordinance No.: 2017-002 - Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 17,Planning, Land Development and Zoning, Article Ill Zoning, Division 10, Off-Street Parking and Loading Facilities, Sec. 17-345 Reduction of parking requirements for certain uses to add (h) College or university public dormitories - *Approved on second reading.*

Proposal: Amend §17-258 (Table of Permitted Uses) to amend and clarify off-street parking requirements for public dormitories, fraternity and sorority houses.

Applicant: K. Brian Cook, Zoning Administrator, City of Columbia

Pertinent Section: Chapter 17, Article III, Division 8, Amend §17-258 (Table of Permitted Uses)

Staff Recommendation: Approval

PC Recommendation: Approval, 12/05/2016 (8-0)

DRAFT

24. *Zoning Text Amendment* - Amend §17-345 (Reduction of Parking Requirements for Certain Uses) To Add Subsection (H) College and University Public Dormitories

Ordinance No.: 2017-003 - Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 17, Planning, Land Development and Zoning Article III, Zoning, Division 8, District Descriptions, Use and Dimensional Regulations, Sec. 17-258 Table of permitted uses, SIC 8811.4 Dormitories, public, SIC 8811 .5 Fraternity and sorority houses and SIC 8811.6 Dormitories, Private (Sec. 17-321) - *Approved on second reading.*

Proposal: Amend §17-345 (Reduction of parking requirements for certain uses) to add subsection (h) College and University Public Dormitories.

Applicant: K. Brian Cook, Zoning Administrator, City of Columbia

Pertinent Section: Chapter 17, Article III, Division 10, Amend §17-345 (Reduction of parking requirements for certain uses)

Staff Recommendation: Approval

PC Recommendation: Approval, 12/05/2016 (8-0)

25. *Zoning Text Amendment* - Amend §17-55 to Modify the Definition of Public Dormitory

Ordinance No.: 2017-001 - Amending the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 17, Planning & Land Development and Zoning & Article III Zoning, Division 1, Generally, Sec. 17-55 Definitions, Dormitory, public - *Approved on second reading.*

Proposal: Amend §17-55 – to modify the definition of Public Dormitory.

Applicant: K. Brian Cook, Zoning Administrator, City of Columbia

Pertinent Section: Chapter 17, Article III, Division 1, Amend §17-55 – Definitions (Public Dormitory)

Staff Recommendation: Approval

PC Recommendation: Approval, 12/05/2016 (8-0)

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26. Resolution No.: R-2017-031 - Authorizing consumption of beer and wine beverages only at the Jam Room Music Festival in the 1400 block of Main Street, the eastern half block of the 1100 block of Hampton Street adjacent to Boyd Plaza, and Boyd Plaza on October 14, 2017 - *Approved*

27. Resolution No.: R-2017-034 - Authorizing consumption of beer and wine only at the Indie Grits Sunday BBQ in the Cannon Parking Garage in the event of inclement weather on Sunday, April 23, 2017 - *Approved*

Councilor McDowell recognized Mr. Raj Aluri for organizing another successful Columbia International Festival, where 100 countries were represented and over 20,000 people attended.

ZONING MATTERS - SECOND READING

Upon a single motion made by Mr. Duvall and seconded by Mr. McDowell, Council voted unanimously to give second reading approval to **Items 28** through **34**. Mayor Benjamin abstained from voting due to a potential conflict of interest.

28. *Annexation, Comprehensive Plan Map Amendment and Zoning Map Amendment* - 0.14 acres W/S Woodcreek Farms Road; TMS# 25815-01-01 - *Approved on second reading.*

    Ordinance No.: 2017-012 - Annexing and Incorporating 0.14 acres, W/S Woodcreek Farms Road, Richland County TMS# 25815-01-01 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015 - *Approved on second reading.*

    Council District: 4

    Proposal: Request to annex, assign Urban Edge Residential Large Lot (UER-2) Land Use Classification and Planned Unit Development- Residential District (PUD-R) zoning. The property is currently classified as Neighborhood – Medium Density by Richland County and zoned as PDD by Richland County.

    Applicant: The Park Homeowner's Association, Inc.

    Staff Recommendation: Approval

    PC Recommendation: 01/09/2017; Approval (9-0)

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29. *Annexation, Comprehensive Plan Map Amendment and Zoning Map Amendment* - 0.19 acres S/S Buckthorn Court; TMS# 28906-02-03 - *Approved on second reading.*

Ordinance No.: 2017-013 - Annexing and Incorporating 0.19 acres S/S Buckthorn Court, Richland County TMS# 28906-02-03 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015 - *Approved on second reading.*

Council District: 4

Proposal: Request to annex, assign Urban Edge Residential Large Lot (UER-2) Land Use Classification and Planned Unit Development- Residential District (PUD-R) zoning. The property is currently classified as Neighborhood – Medium Density by Richland County and zoned as PDD by Richland County.

Applicant: Beaver Lake Limited Partnership; Woodcreek Farms Homeowners Association

Staff Recommendation: Approval

PC Recommendation: 01/09/2017; Approval (9-0)

30. *Annexation, Comprehensive Plan Map Amendment and Zoning Map Amendment* - 1.07 acres Red Bay Road; TMS# 28812-03-01 - *Approved on second reading.*

Ordinance No.: 2017-014 - Annexing and Incorporating 1.07 acres Redbay Road, Richland County TMS# 28812-03-01 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015 - *Approved on second reading.*

Council District: 4

Proposal: Request to annex, assign Urban Edge Residential Large Lot (UER-2) Land Use Classification and Planned Unit Development- Residential District (PUD-R) zoning. The property is currently classified as Neighborhood – Medium Density by Richland County and zoned as PDD by Richland County.

Applicant: Beaver Lake Limited Partnership; Woodcreek Farms Homeowners Association

Staff Recommendation: Approval

PC Recommendation: 01/09/2017; Approval (9-0)

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31. *Zoning Map Amendment* - The Park- Phase 2: 1404 Beechfern Circle; TMS# 25815-01-06 - *Approved on second reading.*

Council District: 4

Proposal: Amend the Official Zoning Map of the City of Columbia to include the above property and confirm zoning of PUD-R (Planned Unit Development- Residential District)

Applicant: David G. Thompson

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

PC Recommendation: 04/04/16: Annex, Assign Interim Land Use and Interim Zoning, Approval (7-0)

32. *Zoning Map Amendment* - The Park- Phase 2: 1407 Beechfern Circle; TMS# 25815-02-23 - *Approved on second reading.*

Council District: 4

Proposal: Amend the Official Zoning Map of the City of Columbia to include the above property and confirm zoning of PUD-R (Planned Unit Development- Residential District)

Applicant: Sundiata K. Swinton

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

PC Recommendation: 04/04/16: Annex, Assign Interim Land Use and Interim Zoning, Approval (7-0)

33. *Comprehensive Plan Future Land Use Map Amendment* - The Park- Phase 2: 1407 Beechfern Circle; TMS# 25815-02-23 - *Approved on second reading.*

Ordinance No.:2017-020 - Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map to include1407 Beechfern Circle, Richland County TMS #25815-02-23, annexed by Ordinance No.: 2016-122 enacted February 7, 2017 - *Approved on second reading.*

Council District: 4

Proposal: Amend Chapter 8.3 of The Columbia Plan 2018- Future Land Use Map to include the above property and confirm land use classification of Urban Edge Residential Large Lot (UER-2)

Applicant: Sundiata K. Swinton

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

PC Recommendation: 04/04/16: Annex, Assign Interim Land Use and Interim Zoning, Approval (7-0)

34. *Comprehensive Plan Future Land Use Map Amendment* - The Park- Phase 2: 1404 Beechfern Circle; TMS# 25815-01-06 - *Approved on second reading.*

Ordinance No.: 2017-010 - Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map to include1404 Beechfern Circle, Richland County TMS #25815-01-06, annexed by Ordinance No.: 2016-115 enacted December 20, 2016 - *Approved on second reading.*

Council District: 4

Proposal: Amend Chapter 8.3 of The Columbia Plan 2018- Future Land Use Map to include the above property and confirm land use classification of Urban Edge Residential Large Lot (UER-2)

Applicant: David G. Thompson

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

PC Recommendation: 04/04/16: Annex, Assign Interim Land Use and Interim Zoning, Approval (7-0)

PRESENTATIONS

35. Recognition of Dr. Willie Harriford, Civil Rights Archivist - The Honorable Mayor Stephen K. Benjamin – *This presentation was deferred.*

36. Recognition of the Lower Richland High School Boys' Basketball Team as the 4A State Champions - The Honorable Mayor Stephen K. Benjamin

Mayor Benjamin recognized the Lower Richland High School Boys Basketball Team as the 4A State Champions. He said the school is excelling in sports and they have been making smart strategic investments over the years. They are doing more to make sure that young men and women are prepared for the world. We've seen record improvements in our young men, increases in SAT scores and a reduction in suspensions and expulsions. We are very proud to recognize their athletic accomplishments today as our 4A State Champions.

Coach Caleb Gaither, Lower Richland High School thanked the members of Council for the recognition. He said they finished the season 21-4 and earned the first state championship at Lower Richland High School since 1999.

37. National Community Development Week and National Fair Housing Month Proclamations - Ms. Gloria Saeed, Director of Community Development and Mr. Elliott Epps, Interim Executive Director of the Community Relations Council

Ms. Gloria Saeed, Community Development Department announced that the City of Columbia will celebrate its 31st Annual National Community Development Week during the week of April 17-22, 2017. She outlined the events scheduled for the week-long celebration to include a press conference on April 17, 2017; a ribbon cutting ceremony on Wednesday, April 19, 2017; and a Community Development Block Party on May 21, 2017 at 1225 Lady Street. She announced that April is also National Fair Housing Month and this marks the 49th anniversary of the passage of the Fair Housing Act, which prohibits discrimination in housing. She asked that the proclamations for Community Development Week and Fair Housing Month be presented to the Greater Columbia Community Relations Council.

Ms. Deanna Bookert, Community Relations Council said it is an honor and a privilege to work in this community.

Mayor Benjamin and the members of City Council proclaimed April 2017 as Fair Housing Month and April 17-22, 2017 as National Community Development Week in the City of Columbia.

38. "Bank On" Columbia Presentation and National Financial Literacy Month Proclamation - Mr. Ron King, Program Specialist for the Community Development Department

Mr. Ron King, Program Specialist for the Community Development Department announced that April is Financial Literacy Month. It is an effort to help residents understand their finances and to practice healthy financial habits. He reported that 10.4% of Columbia's population is un-banked and 21.1% of the population is under-banked. Financial education workshops are conducted for non-profit community partners and our banking partners sign the clients up for banking services. He reported that 52 Fresh Start Workshops were held with 1,079 participants and 62 bank accounts were opened. He presented a video of how “Bank On” workshops helped Mr. Charles Rodgers to gain financial stability and a sense of responsibility. The plan is to get more banks involved, more support from the FDIC and increase the number of accounts opened. He recognized the following “Bank On” Partners: Penny East of the FDIC, Nathaniel Barber of South State Bank, Chester Leaks of TD Bank, Stephanie Johnson of BB&T, and Brian Johnson of Operation HOPE.

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Ms. Penny East of the Federal Deposit Insurance Corporation said the FDIC was created in 1933 to maintain the public's confidence and stability in our nation's financial system by promoting safe and sound banking practices. The FDIC recognizes that trust is the foundation for creating strong relationships between banks and the under-banked and un-banked consumers. The FDIC joined forces with "Bank On" coalitions across the country to encourage the member banks to create affordable financial products.

Mayor Benjamin and the members of Council proclaimed April as National Financial Literacy Month in the City of Columbia. He thanked Councilwoman Tameika Isaac Devine for her leadership in making sure we participated in this program.

39. A Community for All Ages Proclamation - The Honorable Stephen K. Benjamin

Mayor Benjamin and the members of Council proclaimed the City of Columbia as a city committed to promoting, creating and sustaining communities for all ages.

A representative for AARP said AARP has always been about those who are aging, but it is also about families and communities. Through the livable communities project we will work to make Columbia a city for all ages.

40. 2017 South Carolina Cornbread Festival - Ms. Sabrina Odom, Executive Director of the North Columbia Business Association

Ms. Sabrina Odom, Executive Director of the North Columbia Business Association explained that the South Carolina Cornbread Festival began as an idea to promote historic businesses in North Columbia and to bring people back into the area. It gives small business owners the opportunity to share their businesses. She said it is a celebration of cornbread, eating, cooking and buying. She said the tradition of making cornbread is an art form. She announced that the City of Columbia won the 2016 Cornbread Toss between the City of Columbia and Richland County. The event will kick off on April 14, 2017 at the Warmouth and the 5th Annual Cornbread Festival will be held on April 22, 2017 at Earlewood Park.

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COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, APRIL 4, 2017

ORDINANCES - FIRST READING

41. Ordinance No.: 2017-030 - Granting an Easement to South Carolina Electric and Gas Company (SCE&G) along a portion of City-Owned Property identified as Richland County TMS#11501-01-14 (Spirit Communications Park) and 11501-01-13 (Gregg Street, Freed Drive and Boyce Street) for the Gregg Street Lighting Project; CF#250-419 – *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.: 2017-030 - Granting an Easement to South Carolina Electric and Gas Company (SCE&G) along a portion of City-Owned Property identified as Richland County TMS#11501-01-14 (Spirit Communications Park) and 11501-01-13 (Gregg Street, Freed Drive and Boyce Street) for the Gregg Street Lighting Project; CF#250-419.

RESOLUTIONS

42. Resolution No.: R-2017-036 - Release and Abandonment of a portion of existing fifteen (15') feet City of Columbia Water Easements for the University of South Carolina Football Operations Facility near Bluff Road and National Guard Road; Richland County TMS#11205-01-05 & TMS#11205-01-09A; CF#341-15, CF#178-04A & CF#328-03 - *Approved*

Upon a motion made by Mr. McDowell and seconded by Mr. Rickenmann, Council voted unanimously to approve Resolution No.: R-2017-036 - Release and Abandonment of a portion of existing fifteen (15') feet City of Columbia Water Easements for the University of South Carolina Football Operations Facility near Bluff Road and National Guard Road; Richland County TMS#11205-01-05 & TMS#11205-01-09A; CF#341-15, CF#178-04A & CF#328-03.

43. Resolution No.: R-2017-037 - Creating the City of Columbia Food Policy Committee – *Consideration of this item was deferred.*

Councilor Duvall asked who requested the resolution and why. He asked if this is one of our core functions. He inquired about the cost.

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Mayor Benjamin explained that this is a comprehensive approach in partnership with other agencies to addressing food deserts and food insecurities. He introduced the concept of a food hub. We want to make sure we are becoming a slow foods city and encouraging more policies and people to grow their own produce. There is no financial commitment; this allows us to serve as the convening authority and any outlay of funding would come before this Council.

Councilor Davis said he worked with the Delta Sigma Theta Sorority on yesterday to deliver Easter food packages to elementary school students. The issue of hunger is real; it's a sleeping giant. An initiative to recognize hunger in our State is good. He said there are seniors in our City who face hunger issues, as well. He expressed support for the resolution.

Councilor McDowell said there is a ravenous creature in this City; that creature is homelessness and not having food to eat. It is regrettable when there isn't food and when a family suffers. There are other things we need to do, but now there needs to be a real emphasis on persons being hungry.

Councilor Devine said this would be a coordinated effort and the needs can be addressed in a targeted way. We may see a savings of time and effort.

Mr. John Newman of the Midlands Food Alliance said healthy food is not available and that has a direct impact on obesity, diabetes and other chronic illnesses. This issue will be addressed by a Food Policy Council.

Councilor Rickenmann said we need to narrow the focus and receive more guidance before we fund this. He inquired about the scope of the committee.

There was an in-depth discussion about the need to defer consideration of the resolution and the impact of the resolution.

Mayor Benjamin agreed to defer consideration of the Resolution to allow time to work through the language prior to the next meeting.

Ms. Diane Wiley, Belvedere Community resident said the school packs a lunch for kids to have food over the weekend. She said we no longer have a grocery store, but we have many convenience stores that sell eggs for $3.00. This is about feeding people and babies. She urged the Council to reconsider the resolution.

DRAFT

A motion made by Mr. McDowell to approve Resolution No.: R-2017-037 - Creating the City of Columbia Food Policy Committee conceptually and at the appropriate time set the criteria for the City's commitment failed due to the lack of a second.

Ms. Teresa Wilson, City Manager said our staff would not make those types of recommendations. She said there are other experts that can advise us and City staff would assist those experts through their work.

44. Resolution No.: R-2017-040 Creating City of Columbia Quiet Zone Advisory Committee - *Approved*

Mayor Benjamin explained that the intent of creating a Quiet Zone Advisory Committee is to get the trains to stop honking their horns in the middle of the night and disrupting peoples quality of life. He said there is density along Assembly Street and throughout District 3, but the issue is real across the City. He noted that it will require local, state and federal capital contributions. He recommended the appointment of Jamie Harpootlian, Kyle Rise, and Brenda Kramer. He asked his colleagues to be prepared to make appointments representing every district on April 18, 2017. The remaining vacancies will be advertised for one week.

Upon a motion made by Mr. Duvall and seconded by Mayor Benjamin, Council voted unanimously to approve Resolution No.: R-2017-040 Creating City of Columbia Quiet Zone Advisory Committee and the appointment of Jamie Harpootlian, Kyle Rise, and Brenda Kramer to the City of Columbia Quiet Zone Advisory Committee.

APPOINTMENTS

45. Council is asked to approve the re-appointment/appointment of one (1) individual to the Columbia Museum of Art Commission.

Upon a motion made by Mr. Duvall and seconded by Mr. Rickenmann, Council voted unanimously to approve the reappointment of Ms. Gayle Morrison to the Columbia Museum of Art Commission.

DRAFT

46. Council is asked to approve the appointment one (1) individual to the Election Commission.

Upon a motion made by Mayor Benjamin and seconded by Mr. Duvall, Council voted unanimously to approve the appointment of Ms. Helen Munnerlyn to the Municipal Election Commission.

47. Council is asked to extend term dates for three members of the Midlands Authority for Conventions, Sports, & Tourism Board.

Upon a motion made by Mr. Davis and seconded by Mr. McDowell, Council voted unanimously to approve the extension of term dates to June 2017 for the following members of the Midlands Authority for Conventions, Sports, & Tourism Board: Dr. Simon Hudson, Mr. Chris Asouzu and Ms. Janice Marshal.

Councilor Davis reserved the right to appoint an individual in June.

48. Council is asked to approve the re-appointment of two (2) individuals to the Planning Commission.

Upon a motion made by Mr. McDowell and seconded by Mr. Rickenmann, Council voted unanimously to approve the reappointment of Mr. Earle Waites and Mr. Dale Stigamier to the Planning Commission.

OTHER MATTERS

49. Council is asked to approve the Installation of a 4-way stop at the intersection of Roosevelt Street and Beaumont Avenue, as requested by the Traffic Engineering Division. *The Police Department and the Fire Department have reviewed and approved the proposed location.*

Upon a motion made by Mayor Benjamin and seconded by Mr. McDowell, Council voted unanimously to approve the installation of a 4-way stop at the intersection of Roosevelt Street and Beaumont Avenue.

DRAFT

COLUMBIA CITY COUNCIL MEETING MINUTES
TUESDAY, APRIL 4, 2017

50. Council is asked to approve the installation of an additional street light at 1615 Woodlake Drive and 1650 Kathwood Drive, as requested by the Traffic Engineering Division. *The year-to-date total expenditure is $3,526.92.*

Upon a motion made by Mayor Benjamin and seconded by Ms. Devine, Council voted unanimously to approve the installation of an additional street light at 1615 Woodlake Drive and 1650 Kathwood Drive..

51. Hospitality Tax Funding Applications Extension of Deadline through April 15, 2017

Upon a motion made by Mr. Rickenmann and seconded by Mr. Davis, Council voted unanimously to extend the deadline for the submission of Hospitality Tax Applications for Fiscal Year 2017/2018 through April 15, 2017.

CONSIDERATION OF MATTERS DISCUSSED DURING THE WORK SESSION

No matters were considered at this time.

CITY COUNCIL COMMITTEE REPORTS / REFERRALS

No committee reports or referrals were made at this time.

APPEARANCE OF THE PUBLIC

No one appeared at this time.

Upon a motion made by Mr. Davis and seconded by Mr. McDowell, Council voted unanimously to adjourn the meeting at 7:47 p.m.

Respectfully submitted by:

Erika D. Moore, CMC
City Clerk

DRAFT

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Procurement and Contracts**

FROM: ***Sandra Wright, Purchasing Agent***

SUBJECT: **Council is asked to approve Operator Training, SOP Preparation and Operation Manual Services, as requested by the Metro Wastewater Treatment Plant. Award to Brown and Caldwell as a sole source in an amount not to exceed $59,500.00. This vendor is located in Columbia, SC.**

FINANCIAL IMPACT: **Utilities Metro Wastewater Plant: Professional Services; 5516208-636600. The original budgeted amount is $59,500.00.**

ORIGINAL BUDGET: **$59,500.00**

CLEAN WATER 2020?: **No**

STRATEGIC GOALS: **Provide high quality municipal services**

We respectfully request approval for Brown and Caldwell, at an amount not to exceed $59,500.00.

Brown and Caldwell is located in Columbia, SC 29201.

Sec 1.16 of Appendix G, Finance Department, Procurement Regulation authorizes to Sole Source procurement of goods where there is only a single supplier (1) where the compatibility of equipment, accessories, or replacement parts is paramount.

ATTACHMENTS:

- **#a:** Brown and Caldwell quote (PDF)
- #b: Signed sole source (PDF)

EXHIBIT A

SCOPE OF SERVICES

City of Columbia
CIP # SS-TBD
Annual Operator Training Program,
SOP Preparation and Operation Manual Updates

The City of Columbia realized the importance of the Operator Training at the Metro Wastewater Treatment Plant as evident by the recent Comprehensive Operator Training program that was completed in 2014, the '15-'16 Operator Training program, and the various other training programs that have been on-going at the treatment plant. The Annual Operator Training Program will fulfill the requirements of the Association of Board Certification (ABC), the requirements of the United States Environmental Protection Agency (USEPA), South Carolina Department of Health and Environmental Control (SCDHEC) and the US Department of Labor Apprenticeship Program. This Scope of Services also includes a description for preparing Standard Operating Procedures (SOPs) and update the Plant Operations Manual.

In general, Brown and Caldwell (Engineer) will provide the following scope of services:

- Digester Operations Manual Modifications
- Digester Operator Training
- General Operator Training Program
- Updating Standard Operating Procedures
- Updating Plant Operations Manual
- Project Administration and Coordination

TASK 060 – Sludge Digestion Operation Manual

061 Data Collection

The Engineer will coordinate with the City, Clean Water 2020 and other pertinent parties, such as vendors and manufacturers, to collect the necessary information to complete a comprehensive and thorough operations manual consistent with existing chapters and standards. The Engineer will compile a complete list of necessary information to be presented to the City for procurement. It is expected that the City will be able to fulfill any reasonable data requests. A site 1-day visit will be utilized to collect additional information. Additional investigation beyond data requests and 1-day site visit is not included in scope.

062 Manual Compilation

With the materials collected, the Engineer will work to begin to compile a comprehensive Sludge Digestion Operation Manual meeting the standards of previously submitted sections.

TASK 070 – Sludge Digestion Training Session

071 Class Preparation

Preparation of classroom materials, PowerPoints, examinations, etc. for use during instruction regarding the Sludge Digestion Process.

TASK 080 – Operator Training Program

081 Class Preparation

Preparation of classroom materials, PowerPoints, examinations, etc. for use during instruction.

082 Class Presentations

During this task the Engineer will be presenting the various training modules. The classes will be held in 4 hour durations, however if the City would require classes to be 8 hours in length, the Engineer will accommodate that request assuming all sessions can be completed in a single work week. The City has requested that each training module be presented 5 times to train all five shifts. The Operator Training Program will be designed so only a couple modules will be presented during a single training period followed by a period without classes. Separating the training will allow the Operators to retain more information received during the training sessions.

- Module No. 6 – Sludge Thickening
- Module No. 8 – Sludge Dewatering

The remaining information can be provided as part of additional instruction.

083 Travel Expense

Including all costs associated with airfare, rental car, hotel, gas, meals, etc.

Deliverables

Each class participant will receive the classroom handouts and a copy of the PowerPoint slides. The City will also receive five (5) extra copies of the classroom handouts, tests, quizzes, answer keys, employee score sheets, training rosters and PowerPoint slides.

TASK 090 – Standard Operating Procedures (SOPs)

091 General

The City of Columbia is constantly preparing a number of new and updated Standard Operating Procedures (SOPs) for the Metro Wastewater Treatment Plant in order to provide uniform procedures for the operation of equipment and treatment processes. The City of Columbia has established guidelines for the SOP format and information. The Engineer will follow the City of Columbia's established guidelines for the SOPs and prepare selected procedures as directed by the City. All SOPs will include start-up procedures, troubleshooting procedures, safety requirements and other related information. Operators will be trained on new SOPs once approved by the Plant Superintendent for implementation.

Presently there are SOPs in several chapters of the Plant Operations Manual, however they are not in the City's new format. The City may request that the existing SOPs to be re-structured into a new SOP format. Operators will be trained on the modified SOPs during the Operator Training Program, as pertinent.

Deliverables

The City will receive five (5) to ten (10) written copies of any modified or new SOP documents, depending on the complexity of the SOP selected by the City. An electronic version in Word format will also be provided.

TASK 100 – Plant Operations Manual Updates

101 General

Establishing a Scope of Work for updating the Plant Operations Manual is different than other common scopes of work since updating the Plant Operations Manual is based on multiple, different, small scopes specific to plant modifications. The work for this phase of the project can be determined by two separate means and they can be triggered individually or together. For example, the first trigger for a manual update could be implemented by the City informing the Engineer that they would like to update a chapter or add a new chapter. The second trigger could be that on a regular basis, the Engineer reviews the changes at the plant and meets with the City to discuss out findings and from that meeting determine what areas of the manual must be updated. Any updates to the Plant Operations Manual will not be

conducted unless there is an agreed scope and fee estimate established between the Engineer and the City, in writing. For example, the Preliminary Treatment Chapter was recently completed and provided to the City; however, the SCADA screens have been modified in the field. Therefore, the manual SCADA screens must be compared to the new SCADA screens in the field and any screens that are different must be corrected. The entire chapter does not have to be re-written but only sections of the chapter affected by the latest modifications. Upon reviewing that situation, the Engineer would prepare a Scope Letter with an estimated cost for that phase of work. The City would then review the Scope and Fee estimate and, if they agree, the City would sign the Scope Letter authorizing the Engineer to proceed with the manual changes.

At this time there are some immediate plant updates that may need to be made now and some future updates that will occur at a later date.

Deliverables

This phase of the project will include miscellaneous plan manual updates. The number of manual improvements will depend upon the complexity of the modifications and the budget allocated to this phase of the project. Upon completion of the chapter updates the City will receive ten (10) hard copies of each chapter and a PDF version of the updates.

TASK 110 – Administration

111 General Project Administration

Engineer will manage the efforts of its project team members and sub-consultants by assigning manpower, delegate responsibilities, review work progress, monitor budget and schedule, and direct the progress of the work. As part of project administration, Engineer will:

- Provide monthly invoicing and schedule updates pertaining to Engineer's portion of the work to the City. Provide a detailed project schedule within one week of execution of the Contract.
- Plan and perform project quality control and quality assurance.
- Provide monthly progress reports.
- Invoice monthly and include amounts invoiced by sub-consultants in accordance with the City's invoicing procedures.

112 Project Management & Coordination with the CITY

- Engineer will communicate with the City through a single point of contact, Engineer's Project Manager.

- Engineer will utilize SharePoint provided by the City to share and file documentation of project progress, data, decisions, deliverables, design and management of the project.

Deliverables

- Monthly Progress Reports, Invoices, and Schedule updates

COMPENSATION

Compensation for services shall be on a time-and-expense basis. Time-related charges will be made in accordance with the rates in our current contract. Direct expenses and subcontractor services shall be computed as described in Brown and Caldwell's current contract. Interphase fee transfers are acceptable as authorized by the City. Our total fee proposal is $134,697.08, Not to Exceed without Authorization by the City.

BUDGET ESTIMATE

Columbia, City of (SC) – Annual Operator Training Program					
Phase	Phase Description	Total Labor Hours	Total Labor Effort	Total Expense Effort	Total Effort
	Total to Date (010 - 050)	297	60,898	14,299	75,197
060	Sludge Digestion Operations Manual	36	7,820	2,180	10,000
070	Sludge Digestion Training	16	3,680	70	3,750
080	Operator Training	100	22,540	4,210	26,750
090	SOP Updates	16	3,680	70	3,750
100	Operation Manual Updates	48	10,120	130	10,250
110	Administration	37	4,472	528	5,000
	PHASES 060 - 110	253	52,312	7,188	59,500
	GRAND TOTAL	550	113,210	21,487	134,697

ATTACHMENT A TO EXHIBIT A

RESPONSIBILITES OF THE OWNER

The responsibilities of the City as described in Exhibit A are amended and supplemented as follows:

The City agrees to perform the following:

- Provide assistance in gaining access to all plant utilities for which services will be provided.
- Respond to requests for information and review deliverables in a timely manner.
- Provide available data as requested in the agreement.

Requisition # R181619

JUSTIFICATION FOR SOLE SOURCE PROCUREMENT

Based upon the following determination, the proposed procurement action described below is being procured pursuant to the authority of Section 1.16 of the City of Columbia, S.C. Procurement Regulation.

This Department proposes to procure for the Metro WWTP (1) Division,

Sludge Digestion Operation Training and other Operator Training Program (2)

as a sole source procurement from Brown and Caldwell (3)

based upon the following justifications: This is an ongoing program that is plant and time specific operator (4)

training for over 5 years with Kenneth Schnaars of Brown and Caldwell. Being the creator of the Metro WWTP standard operating procedures, he delivers knowledge and information that deals with actual that deals with actual conditions equipment, and situations of this plant from historical point-of-view as well as present and future point-of-views. Also, no other training service can provide Ken's level of understanding and knowledge of the MWWTP to deliver the required training to operations & maintenance staff.

This sole source is valid through June 30, 2017. **Amount** $59,500.00

Utilities Department	Signature of Department Head	3/29/17 Date
	Signature of Purchasing Agent	4/20/17 Date
Form must be routed in the order of the signatures	Signature of Finance Director	4/20/17 Date
	Signature of Asst. City Manager	Date
	Signature of City Manager	4/24/17 Date

Notes:
(1) Enter Division Name
(2) Enter description of goods or services to be procured
(3) Enter name of sole source contractor
(4) Enter the basis of sole source procurement

Distribution: Original attached to requisition (Form PUR 108201) Copy retained in Department's file. (Rev. 06/2016)

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.

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Procurement and Contracts**

FROM: ***Sandra Wright, Purchasing Agent***

SUBJECT: **Council is asked to approve an Agreement for Health Care Benefit Plan and Actuarial Services, as requested by the Human Resources Department. Award to AON Risk Services South Inc. in an amount not to exceed $100,000.00. This firm is located in Greenville, SC.**

FINANCIAL IMPACT: **Health Insurance Benefits- Consultant Fees (Contract) 6048933-636700**

ORIGINAL BUDGET: **$162,000.00**

CLEAN WATER 2020?: **No**

STRATEGIC GOALS: **Foster a healthy quality of life**

Six (6) proposals were received in response to the solicitation released for Health Care Benefits Plan and Actuarial Services (RFP013-16-17) as requested by the Human Resources Department.

This consultant will provide health benefits analysis and actuarial services for an initial term of three (3) years ending June 30, 2020. There is an option to extend for an additional two (2) period. These services shall not exceed beyond June 30, 2022. I respectfully request City Council's approval for these services to be awarded to Aon Risk Services South Inc. at an amount not to exceed $100,000.00.

ATTACHMENTS:

- **#a:** Professional Service Agreement (RFP013-16-17-LRL) (PDF)

AGREEMENT FOR PROFESSIONAL SERVICES

THIS AGREEMENT is made by and between the City of Columbia, South Carolina (hereinafter referred to as the "City") and Aon Risk Services South, Inc. (hereinafter referred to as the "Consultant"), for Consultant to render services for health care benefits plan and actuarial services (RFP013-16-17-LRL). Service includes benefits management, annual renewal services and negotiations, benefits plan (design, funding, and accounting), member service communication, client advisory services, and actuarial services.

For and in consideration of the mutual covenants and promises contained herein, the parties agree as follows:

I. Scope of Services

Upon written notification by the City to proceed, the Consultant shall complete the scope of services more fully described in Exhibit A, attached hereto. The Consultant shall perform any and all incidental services not specifically set forth in Exhibit A, which are necessary to fully complete the scope of services described in Exhibit A.

II. Supplemental or Additional Services

Supplemental or Additional Services may be required of the Consultant by the City or recommended by the Consultant and approved by the City in writing.

The Consultant must obtain written approval from the City for any Supplemental or Additional Services prior to the work being performed. If the Consultant fails to obtain prior written approval to perform the work, the City is under no obligation to compensate the Consultant for services performed.

III. Term of Agreement

This Agreement shall expire, unless terminated earlier as provided for herein, June 30, 2020, or at such time the total compensation provided for herein is paid by the City.

The term of the service will be for an initial term of three (3) year(s) from award and contract execution, with the option to renew or continue with work for an additional two-year period at the mutual pleasure of both parties.

The decision whether to extend the contract, upon written request, shall be in the sole and exclusive discretion of the party receiving the request and neither party shall be under any obligation to agree to an extension of the initial term or any additional term.

IV. Schedule for Completion of Services

Time is of the essence. The Consultant shall complete any and all services performed under this Agreement within the timeframes as outlined in Exhibit A, attached hereto.

V. Compensation

A. The compensation to be paid by the City to the Consultant under this Agreement shown on Exhibit A attached hereto, for Benefits Program Management shall be a not to exceed fee of Fourteen Thousand Dollars and No/100 ($14,000.00).

B. The compensation to be paid by the City to the Consultant under this Agreement shown on Exhibit A attached hereto, for Annual Renewal Services and Negotiations shall be a not to exceed fee of Fourteen Thousand Dollars and No/100 ($14,000.00).

C. The compensation to be paid by the City to the Consultant under this Agreement shown on Exhibit A attached hereto, for Plan Design, Funding, and Accounting shall be a not to exceed fee of Fourteen Thousand Dollars and No/100 ($14,000.00).

D. The compensation to be paid by the City to the Consultant under this Agreement shown on Exhibit A attached hereto, for Member Services Communication shall be a not to exceed fee of Fourteen Thousand Dollars and No/100 ($14,000.00).

E. The compensation to be paid by the City to the Consultant under this Agreement shown on Exhibit A attached hereto, for Client Advisory Services shall be a not to exceed fee of Fourteen Thousand Dollars and No/100 ($14,000.00).

F. The compensation to be paid by the City to the Consultant under this Agreement shown on Exhibit A attached hereto, for Actuarial Services shall be a not to exceed fee of Thirty Thousand Dollars and No/100 ($30,000.00).

G. The Consultant shall submit invoices no more frequently than monthly for services rendered during each phase of the Project. Each invoice submitted must describe the services for which payment is requested, show payment calculations and specify the person(s) rendering such service(s). Each invoice shall bear the signature of the Consultant, which signature shall certify that the information contained in the invoice is true and accurate and that the invoice amount is currently due and owing. The City shall pay all undisputed invoices within thirty (30) days of receipt. The City will not pay interest or penalty on any past due amount.

VI. Affirmative Action Procurement and Contracting Goals

It is the goal of the City of Columbia, SC to maximize opportunities for historically Disadvantaged Enterprise Businesses (DBEs) including, but not limited to, Small Businesses (SBEs), Minority

Businesses (MBEs), Women-Owned Businesses (WBEs). The City has implemented an overall citywide 10% goal to encourage socially and economically disadvantaged business participation. This goal extends to bidders, sub-Consultants and suppliers on its procurement and contracting offerings.

Additional information on the City's affirmative action goals and objectives may be obtained by contacting the following office: City of Columbia Office of Business Opportunities, 1225 Lady Street, Suite 102, Columbia, SC 29201, (803) 545-3950.

The City's success in tracking the amount of business received by SBE, MBE and WBE FIRMS (whether as a prime consultant or sub-Consultant) is dependent upon the business community partnering with us in this important endeavor.

The Consultant must comply with the terms and conditions as outlined herein. The Consultant, shall, in the performance of the contract/agreement, make constructive efforts to assist the City in complying with best practices in contracting as it relates to meeting affirmative action objectives.

As a result of this contract/agreement, the subcontracting goals are as follows:

SB Goals	0 %
MBE	0 %
WBE	0 %
LSA	0 %

VII. Indemnification, Hold Harmless And Insurance

A. The Consultant shall procure and shall maintain during the life of this contract, whether such operation be by himself or by a sub-Consultant or anyone directly or indirectly employed by either of them, such insurance as required by statute, ordinance, or this contract, to adequately protect the owner from any claims or damages including bodily injury or death, which may arise from them during operations under this contract.

Aon will notify City with thirty (30) days prior written notice by certified mail, return receipt requested, of any suspension or cancellation by either party of any policy, or any reduction in coverage or in limits below those set forth in this Agreement.

Liability: The successful applicant shall provide to the City evidence of General Liability insurance in an amount not less than one million and no/100 ($1,000,000) per occurrence and two million and no/100 ($2,000,000) dollars aggregate in accordance with the current Columbia Code of Ordinances, which can be located at www.columbiasc.net.

Professional Liability

1. The Consultant shall maintain an Errors and Omissions Liability Policy (E&O

Policy).

2. The minimum E&O Policy limits to be maintained hereunder shall be $1,000,000 per occurrence and $2,000,000 aggregate limit for bodily injury liability and property damage liability.

B. The Consultant shall furnish the City with a certificate showing satisfactory proof of carriage of the insurance required hereunder and such insurance shall be approved by the City prior to the Consultant and any sub-Consultant of the Consultant commencing any services under this Agreement and this insurance shall remain in effect throughout the term of this Agreement and any renewals. Insurance shall remain in effect for the duration of the project and for a period of one (1) year after completion. The City of Columbia shall be a Certificate Holder and shall, except for the Professional Liability coverage, be listed as an Additional Insured.

C. Subject to the limitations of liability in Section VIII, the Consultant shall indemnify, hold harmless and reimburse the City, its agents, and employees from and against any and all losses, liabilities, expenses, and all claims for damages of any nature whatsoever (collectively a "Loss" or "Losses") relating to or arising out of any action or failure to act by Consultant, its sub-Consultants, officers, agents and employees of any of the obligations under the Contract. Losses, liabilities, expenses and claims for damages shall include, but will not be limited to, civil and criminal fines and penalties, loss of use or services, bodily injury, death, personal injury, or injury to real or personal property, defense costs, legal fees and costs, and attorney's fees for an appeal.

VIII. Limitation of Liability

A. If City suffers Losses (regardless of whether such Loss is based on breach of contract, tort, strict liability, breach of warranties, failure of essential purpose or otherwise) as a result of Consultant's breach of its obligations hereunder with respect to services performed hereunder, Consultant will be liable to City for Losses incurred by City during each sequential 12-month period in which the Agreement is in effect, commencing as of the first day of the provision of services thereunder ("Year") up to an amount equal to the total fees paid or to be paid for such Year under the Agreement.
B. The limitations on Consultant's liability contained in Section VII(c) will not apply to Losses arising from: (i) Consultant's willful, fraudulent or criminal misconduct; (ii) Consultant's breach of the confidentiality provisions of this Agreement; (iii) bodily injury, including death, or damage to tangible personal or real property incurred while Consultant is performing the Services and to the extent caused by the negligent or willful acts or omissions of Consultant's personnel or agents in performing the Services; or (iv) the infringement of the proprietary rights of a third party by use of the Consultant Information contemplated hereunder.

C. In no event will either party be liable to the other party for incidental, consequential, special, or punitive damages (including loss of profits, data, business or goodwill, or government fines, penalties, taxes, or filing fees), regardless of whether such liability is based on breach of contract, tort, strict liability, breach of warranty, failure of essential purpose or otherwise, and even if advised of the likelihood of such damages.

D. Notwithstanding the foregoing, as applicable to the City and the Services, Consultant will not be liable to City for any amounts for which City or any of its employee benefits plans would have been responsible to pay irrespective of any act, error or omission by Consultant, including interest adjustments. The parties agree that Consultant's obligation to indemnify City pursuant to Section VII(C) is subject to City's agreement to use reasonable efforts to mitigate its own, as well as Consultant's, liability, damages, and other losses suffered in connection with and arising out of this Agreement.

IX. Permits and Licenses

A. The Consultant shall be responsible for obtaining any approvals, permits and/or licenses as may be required of the Consultant in performing the services required under this Agreement. The Consultant shall be responsible for any costs relating to same.

B. The Consultant shall procure and maintain City of Columbia business license while performing services under this Agreement.

X. Duties Upon Termination

At termination of this Agreement, the Consultant shall immediately provide the City with all records and data in any format the Consultant is capable of producing and at no cost to the City, which were generated, created or received by the Consultant in performance of the services required by this Agreement or as the City may deem necessary to perform the required services by the City or the Consultant's successor. All records shall be free from any proprietary claims or interest. The Consultant agrees to fully cooperate with the City and any successor to ensure an effective transition to continuously provide the required services.

XI. Termination of Agreement

The City may terminate this Agreement at any time upon any of the following grounds:

A. Failure by the City to appropriate funds for the performance of any of the services required in this Agreement in any annual budget;

B. The Consultant fails to perform any of the services required in this Agreement and does not correct such deficiency within fifteen (15) days having been notified by the City of such deficiency;

C. Force Majeure;

D. The City shall, at its sole option and discretion, have the right to terminate this contract for any reason whatsoever upon sixty (60) days prior written notice to Consultant. A termination for default under this Agreement, if wrongfully made, shall be treated as a termination for convenience under this clause; In the event that the contract is wrongfully terminated under any of the other grounds enumerated herein, termination shall be treated as a termination for convenience. If the contract is terminated for convenience, or wrongfully terminated upon any of the other grounds enumerated herein, the Consultant shall be entitled to payment as follows: the actual cost of the work completed in conformity with the agreement plus ten percent (10%) for overhead and profit. There shall be deducted from such sums as provided in this subparagraph the amount of any payments made to the Consultant prior to the date of termination of the agreement. The Consultant shall not be entitled to any claim against the City for any additional compensation or damages in the event of such termination and payment.

E. Upon expiration of the term of this Agreement; and

F. By mutual agreement.

Notice of termination shall be sent by registered mail, return receipt requested. In the event of termination, the Consultant shall only be entitled to the actual direct costs of all labor and material expended on the services required under this Agreement prior to the effective date of the termination or the Consultant shall be entitled to be paid a pro-rata percentage of the total Agreement price which is equal to its percent of completion, whichever of the two methods provides the lowest sum to be paid to the Consultant. In no event shall the Consultant be entitled to anticipatory profit or damages for any termination under this Agreement. In no event shall the Consultant be entitled to assert a claim in quantum meruit or any other measure of damages other than that stated herein.

G. The Consultant may terminate this Agreement at any time upon the following grounds:

Consultant may terminate this Agreement, or any Service (or any part thereof), for cause upon thirty (30) days prior written notice to the City, provided that the City shall have the opportunity to cure any breach within such thirty (30) days.

XII. Ownership of Documents

All data, documents or other information of any description generated by or used by the Consultant or any subcontractor retained by the Consultant and related to the services required by this Agreement ("Deliverables") shall be the property of the City and shall not be used by the Consultant for any purpose whatsoever except to perform the services required by this Agreement. Notwithstanding the foregoing, to the extent that any of Contractor's proprietary tools, processes, methodologies, or other intellectual property is contained in any of the Deliverables, Consultant hereby grants to City a paid-up, royalty-free, nonexclusive license to use such Contractor Information solely for City's internal use in connection with the Deliverables.

XIII. Notice

A. Written notice to the City shall be made by placing such notice in the United States Mail, postage prepaid and addressed to: Office of the City Attorney, City of Columbia, Post Office Box 667, Columbia, South Carolina 29202.

B. Written notice to the Consultant shall be made by placing such notice in the United States Mail, postage prepaid and addressed to: Aon Risk Services South, Inc. 14 West Broad Street, Suite 210 Greenville, SC 29601, with a copy to Chief Counsel (ARS), 200 E Randolph Street, Chicago, IL 60601.

XIV. Miscellaneous

A. Nothing in this Agreement shall be construed to give any rights or benefits to anyone other than the City and the Consultant.

B. The Consultant or its affiliates shall be responsible for performance of all services required by this Agreement. The Consultant does not act as the City's agent or employee.

C. The Consultant will not assign or sublet its obligations to perform the services required by this Agreement without the written consent of the City, except with respect to work performed hereunder by consultant's affiliates.

D. In the event there are any disagreements between the City and the Consultant with regard to any of the requirements, specifications or interpretation of this Agreement, the Consultant agrees to defer to the reasonable interpretations of the City as, from time to time may be made by the City. Ambiguities in the terms of this Agreement, if any, shall not be construed against the City.

E. This Agreement shall be construed in accordance with the laws of the State of South Carolina. The Consultant agrees to subject itself to the jurisdiction and venue of the Circuit Courts of Richland County, State of South Carolina as to all matters and disputes arising or to arise under this Agreement and the performance thereof. The City may seek attorney's fees and the Consultant agrees to pay such fees as awarded by the Court or other body, subject to the limitations contained in Section VII. No attorney's fees may be sought by, nor will be paid to, the Consultant.

F. This Agreement represents the entire agreement between the City and the Consultant and supersedes all prior communications, negotiations, representations or agreements, either written or oral. Only written Change Order signed by both the City and the Consultant may amend this Agreement.

G. The failure of either the Consultant or the City to insist upon the strict performance of any provision of this Agreement shall not be deemed to be a waiver of the right to insist

upon strict performance of such provision or of any other provision of this Agreement at any time. Partial payment by the City shall not be construed as a waiver. Waiver of any breach of this Agreement shall not constitute waiver of a subsequent breach.

H. In the event any provision of this Agreement is determined to be void or unenforceable, all other provisions shall remain in full force and effect.

I. This Agreement is subject to City Council approval.

J. The Consultant is subject to the provisions of the 1991 Ethics Reform Act (8-13-100, et seq, South Carolina Code of Laws, 1976, as amended). Under this Act, "A person may not, directly or indirectly, give, offer, or promise anything of value to a public official, public member, or public employee with intent to:

(1) influence the discharge of a public official's, public member's, or public employee's official responsibilities;

(2) influence a public official, public member, or public employee to commit, aid in committing, collude in, or allow fraud on a governmental entity; or

(3) induce a public official, public member, or public employee to perform or fail to perform an act in violation of the public official's, public member's, or public employee's official responsibilities. "Anything of value" includes, but is not limited to, lodging, transportation, entertainment, food, meals, beverages, money, gifts, honorariums, discounts and interest-free loans.

K. In carrying out the services, the Consultant shall not discriminate against any employee or applicant for employment because of race, color, religion, sex, sexual orientation or national origin. The Consultant shall take affirmative action to ensure equal employment opportunities for all applicants for employment, without regard to their race, creed, color, religion, ancestry, sex, sexual orientation, national origin, disability or other handicap, age, marital status, or status with regard to public assistance. Such action shall include, but not be limited to, the following: employment, upgrading, demotion, or transfer; recruitment or recruitment advertising; layoff or termination; rates of pay or other forms of compensation; and selection for training, including apprenticeship. The Consultant shall post in conspicuous places, available to employees and applicants for employment, notices to be provided by the government setting forth the provisions of this nondiscrimination clause. The Consultant will incorporate these nondiscrimination requirements in all subcontracts for the services.

L. Order of Precedence

In the event of inconsistent or conflicting provisions regarding any subsequent contract resulting from this solicitation, the following descending order of precedence shall prevail:

(1) City of Columbia's Procurement Code, Rules & Regulations;
(2) Contract document executed by the parties as authorized by City Council and signed by City Manager*
(3) City of Columbia's Purchase Order;
(4) Actual Offer received from the respective responsive and responsible Offeror referencing (add Solicitation no.); and the
(5) Request for Proposal, (RFP013-16-17-LRL.), as amended

*Any document signed or otherwise agreed to by persons other than the City Manager, and/or her authorized designee, shall be void and of no effect.

Witness the parties' respective hands and seals on the date first written below.

CITY OF COLUMBIA, SOUTH CAROLINA

_____ By: _____ Date:_____
Witness Teresa Wilson, City Manager

AON RISK SERVICES SOUTH, Inc.

Witness By: _____ Date: 05-11-17
Title: RESIDENT MANAGING DIRECTOR

APPROVED AS TO FORM
Legal Department City of Columbia, SC

Proposed Scope of Work and Project Understanding and Approach

The following chart confirms our understanding of the desired scope of services, as well as Consultant's ability to perform them under this engagement.

A detailed description of our approach to this engagement including staffing, resources, areas of expertise, unique capabilities, coordination of activities and our return on investment to the City follows this section.

Scope of Service	Included by Consultant
A. Benefits Program Management	
1. Assist City in annual review carrier performance and other issues.	YES
2. Respond to ad-hoc questions by staff.	YES
3. Attend City Council, Management and Leadership meetings, as requested.	YES
B. Annual Renewal Services & Negotiations	
1. Prepare a Business Case Review of Carrier Networks to include evaluation of value and impact on member provider disruption and provide recommendations on selection of a carrier that would best meet member needs and the City's financial requirements.	YES
2. Based on results of Business Case Review analysis, development and manage Request for Proposal (RFP) for a third party administrator of employee benefits. Coordinate and participate in the review of proposals received in response to such RFP, and advise the City in the review of such proposals.	YES
3. Evaluate provider networks.	YES
4. Assist the City with provider contract negotiations.	YES
5. Assist City with evaluation of proposed renewal projections of providers and participate in negotiations on behalf of the City of City of Columbia to obtain the most favorable terms. Consultant will also review the medical plans by rate tier and recommend alternative contribution approaches.	YES
6. Attend annual renewal meetings with providers.	YES
7. Benchmark the cost of health benefits, employee contributions, and vendor ASO fees.	YES
8. Plan design benchmarking of comparator organizations; analysis to include value of plan relative to the value of the peer organizations.	YES
9. Financial analysis of current programs, including three year projections assuming no design changes.	YES

Scope of Service	Included by Consultant
C. Plan Design/Funding/Accounting	
1. Development of a cost effective plan (or plans) that aligns with the City of Columbia's objective to attract and retain talent.	YES
2. Present and/or respond to alternative plan considerations and associated costs based on identified objectives or as the City's needs change. Evaluate plan design and advise as to cost savings strategies and plan improvements.	YES
3. Analyze claim utilization data to identify areas of over utilization, including recommendations for cost management opportunities.	YES
4. Analyze and identify trends affecting the City's benefit plans.	YES
5. Identify areas of concern and propose alternatives.	YES
D. Member Services and Communications	
Work with and help educate City staff on current health insurance issues and trends. The consultant shall provide marketing services and employee engagement activities to encourage employee, retiree and dependent participation. To include but not limited to: • Surveys • Direct mailings • Attendance at new employee orientation sessions • Open houses and special events • Promotional material	YES
E. Client Advisory Services	
1. Communicate emerging practices and trends in benefits management.	YES
2. Update the city on legal, regulatory and legislative compliance issues affecting the City's benefits programs.	YES
3. Assist in contract/legislative interpretations, legal compliance.	YES
F. Actuarial Service	
Provide actuarial valuation of Other Post-Employment Benefits (OPEB) study for the City's GASB Statement 45, 74 and 75 liability reporting requirements.	YES

Exhibit B – Project Timeline

City of Columbia			
2017 Timeline			
Start Date:	May 22, 2017 all dates subject to City of Columbia approval and availability of Aon team members		
Month/Day	**Project**	**Responsible Party**	**Target**
May 16, 2017	City of Columbia Council meeting @ 6 pm	Aon	n/a
May 22, 2017	BOR and Plan Data Collection	Primary - Aon As needed - City HR	June 2, 2017
Week of May 22, 2017	Begin Strategic Planning for RFP	Aon & City HR	May 26, 2017
Week of June 5, 2017	Release RFP to Marketplace	Aon	June 7, 2017
Tuesday, June 06, 2017	City of Columbia Council meeting	Aon	n/a
End of week June 19, 2017	RFP Responses Due - Initial Present Current Vendor Discount Analysis, Benchmarking, Claim Review	Aon & Vendors	June 23, 2017
End of week June 26, 2017	RFP Responses Due - Final	Aon & Vendors	June 30, 2017
Week of July 10, 2017	Present Marketing Results to City	Aon & City HR/Finance	July 14, 2017
Week of July 17, 2017	Begin Open Enrollment (OE) Planning Design Messaging/Design of communications Present Funding and Renewal Projections to City	Aon & City HR	TBD (2 weeks prior to beginning of OE)
Week of July 10, 2017	Notify Vendor Finalist - Identify 2 for presentation/site visits	Aon	July 14, 2017
July 12 - 21, 2017	Finalist presentations/site visits/final negotiations with performance guarantees	Aon - Finalist - City HR/Finance	July 21, 2017
Week of July 24, 2017	Final decision and notification of selected vendors	Aon - City HR/Finance	July 28, 2017
TBD	Presentation to City Council	Aon - City HR/Finance	TBD
Week of July 31, 2017	Begin Implementation of new vendor (if applicable) Oversee delivery of performance guarantees (ID cards, education/enrollment meetings, etc.)	Aon - City HR - Vendor(s) Aon & Vendor(s)	TBD
October 2017	Send Cobra rates to vendor	Aon & City HR	TBD
TBD	City Open Enrollment Begins	Aon - City HR - Vendor(s)	TBD
TBD	Begin Pre-Implementation Audit	Aon - Vendor	TBD
December 1, 2017	Wrap - Up: Confirm all implementation deadlines are met	Aon & City HR	December 31, 2017

Annual Service & Compliance Calendar			
Applies to 2017 (based on start date), 2018 & 2019 and is subject to City of Columbia HR approval and availability of Aon team members			
Month	**Project**	**Responsible Party**	**Target**
January	Review Pre-Implementation Audit Results (2018 only) Apply changes as necessary to plan	Aon - Vendor - City HR	TBD
February	Debrief on RFP, OE & Vendor Performance Review plan documents, contracts and amendments File CMS disclosure for Medicare Part D notification	Aon & City HR	TBD
March	2018 Planning & Strategy Meeting to include - RFP work for Jan 1, 2019 - Identify OE needs for 2019 & set dates - Identify Data Analytic Needs & set delivery dates - Other projects as needed	Aon & City HR	TBD
April	Review filing for forms 5500 Begin RFP work for next renewal (if applicable) Schedule Claim review	Aon	For filing prior to July 31, 2018
May			
June	Confirm headcount for PCORI (CERF) fee Vendor utilization review meeting	Aon - City HR/Finance - Vendor	TBD
July	PCORI fee due Release Summary Annual Reports (SARs) to employees File 5500 forms Request all renewals Schedule claim review - renewal projections & funding recommendations & Pre-Renewal Planning	Aon & City HR/Finance	TBD
August	Determine Medicare Part D Creditable Coverage Request Stop Loss Renewal	Vendor Aon & Vendor	TBD
September			
October	Schedule claim review Send Cobra rates to Vendor Send Creditable Coverage Notices to employees	Aon & City HR	TBD
November			
December	Wrap-Up OE	Aon & City HR	TBD

We Are Columbia

MEETING DATE:	**May 16, 2017**
DEPARTMENT:	**Procurement and Contracts**
FROM:	***Sandra Wright, Purchasing Agent***
SUBJECT:	**Council is asked to approve Project SS7324; Bendale Pump Station Improvements, as requested by the Utility Operations Department. Award to LAD Corporation of West Columbia, a Woman Owned Business Enterprise in an amount of $196,441.00 with a project contingency of $19,644.10 for a total amount not to exceed $216,085.10. This firm is located in West Columbia, SC.**
FINANCIAL IMPACT:	**Funding Source: Water and Sewer Capital Project Cost; 5529999-658650. This is a Clean Water 2020 Program Project and the original budgeted amount is $198,670.00.** **The following sub-consultants will provide additional services.** **Ferguson Waterworks, a Local Business Enterprise of Elgin, SC will provide $5,000 (2%) of contract value.** **Tindal Corporation, a Local Business Enterprise of Spartanburg, SC will provide $11,000 (5%) of contract value.**
ORIGINAL BUDGET:	**$198,670.00**
BUSINESS PROGRAM:	**Female Business Enterprise**
CLEAN WATER 2020?:	**Yes**
STRATEGIC GOALS:	**Provide high quality municipal services**

Four (4) bids were received for construction service for the Bendale Pump Station Improvements (BID#061-16-17-DS) as requested by Utilities and Engineering.

The total construction time allocated for this project is ninety days after the notice to proceed is issued. I respectfully request City Council's approval of these services from LAD Corporation of West Columbia at an amount not to exceed $216,085.10.

LAD Corporation of West Columbia is a WBE and a LBE and their subcontractors Ferguson Waterworks of Elgin, SC is providing 2% ($5,000.00) of the project contract and Tindal Corporation of Spartanburg, SC is providing 5% ($11,000.00) of the project contract.

Base Bid	$196,441.00
Contingency	$ 19,644.10
Total	$216,085.10

This will be charged as follows:

Water and Sewer Capital Project Cost 5529999-658650 $216,085.10

ATTACHMENTS:

- **#a:** Attachment 1 Bid061 Cover Sheet (PDF)
- #b: Attachment 2 Bid061 Bid Tabulation (PDF)
- #c: Attachment 3 Bid061 Engineer Ltr. of Recommendation (PDF)
- #d: Attachment 3a Bid061 Site Map (PDF)
- #e: Attachment 4 Bid061 Compliance Approval Memo (PDF)
- #f: Attachment 4a Bid061 Business Information Record (PDF)

Requesting a Contract

Name of Department	Department of Procurement and Contracts
Name of City Project Manager	John Riggs
Project Number and Description	Bid#061-16-17-DS Bendale Pump Station Improvements (SS7324)
Name of Contractor Award recommended	Lad Corporation of West Columbia
Type of Procurement	Open Public
List of Subcontractors	See Attachment 4 Business Information Record
Clean Water 2020	Yes
Amount of Compensation	$196,441.00 Bid Amount ($19,644.10 contingency / total requested approval amt. $216,085.10)
Original Budget	$198,670.00
Funding Source	5529999-658650 Water and Sewer Capital Project Cost
City Council District	Outside Council Districts

Bid Tabulation Report -REVISED

061-16-17-DS: Bendale Pump Station Improvements

Wednesday, April 19, 2017

Item #	Product Code	Product Description	Quantity	Unit Price	Extended
Bidder ID: B001914 - LAD Corporation of West Columbia					
PO Box 2634 West Columbia, SC 29171-			NonCollusion Stmt: I Agree NONCOLLUSION AFFIDVT: Y Local Bus Preference: Yes ADDENDUMS: Y BIDDING DOCUMENTS: Yes Certified Local Vendor: N		
1	91300	SS7324-Bendale PS Improvements	1.00	196,441.00	
		Total LAD Corporation of West Columbia			**196,441.00**
Bidder ID: B001990 - McClam & Associates, Inc.					
1642 Holy Trinity Church Road Little Mountain, SC 29075-			NonCollusion Stmt: I Agree NONCOLLUSION AFFIDVT: Y Local Bus Preference: Yes ADDENDUMS: Y BIDDING DOCUMENTS: Yes Certified Local Vendor: N		
1	91300	SS7324-Bendale PS Improvements	1.00	305,256.00	
		Total McClam & Associates, Inc.			**305,256.00**
Bidder ID: B002023 - Shady Grove Construction, LLC					
			NonCollusion Stmt: I Agree NONCOLLUSION AFFIDVT: Y Local Bus Preference: Yes ADDENDUMS: Y BIDDING DOCUMENTS: Yes Certified Local Vendor: N		
1	91300	SS7324-Bendale PS Improvements	1.00	310,038.00	
		Total Shady Grove Construction, LLC			**310,038.00**
Bidder ID: B002297 - North American Pipeline Management, Inc.					
12 Montclair Ave Greenville, SC 29206-			NonCollusion Stmt: I Agree NONCOLLUSION AFFIDVT: Y Local Bus Preference: No ADDENDUMS: Y BIDDING DOCUMENTS: Yes Certified Local Vendor: N		
1	91300	SS7324-Bendale PS Improvements	1.00	238,960.00	
		Total North American Pipeline Management			**238,960.00**

Note: The bid tabulation above may reflect the apparent low bidder; however an evaluation will be done to determine if the bid meets all bid requirements before an award is made.

CHAO
AND ASSOCIATES, INC.
CONSULTING ENGINEERS
& LAND SURVEYORS

April 24, 2017

Ms. Debbie Scott
Construction Procurement Specialist
Department of Procurement & Contracts
City of Columbia
1136 Washington Street
Columbia, SC 29201

Subject: Bendale Pump Station Improvements
Recommendation of Award
City of Columbia Project No. SS7324

Dear Ms. Scott:

Bids were publicly opened and read aloud at the City of Columbia (1136 Washington Street, 7th Floor Conference Room, Columbia, SC) on April 19, 2017 at 10:00 am for the SS7324 Bendale Pump Station Improvements project. Four bids were received from the following contractors: LAD Corporation, McClam & Associates, Inc., Shady Grove Construction, LLC, and North American Pipeline Management, Inc.

Chao and Associates has reviewed the bid analysis computed by the City of Columbia for the four bids received for this project, which is attached to this letter. Based on review of this analysis, LAD Corporation is the lowest bidder with a total bid value of $216,085.10.

Pending review of all other bid documents submitted by LAD Corporation for compliance with the City's Contract requirements, Chao and Associates recommends award of the Bendale Pump Station Improvements project to LAD Corporation in the amount of $216,085.10. If you have any questions or require additional information, please do not hesitate to contact me.

Sincerely,

Justin Smith, P.E.
Chao and Associates, Inc.

Enclosure

cc: Mr. Joey Jaco, City of Columbia
File

7 Clusters Court, Columbia, South Carolina 29210 Tel: (803) 772-8420 Fax: (803) 772-9120 Consult@chaoinc.com

BID#061-16-17-DS BENDALE PUMP STATION IMPROVEMENTS (SS7324) PROCUREMENT & CONTRACTS
CITY OF COLUMBIA - UTILITIES & ENGINEERING - APRIL 19, 2017 - BID ANALYSIS

Item	Item Description	Unit	Qty.	Engineering Estimate		LAD Corporation	
				Unit Price	Total	Unit Price	Total
1	Install 8" PVC Gravity Sewer Pipe	LF	941	$90.00	$84,690.00	$78.00	$73,398.00
2	Install 4' Diameter Sewer Manhole	EA	4	$4,500.00	$18,000.00	$4,800.00	$19,200.00
3	Install 4' Diameter Doghouse Sewer Manhole	EA	3	$5,000.00	$15,000.00	$6,000.00	$18,000.00
4	Connect to Existing Manhole	EA	1	$2,500.00	$2,500.00	$2,800.00	$2,800.00
5	Remove and Replace Asphalt Pavement	SY	21	$200.00	$4,200.00	$418.00	$8,778.00
6	Remove and Replace Concrete Curb & Gutter	LF	12	$40.00	$480.00	$70.00	$840.00
7	Remove/Abandon Existing Bendale Pump Station	LS	1	$7,000.00	$7,000.00	$30,000.00	$30,000.00
8	Abandon Existing 4" Force Main	LS	1	$21,800.00	$21,800.00	$7,500.00	$7,500.00
9	Mobilization/Demobilization	LS	1	$10,000.00	$10,000.00	$14,000.00	$14,000.00
10	Traffic Control	LS	1	$5,000.00	$5,000.00	$6,000.00	$6,000.00
11	Erosion Prevention and Sediment Control	LS	1	$10,000.00	$10,000.00	$15,925.00	$15,925.00
	Subtotal (Items 1 - 11)				$178,670.00		$196,441.00
	Contingency				$20,000.00		$19,644.10
	TOTAL				$198,670.00		$216,085.10

Item	Item Description	Unit	Qty.	NAPM		McClam & Associates		Shady Grove Construction	
				Unit Price	Total	Unit Price	Total	Unit Price	Total
1	Install 8" PVC Gravity Sewer Pipe	LF	941	$160.00	$150,560.00			$218.00	$205,138.00
2	Install 4' Diameter Sewer Manhole	EA	4	$5,000.00	$20,000.00	Did Not		$8,000.00	$32,000.00
3	Install 4' Diameter Doghouse Sewer Manhole	EA	3	$4,400.00	$13,200.00	Upload Bid Document		$10,000.00	$30,000.00
4	Connect to Existing Manhole	EA	1	$3,000.00	$3,000.00	Attachment		$2,500.00	$2,500.00
5	Remove and Replace Asphalt Pavement	SY	21	$100.00	$2,100.00			$200.00	$4,200.00
6	Remove and Replace Concrete Curb & Gutter	LF	12	$50.00	$600.00			$100.00	$1,200.00
7	Remove/Abandon Existing Bendale Pump Station	LS	1	$15,000.00	$15,000.00			$15,000.00	$15,000.00
8	Abandon Existing 4" Force Main	LS	1	$4,500.00	$4,500.00			$3,000.00	$3,000.00
9	Mobilization/Demobilization	LS	1	$10,000.00	$10,000.00			$10,000.00	$10,000.00
10	Traffic Control	LS	1	$5,000.00	$5,000.00			$2,000.00	$2,000.00
11	Erosion Prevention and Sediment Control	LS	1	$15,000.00	$15,000.00			$5,000.00	$5,000.00
	Subtotal (Items 1 - 11)				$238,960.00		$305,256.00		$310,038.00
	Contingency				$23,896.00		$30,525.60		$31,003.80
	TOTAL				$262,856.00		$335,781.60		$341,041.80

PRESCOTT MANOR
PS
BENDALE
PS
COLONIAL DR
GARY ST
MIDDLETON CT
MIDDLETON ST
COLLETON ST
MAULDIN AVE
MADERA DR
HALL ST
VARN ST
CLYBURN ST
KOON RD
PATS RD
AMES RD
AMES RD
FARROW RD
TARRAGON DR
CARDAMON CT
GINGEROOT WAY
BENDALE DR
NELLITTA CIR
DICKSON ST
CUSHMAN DR
FARROW RD
GARDEN DR
WEBB CT
MARTIN ST
ROSCOE ST
OSCAR ST
WORTHY DR
TRUMAN ST
555
555
555
277
277

Clean Water 2020
We Are Columbia
OHM: December 1, 2015
Mann Working\Maps KELSO

- Sewer Manholes
- Sewer Pump Station
- Sewer Gravity Mains
- Sewer Pressurized Mains
- Tax Parcel

N
1 inch = 300 feet
0 75 150 300 450
Feet

Bendale Pump Station

Prepared For: Cle

CITY OF COLUMBIA

INTER-OFFICE MEMORANDUM

TO: Ayesha Driggers, Compliance Administrator

FROM: Debbie Scott, Procurement Contract Specialist,
Department of Procurement and Contracts

DATE: April 20, 2017

SUBJECT: BID061-16-17-DS BENDALE PUMP STATION IMPROVMENTS (SS7324)

Bids for this project were opened publicly at 10:00 a.m., April 19, 2017 in the seventh floor Conference Room, 1136 Washington Street.

Bids submitted for the referenced project were in participation with the Local Business Preference Program.

The apparent low bidder is LAD Corporation of West Columbia, SC at $196,441.00.

Please review and verify the percentages listed on the Business Information Record and check for consistency to the noted dollar amount. Also please check the subcontracting for compliance noted on the Business Information Record under the LBE policy.

Please indicate your approval by signing below and returning to me.

Thank You.

Review Approved: Juliet Nelly **Date:** 4/24/17

Ayesha Driggers, Compliance Administrator

Business Information Record for Subconsultants/Subcontractors

The Bidder shall list all subcontractors and vendors, who will be providing subcontracting services, furnishing materials, etc. for this project. The list shall be submitted in the format provided below. Any proposed changes from the list shall be submitted in writing to the Owner prior to initiation of any action, with the reason for proposed changes.

MUST BE TYPED AND REFLECT ONLY THOSE PROVIDING A SERVICE "NO LINE STRIKE THROUGH"

Business Name (as shown in SAM.gov) / Address / DUNS # & CAGE #	Contact Name & Telephone	Services and/or Materials Provided	Cost of Services and/or Material ($ Value)	Percentage of Total Contract	MBE, WBE, SBE, DBE, LBE (indicate all that apply)	Is your Business CDBE Approved? Yes or No
Ferguson Waterworks 166 Pontiac Business Center Dr., Elgin, SC 29045	David Dinkins 803-462-0860	Sewer Line Material	$5,000.00	2.00 %	N/A	No
Tindall Corporation PO Box 1778 Spartanburg, SC 29304	Matt Goodner 1-800-901-8277	Sewer Manholes	$11,000.00	5.00 %	N/A	No
				%		
				%		
				%		
				%		

TOTAL: $ 16,000.00

I certify this information is true, correct, complete and active.

Business Name: LAD Corporation of West Columbia

Representative Name / Title: Linda A. Hall

Date: 4-19-17

Form 7I

Bid Tabulation Report -REVISED

061-16-17-DS: Bendale Pump Station Improvements

Wednesday, April 19, 2017

Item #	Product Code	Product Description	Quantity	Unit Price	Extended
Bidder ID: B001914 - LAD Corporation of West Columbia					
PO Box 2634 West Columbia, SC 29171-			NonCollusion Stmt: I Agree NONCOLLUSION AFFIDVT: Y Local Bus Preference: Yes ADDENDUMS: Y BIDDING DOCUMENTS: Yes Certified Local Vendor: N		
1	91300	SS7324-Bendale PS Improvements	1.00	196,441.00	
		Total LAD Corporation of West Columbia			**196,441.00**
Bidder ID: B001990 - McClam & Associates, Inc.					
1642 Holy Trinity Church Road Little Mountain, SC 29075-			NonCollusion Stmt: I Agree NONCOLLUSION AFFIDVT: Y Local Bus Preference: Yes ADDENDUMS: Y BIDDING DOCUMENTS: Yes Certified Local Vendor: N		
1	91300	SS7324-Bendale PS Improvements	1.00	305,256.00	
		Total McClam & Associates, Inc.			**305,256.00**
Bidder ID: B002023 - Shady Grove Construction, LLC					
			NonCollusion Stmt: I Agree NONCOLLUSION AFFIDVT: Y Local Bus Preference: Yes ADDENDUMS: Y BIDDING DOCUMENTS: Yes Certified Local Vendor: N		
1	91300	SS7324-Bendale PS Improvements	1.00	310,038.00	
		Total Shady Grove Construction, LLC			**310,038.00**
Bidder ID: B002297 - North American Pipeline Management, Inc.					
12 Montclair Ave Greenville, SC 29206-			NonCollusion Stmt: I Agree NONCOLLUSION AFFIDVT: Y Local Bus Preference: No ADDENDUMS: Y BIDDING DOCUMENTS: Yes Certified Local Vendor: N		
1	91300	SS7324-Bendale PS Improvements	1.00	238,960.00	
		Total North American Pipeline Management			**238,960.00**

Note: The bid tabulation above may reflect the apparent low bidder; however an evaluation will be done to determine if the bid meets all bid requirements before an award is made.

Business Information Record for Subconsultants/Subcontractors

The Bidder shall list all subcontractors and vendors, who will be providing subcontracting services, furnishing materials, etc. for this project. The list shall be submitted in the format provided below. Any proposed changes from the list shall be submitted in writing to the Owner prior to initiation of any action, with the reason for proposed changes.

MUST BE TYPED AND REFLECT ONLY THOSE PROVIDING A SERVICE "NO LINE STRIKE THROUGH"

Business Name (as shown in SAM.gov) / Address / DUNS # & CAGE #	Contact Name & Telephone	Services and/or Materials Provided	Cost of Services and/or Material ($ Value)	Percentage of Total Contract	MBE, WBE, SBE, DBE, LBE (indicate all that apply)	Is your Business CDBE Approved? Yes or No
Ferguson Waterworks 166 Pontiac Business Center Dr., Elgin, SC 29045	David Dinkins 803-462-0860	Sewer Line Material	$5,000.00	2.00 %	N/A	No
Tindall Corporation PO Box 1778 Spartanburg, SC 29304	Matt Goodner 1-800-901-8277	Sewer Manholes	$11,000.00	5.00 %	N/A	No
				%		
				%		
				%		
				%		

TOTAL: $ 16,000.00

I certify this information is true, correct, complete and active.

Business Name: LAD Corporation of West Columbia

Representative Name / Title: Linda A. Hall

Date: 4-19-17

Form 7I

We Are Columbia

MEETING DATE:	**May 16, 2017**
DEPARTMENT:	**Procurement and Contracts**
FROM:	***Sandra Wright, Purchasing Agent***
SUBJECT:	**Council is asked to approve a Contract for Finlay Park Fountain Design Build Services, as requested by the Parks and Recreation Department. Award to WP Law in an amount not to exceed fee of $310,649.99. This firm is located in Lexington, SC.**
PRESENTER:	**Randy Davis**
FINANCIAL IMPACT:	**Funding Source: 403999-658650-PK005606 - The original budgeted amount is $310,650.00.**
	The following sub-consultants will provide additional services:
	AOS Specialty Contractors, a Woman Owned Business Enterprise of Lexington, SC will provide excavation and concrete services for $62,000 (20.9%) of the contract value.
	Cornerstone Cutting and Coring, LLC of Ridgeway, SC will provide core drilling services for $5,000 (1.6%) of the contract value.
ORIGINAL BUDGET:	**$310,650**
CLEAN WATER 2020?:	**No**
STRATEGIC GOALS:	**Connect the City's neighborhoods and business dist, Foster a healthy quality of life, Provide high quality municipal services**

The proposed Design Build Contract is requesting for WP Law to provide reconstruction of the Finlay Park Pump Station and Pump House. This project consist of tasks such as removing equipment from vault, constructing a building, setting pumps and equipment, piping, installing a roof, and waterproofing the fountain spiral.

Services to be performed will impact City Council District 2. The Legal Department has reviewed the Contract. The Procurement and Contracts Department Director and the Parks and Recreation Director Recommend its approval.

ATTACHMENTS:

- **#a:** WPLaw.FinlayParkFountainContract (PDF)
- #b: Finlay Map (PDF)

DESIGN/BUILD CONTRACT BETWEEN OWNER AND DESIGN/BUILDER

This DESIGN/BUILD Contract (the "Contract") is made and entered into by and between the CITY OF COLUMBIA, (the "Owner") and W.P. Law, Inc. a corporation with its principal place of business at 1820 Sumter Street, Columbia, SC 29201 (the Design Builder")

This Contract is for the design and construction of a project identified as: City of Columbia Finlay Park Fountain Restoration Design Build Services in the City of Columbia, South Carolina, (the "Project").

NOW, THEREFORE, in consideration of the mutual promises, covenants and agreements stated herein, and for other good and valuable consideration, the sufficiency of which is hereby acknowledged, Owner and Design Builder agree as follows:

A. Scope of Services and Time of Performance

Upon written notification by the Owner to proceed, the Design Builder shall complete the scope of services more fully described in Exhibit A, attached hereto. The Design Builder shall perform any and all incidental services not specifically set forth in Exhibit A, which are necessary to fully complete the scope of services described in Exhibit A.

B. Access to Records

The Design Builder shall make available for examination by the Owner all of its records with respect to all matters covered by this Contract and shall maintain such records for a period not less than three (3) years after receipt of final payment under the Agreement.

In addition, the following access to records requirements apply to the Agreement:

1. The Design Builder agrees to provide the Owner designated or his/her authorized representative(s) access to information pertaining to the work being completed under the Agreement.

C. Amendments

The parties may amend this Contract at any time provided that such Amendments are executed in writing, signed by a duly authorized representative of both parties, and approved, where applicable, by the Owner's governing body.

The Owner may, in its discretion, amend this Contract to conform with federal, state, or local governmental guidelines, policies and available funding amounts, or for other reasons. If such Amendments result in a change in the funding, the scope of services, or schedule of, the activities to be undertaken as part of this Contract, such modifications will be incorporated only by written Amendment signed by both parties.

D. Changes

1. Contract Modification. By a written order, at any time, and without notice to any surety, the Procurement Officer may, subject to all appropriate adjustments, make changes within the general scope of this contract in any one or more of the following:

   (a) drawings, designs, or specifications, if the supplies to be furnished are to be specially manufactured for the [State] in accordance therewith;
   (b) method of shipment or packing;
   (c) place of delivery;
   (d) description of services to be performed;
   (e) time of performance (i.e., hours of the day, days of the week, etc.); or,
   (f) place of performance of the services. Subparagraphs (a) to (c) apply only if supplies are furnished under this contract. Subparagraphs (d) to (f) apply only if services are performed under this contract.

2. Adjustments of Price or Time for Performance. If any such change increases or decreases the Design Builder's cost of, or the time required for, performance of any part of the work under this Contract, whether or not changed by the order, an adjustment shall be made in the contract price, the delivery schedule, or both, and this Contract modified in writing accordingly. Any adjustment in contract price made pursuant to this clause shall be determined in accordance with the Paragraph C. Amendments, above. Failure of the parties to agree to an adjustment shall not excuse the Design Builder from proceeding with the Contract as changed, provided that the Owner promptly and duly make such provisional adjustments in payment or time for performance as may be reasonable. By proceeding with the work, the Design Builder shall not be deemed to have prejudiced any claim for additional compensation, or an extension of time for completion.

3. Time Period for Claim. Within 30 days after receipt of a written contract modification under Paragraph (1) of this clause, unless such period is extended by the Procurement Officer in writing, the Design Builder shall file notice of intent to assert a claim for an adjustment. Later notification shall not bar the Design Builder's claim unless the Owner is prejudiced by the delay in notification.

4. Claim Barred After Final Payment. No claim by the Design Builder for an adjustment hereunder shall be allowed if notice is not given prior to final payment under this Contract.

E. Assignability/Subcontracting

The Design Builder shall not assign or subcontract any interest in this Contract and shall not transfer any interest in the same without the prior written consent from the Owner. The Design Builder shall be as fully responsible to the Owner for the acts and omission of its subcontractors, as it is for the acts and omissions of persons directly employed by the Design Builder.

The Design Builder shall furnish and cause each of its subcontractors to furnish all information and reports required hereunder.

F. Breach/Waiver

The failure of either the Design Builder or the Owner to insist upon the strict performance of any provision of this Contract shall not be deemed to be a waiver of the right to insist upon strict performance of such provision or of any other provision of this Contract at any time. Partial payment by the Owner shall not be construed as a waiver. Waiver of any breach of this Contract shall not constitute waiver of a subsequent breach.

G. Commencement of Services

The Design Builder shall meet with the appropriate Owner staff members to commence the project after the Notice to Proceed has been issued.

H. Communication Protocols

The Owner shall designate an Owner point of contact to coordinate all tasks and invoicing with Design Builder. Design Builder shall not perform any tasks under this Contract unless directed to do so by the Owner's designated point of contact. Design Builder shall submit all invoices to the designated point of contact.

I. Compensation

1. The total compensation to be paid by the Owner to the Design Builder under this Contract on a lump sum basis totaling Three Hundred Ten Thousand Six Hundred Forty-Nine Dollars and Ninety-nine cents. ($310,649.99). An itemization of services is further defined in the Agreement.

2. The Design Builder shall submit invoices no more frequently than monthly for services rendered during each phase of the Project. Each invoice submitted must describe the services for which payment is requested and provide percentage completion of each work item. Each invoice must also clearly identify any portion of the fee invoiced for sub-consultants services, specified on Appendix VI attached hereto, and identify if the sub-consultant is a Minority Owned Business Enterprise, Small Business Enterprise, Disabled Veterans Owned Business Enterprise and/or Women Owned Business Enterprise. Each invoice shall bear the signature of the Design Builder, which signature shall certify that the information contained in the invoice is true and accurate and that the invoice amount is currently due and owing. The Owner will not pay interest or penalty on any past due amount.

   The Design Builder shall make sub-contracting opportunities available to a broad base of qualified sub-contractors to ensure maximum participation in the Project from Disadvantaged Business Enterprises (DBE), to include but not limited to: Minority Owned Business Enterprises, Small Business Enterprises, Disabled Veterans Owned Business Enterprises, and

Women Owned Business Enterprises in all disciplines of the project.

3. The Design Builder shall, in performance of this Contract, only use those sub-consultants listed in Appendix VI upon which the Design Builder's proposal was based. Sub-consultant substitutions shall only be made upon the Owner's approval. The Design Builder shall enter into Agreements with those sub-consultants, in the same dollar amount upon which the Design Builder's proposal was based, prior to award of the Agreement. Such Agreements shall be contingent upon award of this Contract by the Owner and the Owner's Notice to Proceed to the Design Builder.

4. Limitation of Funds

Funding for this Contract is subject to the following terms:

a). The parties estimate that performance of this agreement will not cost the Owner more than the Lump Sum amount specified in the Contract. The Design Builder agrees to use its best efforts to perform the work specified in the Schedule and fulfill all obligations required under the terms of this Contract within the estimated Fixed Price Not-To-Exceed amount. The Owner certifies that funds are available to pay the lump sum amount of $310,649.99.

b). The Fee Schedule specifies the amount presently allocated by the Owner for the items and services to be provided during the period of performance. The parties contemplate that the Owner will allocate funds, based on available funding, not to exceed the amount specified in this Contract inclusive of any fee. The Design Builder agrees to perform, or have performed, work under the terms of this Contract up to the point that the total amount paid shall not exceed the amount specified in this Contract.

c). The Design Builder shall notify the Owner's Project Manager and Contracts Administrator in writing within 60 days whenever he has reason to believe that the anticipated cost when added to previously incurred costs, will exceed 75 percent of the total amount funded and allocated. The notice shall state the estimated amount of funds required to continue performance until all deliverables have been properly received as outlined in the Scope of Services.

d). If, after notification, additional funds are not allocated for the duration of the term or another mutually agreed-upon extension date, upon the Design Builder's written request the Purchasing Agent or his/her designee will terminate this Contract on such date in accordance with the provisions of the Termination clause as outlined herein.

e). If the Design Builder estimates that the funds available will allow it to continue to discharge its obligations beyond that date, it may identify a later date in its request, and the Purchasing Agent or his/her designee may terminate this Contract on that later date.

f). Except as required by other provisions of this Contract,

1. The Owner is not obligated to reimburse the Design Builder for costs incurred in excess of the amount specified in the Contract; and

2. The Design Builder is obligated to continue performance under this Contract in order to completely fulfill the requirements as stated in this Contract and within the amount allocated by the Owner for such items and/or services.

g). No notice, communication, or representation in any form other than by modification or amendment of this Contract or authorization to proceed from the Purchasing Agent or his/her designee, shall affect the not to exceed amount by the Owner within this Contract.

h). When and to the extent that the amount allocated by the Owner in this Contract is increased, any costs incurred by the Design Builder before the increase may be allowed in order to permit completion of the project.

i). Change orders shall not be considered an authorization to exceed the amount allocated by the Owner specified in this Contract, unless they contain a statement increasing the amount allocated.

j). Nothing in this clause shall affect the rights of the Owner to terminate this Contract. If this Contract is terminated, the Owner and the Design Builder shall negotiate an equitable distribution of all property produced or purchased under the terms of this Contract, based upon the share of costs incurred by the parties.

5. Affirmative Action Procurement and Contracting Goals

It is the goal of the Owner to maximize opportunities for historically Disadvantaged Enterprise Businesses (DBEs) including, but not limited to, Small Businesses (SBEs), Minority Businesses (MBEs), and Women-Owned Businesses (WBEs). The Owner has implemented an overall citywide 10% goal to encourage socially and economically disadvantaged business participation. This goal extends to bidders, subcontractors and suppliers on its procurement and contracting offerings.

Additional information on the Owner's affirmative action goals and objectives may be obtained by contacting the following office: City of Columbia Office of Business Opportunities, 1225 Lady Street, Suite 102, Columbia, South Carolina 29201, (803) 545-3950, www.columbiasc.net/OBO.

The Owner's success in tracking the amount of business received by SBE, MBE and WBE firms (whether as a prime Design Builder or sub Consultant) is dependent upon the business community partnering with Owner in this important endeavor.

The Design Builder must comply with the terms and conditions as outlined herein. The Design Builder, shall, in the performance of this Contract, make constructive efforts to assist the Owner in complying with best practices in contracting as it relates to meeting affirmative action objectives.

6. **Subcontracting Goals**

The Design Builder shall also ensure that sub consultant/subcontractor performance shall conform to the specifications in Appendix VI during the period of performance and include optional periods as applicable. Achievement of these goals is expected during the life of this Contract to include any changes incorporated by modification to this Contract.

7. **Invoicing Procedure:**

a) The Owner or his/her designee must review all invoices prior to payment.

b) The Design Builder's invoice must contain sufficient detail by task and resource and should be easily traceable to the work completed on the project schedule. Descriptions used in the project schedule shall match those descriptions contained in the Design Builder's invoice.

c) The work completed on the Design Builder's project schedule must be the basis for full or percentage of completion payment on the Design Builder's invoice.

d) The Design Builder will not request payment for taxes on professional services, labor or installation fees.

e) The Design Builder will not invoice, or request payment for any equipment or services that may be specified in this Contract prior to the delivery of said equipment or performance of said services.

f) The Design Builder shall adhere to an agreed-upon delivery schedule for equipment and/or services. This is to ensure that the Owner does not have to pay for the advanced delivery of equipment that it was not expecting in that timeframe and/or have to

warehouse or make space for unanticipated equipment deliveries. Exceptions to this requirement must be agreed to in writing by Owner.

g) All invoices shall include a valid Purchase Order number on the bill; if emergency purchases are required for any reason before a Purchase Order number is available, a copy of the emergency request for purchase should accompany the Design Builder's invoice.

h) The Design Builder shall name a representative that will be responsible for reviewing all invoicing concerns that the Owner may have concerning this project.

i) Each invoice/payment request shall identify the percentage and dollar amount that will be paid to the subcontractor and/or vendor for work performed and materials/products furnished. If required, the Design Builder shall submit supporting documentation as required by the Owner's designated point of contact as specified in Section R to support the amount being invoiced.

j) The Design Builder shall provide the names of the subcontractors and vendor and a description of the work performed in the invoice/request for payment. The Design Builder shall also provide a breakdown of the supplies and materials being billed by each subcontractor and/or vendor and the dollar amount to be reimbursed by the Owner.

Failure of the Design Builder to follow these invoice requirements will result in the delay of payment of the invoices.

J. Duties upon Termination

At Termination of this Contract, the Design Builder shall immediately provide the Owner with all records and data in any format the Design Builder is capable of producing and at no cost to the Owner, which were generated, created or received by the Design Builder in performance of the services required by this Contract or as the Owner may deem necessary to perform the required services by the Owner or the Design Builder's successor. All records shall be free from any proprietary claims or interest. The Design Builder agrees to fully cooperate with the Owner and any successor to ensure an effective transition to continuously provide the required services.

K. Equal Employment Opportunity (EEOC)

During the performance of this Contract, the Design Builder agrees as follows:

The Design Builder will not discriminate against any employee or applicant for employment because of race, color, religion, sex, sexual orientation, or national origin. The Design Builder will take affirmative action to ensure that applicants are employed, and that employees are treated during employment without regard to their race, color, religion, sex, sexual orientation, or national origin. Such action shall include, but not be limited to the following: employment,

upgrading, demotion, or transfer; recruitment or recruitment advertising; layoff or termination; rates of pay or other forms of compensation; and selection for training, including apprenticeship. The Design Builder agrees to post in conspicuous places, available to employees and applicants for employment, notices to be provided setting forth the provisions of this nondiscrimination clause.

1. The Design Builder will, in all solicitations or advertisements for employees placed by or on behalf of the Design Builder, state that all qualified applicants will receive considerations for employment without regard to race, color, religion, sex, sexual orientation, or national origin.

2. The Design Builder will send to each labor union or representative of workers with which he has a collective bargaining agreement or other Agreement or understanding, a notice to be provided advising the said labor union or workers' representatives of the Design Builder's commitments under this section, and shall post copies of the notice in conspicuous places available to employees and applicants for employment.

3. The Design Builder will comply with all provisions of Executive Order 11246 of September 24, 1965, and of the rules, regulations, and relevant orders of the Secretary of Labor.

4. The Design Builder will furnish all information and reports required by Executive Order 11246 of September 24, 1965, and by rules, regulations, and orders of the Secretary of Labor, or pursuant thereto, and will permit access to his books, records, and accounts by the administering agency and the Secretary of Labor for purposes of investigation to ascertain compliance with such rules, regulations, and orders.

5. In the event of the Design Builder's noncompliance with the nondiscrimination clauses of this Contract or with any of the said rules, regulations, or orders, this Contract may be canceled, terminated, or suspended in whole or in part and the Design Builder may be declared ineligible for further Government Agreements in accordance with procedures authorized in Executive Order 11246 of September 24, 1965, and such other sanctions as may be imposed and remedies invoked as provided in Executive Order 11246 of September 24, 1965, or by rule, regulation, or order of the Secretary of Labor, or as otherwise provided by law.

6. The Design Builder will include the portion of the sentence immediately preceding Paragraph one (1) and the provisions of paragraphs (1) through (7) in every subcontract or purchase order unless exempted by rules, regulations, or orders of the Secretary of Labor issued pursuant to section 204 of Executive Order 11246 of September 24, 1965, so that such provisions will be binding upon each subcontractor or vendor.

7. The Design Builder will take such action with respect to any subcontract or purchase order as the administering agency may direct as a means of enforcing such provisions, including sanctions for noncompliance: Provided, however, That in the event the Design Builder

becomes involved in, or is threatened with, litigation with a subcontractor or vendor as a result of such direction by the administering agency the Design Builder may request the United States to enter into such litigation to protect the interests of the United States.

L. Ethics

Design Builder and any Sub Consultant or Subcontractor is subject to the provisions of the 1991 Ethics Reform Act (S.C. Code Ann. §8-13-100, et seq, as amended). Under this Act, a person may not, directly or indirectly, give, offer, or promise anything of value to a public official, public member, or public employee with the intent to:

1. Influence the discharge of a public official's, public member's, or public employee's official responsibilities;
2. Influence a public official, public member, or public employee to commit, aid in committing, collude in, or allow fraud on a governmental entity; or
3. Induce a public official, public member, or public employee to perform or fail to perform an act in violation of the public official's, public member's, or public employee's official responsibilities. "Anything of value" includes, but is not limited to, lodging, transportation, entertainment, food, meals, beverages, money, gifts, honorariums, discounts and interest-free loans.

M. Findings Confidential

All of the reports, information, data, records or documents of any kind, prepared or assembled by the Design Builder under this Contract are confidential and the Design Builder agrees that they shall not be made available to any individual or organization without the prior written approval of the Owner.

In the event that the Owner receives a Freedom of Information Act request to provide confidential or proprietary information of the Design Builder, the Owner will notify the Design Builder as soon as practicable of such request.

N. Indemnification, Hold Harmless and Insurance

1. The Design Builder shall provide to the Owner evidence of the following insurance:

Workers Compensation Insurance - The Design Builder shall procure and shall maintain during the life of this Contract, Workers Compensation Insurance for all employees to be engaged in work on the project under this Contract, and in case any work is sublet, the Design Builder shall require the subcontractor similarly to provide Worker Compensation Insurance for all of the latter employees to be engaged in such work unless such employees are covered by the protection afforded by the Design Builder's Worker Compensation Insurance. The Design Builder shall not permit any person who is not protected by Workers Compensation Insurance or a properly approved Self-Insured Workers Compensation Program to perform any activity related to this Contract.

General Liability Insurance - General Liability Insurance in accordance with the current

Columbia Code of Ordinances, which can be located at www.columbiasc.net. The Design Builder shall procure and maintain for the duration of this Contract insurance against claims for any injuries to persons or damages to property, which may arise form or in connection with the performance of the work by the Design Builder, his agents, or representatives, employees or subcontractors.

a. Commercial General Liability Insurance: Coverage in an amount not less the 1,000,000.00 per occurrence, and $2,000,000.00 aggregate combined single limit for bodily injury, personal injury, and property damage, naming the City of Columbia as an additional insured.

b. Automobile Liability Insurance- $500,000.00 combined single limit per accident for bodily injury and property damage.

Professional Liability

a. The Design Builder shall provide the Owner with a Professional Liability Policy.
The policy shall cover the Owner for all sources of liability which would be covered by the latest edition of the standard Professional Liability Coverage Form, as filed for use by the City of Columbia, without the attachment of restrictive endorsements.

b. The minimum Professional Liability Policy limits to be provided by the Design Builder shall be $1,000,000 per occurrence and $2,000,000 aggregate limit for bodily injury liability and property damage liability. The limits afforded by the Professional Liability Policy shall apply only to the Owner and City's officials, officers, agents and employees and only to claims arising out of or in connection with the work under this Contract.

c. Notice of Cancellation and/or Restriction: The policy must be specifically endorsed to provide the Owner with thirty (30) days' notice of cancellation, non-renewal, change in coverage, and/or restriction.

2. The Design Builder shall furnish the Owner with a certificate showing satisfactory proof of carriage of the insurance required hereunder and such insurance shall be approved by the Owner prior to the Design Builder and any sub-contractor of the Design Builder commencing any services under this Contract and this insurance shall remain in effect throughout the term of this Contract and any renewals. Insurance shall remain in effect for the duration of the project and for a period of one (1) year after completion. The Owner of Columbia shall be the Certificate Holder and shall be named as an Additional Insured nder General Liability.

Design Builder shall provide Performance and Payment Bonds for One Hundred (100%) percent of the Guaranteed Maximum Price stated herein, underwritten by Surety licensed in the State of South Carolina and acceptable to the Owner. Bonds shall be submitted to owner prior to Owner's issuance of a Notice to Proceed with any construction.

4. The Design Builder shall defend, indemnify and hold the Owner harmless from and against any and all liability, loss, claims, suits, actions, costs, attorney fees, expenses, damages to property, person or otherwise, or judgments of any nature whatsoever may arise out of the Design Builder's performance under this Contract, including any and all acts or omissions to act on the part of Design Builder, including any person acting for or on its behalf.

O. Independent Design Builder

Nothing contained in this Contract is intended to, or shall be construed in any manner, as creating or establishing the relationship of employer/employee between the parties. The Design Builder shall at all times remain an independent Design Builder with respect to the services to be performed under this Contract. The Owner shall be exempt from payment of all unemployment compensation, FICA, retirement, life and/or medical insurance and workers' compensation insurance.

P. Interest of Design Builder

The Design Builder covenants that he presently has no interest and shall not acquire any interest, direct or indirect, that would conflict in any manner or degree with the performance of services required to be performed under this Contract or that is adverse to the interests of the Owner. The Design Builder further covenants that in the performance of this Contract no person having such adverse interest shall be employed.

The Design Builder is expected to make its services available to other entities but agrees to refrain from representing other entities in matters where the position of the Owner conflicts with that of the other entity. The Owner may, at its discretion, waive this provision. The Design Builder has provided a list of all of its clients with whom there may be potential conflicts with the Owner. Design Builder shall supplement this list throughout the duration of this Contract.

Q. Licenses, Permits and Taxes

1. The Design Builder shall be responsible for obtaining any approvals, permits and/or licenses as may be required of the Design Builder in performing the services required under this Contract. The Design Builder shall be responsible for any costs relating to same.

2. The Design Builder shall be responsible for identifying and providing any applications and supporting documentation to the Owner for any approvals and/or permits required of the Owner in order for the Design Builder to perform the services required under this Contract. Such approvals and/or permits may include, but not necessarily be limited to, SCDHEC Construction Permits, SCDHEC Stormwater Management for Construction Sites Permits, SCDHEC Water Resources Permits, Corps of Engineers Permits, City/County/SCDOT Encroachment Permits, Encroachment Permits for other utility rights-of-way and Railroad Right-of-Way Encroachment Permits/Agreements. The Owner shall obtain the approvals and/or permits identified by the

Design Builder and pay any costs relating to same.

3. The Design Builder shall answer questions and consult with the Owner and/or appropriate authorities as necessary to assist the Owner's efforts in obtaining required permits/approvals.

4. The Design Builder shall procure a City of Columbia business license while performing services under this Contract.

R. Notice

1. Written notice to the Owner shall be made by placing by registered mail, return receipt in the United States Mail, postage prepaid and addressed to: Director of Procurement and Contracts, c/o City of Columbia, Post Office Box 147, Columbia, South Carolina 29217.

2. Written notice to the Design Builder shall be made by registered mail, return receipt in the United States Mail, postage prepaid and addressed to them.

S. Oversight

1. The Owner will maintain oversight to ensure the Design Builder performs its services in accordance with terms, conditions and specifications per (2 C.F.R. §200.318(b)).

2. The Design Builder shall be responsible for performance of all services required by this Contract. The Design Builder does not act as the City's agent or employee.

T. Ownership of Project Documents

All data, documents or other information of any description generated by or used by the Design Builder or any subcontractor retained by the Design Builder and related to the services required by this Contract shall be the property of the Owner and shall not be used by the Design Builder for any purpose whatsoever except to perform the services required by this Contract.

U. Remedies

The Design Builder shall only be entitled to the actual direct costs of all labor and material expended on the services required under this Contract prior to the effective date of Termination. In no event shall the Design Builder be entitled to anticipatory profit or damages for any Termination under this Contract. In no event shall the Design Builder be entitled to assert a claim in quantum merit or any other measure of damages other than that stated herein.

V. Schedule of Completion of Activities

Time is of the essence. The Design Builder shall complete any and all services performed under this Contract within the timeframes as outlined in this Contract.

Design Builder shall give written notice immediately to the Procurement and Contracts Department if Design Builder foresees a delay of ten (10) or more working days. The Owner has the right to extend delivery date if reasons appear, in the sole discretion of the City, to be valid. Design Builder must keep the Owner advised at all times of status of the project. Default in promised completion times without accepted reasons or failure to meet specifications authorizes the Procurement and Contracts Department to purchase supplies, equipment or services elsewhere and charge full increase in cost and handling to defaulting Design Builder.

W. Severability

If any provision of this Contract is held invalid, the remainder of this Contract shall not be affected thereby if such remainder would then continue to conform to the terms and requirements of applicable law.

X. State Law Applicable

This Contract shall be construed in accordance with federal, state, local laws, ordinances and codes in performing the work provided under this Contract. The Design Builder agrees to subject itself to the jurisdiction and venue of the Circuit Courts of Richland County, State of South Carolina as to all matters and disputes arising or to arise under this Contract and the performance thereof. The Owner may seek attorney's fees and the Design Builder agrees to pay such fees as awarded by the Court or other body. No attorney's fees may be sought by, nor will be paid to, the Design Builder.

AA. Successorship

This Contract shall be binding upon the Design Builder and upon its successors and assignees.

BB. Suspension and Debarment

The Design Builder is subject to non-procurement Debarment and Suspension Regulations implementing Executive Orders 12549 and 12689, 2 C.F.R. pt. 180 (2 C.F.R. §200.212). This Contract is a covered transaction for the purposes of 2 C.F.R. pt. 180 and 2 C.F.R. pt. 3000. As such the Design Builder is required to verify that none of the Design Builder(s), its principals (defined at 2 C.F.R. §180.995), or its affiliates (defined at 2 C.F.R. §180.905) are excluded (defined at 2 C.F.R. §180.940) or disqualified (defined at 2 C.F.R. §180.935).

The Design Builder must comply 2 C.F.R. pt.180, sub-part C and 2 C.F.R. pt. 3000, sub-part C and must include a requirement to comply with these regulations in any lower-tier covered transaction it enters into.

Execution of this Contract is a material representation of fact relied upon by the Owner. If it is later determined that the Design Builder did not comply with 2 C.F.R. pt. 180, sub-part C and 2 C.F.R. pt. 3000, sub-part C in addition to remedies available to the State of South Carolina Emergency Management Division and the City of Columbia, the Federal Government may

pursue available remedies, including but not limited to suspension and/or debarment.

The Design Builder agrees to comply with the requirements of 2 C.F.R. pt. 180, sub-part C and 2 pt. 3000, sub-part C during the duration of the project and throughout the period of any Agreement that may arise from this project.

The Design Builder further agrees to include a provision requiring such requirements in its lower-tier covered transactions.

The Design Builder shall notify the Owner in accordance with Notice, if Design Builder or subcontractor becomes suspended or debarred during the course of this project. This Contract may be terminated in accordance with Termination provisions.

CC. Term of Agreement

The term of the project will be 14 weeks after the NTP has been issued."

DD. Termination of Agreement

The Owner may terminate this Contract at any time upon any of the following grounds:

1. Non Appropriation

Failure by the Owner to appropriate funds for the performance of any of the services required in this Contract in any annual budget;

2. Termination of Agreement for Cause

If, through any cause, the Design Builder shall fail to fulfill in a timely and proper manner these obligations under this Contract, or if the Design Builder shall violate any of the covenants, agreements, or stipulations of this Contract, the Owner shall thereupon have the right to terminate this Contract by giving written notice to the Design Builder of such Termination and specifying the effective date thereof, at least five (5) days before the effective date of such Termination. In such event, all finished or unfinished documents, data studies, surveys and reports prepared under this Contract shall become the property of the Owner.

Notwithstanding the above, the Design Builder shall not be relieved of liability to the Owner for damages sustained by the Owner by virtue of any breach of the Contract by the Design Builder and the Owner may withhold any payments to the Design Builder until such time as the exact amount of damages due to the Owner from the Design Builder is determined.

The Design Builder fails to perform any of the services required in this Contract and does not correct such deficiency within fifteen (15) days having been notified by the Owner of such deficiency;

3. Termination for Convenience of the Owner

The Owner may terminate this Contract at any time by giving written notice to the Design Builder of such Termination and specifying the effective date thereof, at least seven (7) days before the effective date of such Termination. In that event, all finished or unfinished documents and other material as described in Access to Records shall, at the option of the Owner, become its property.

The Owner shall, at its sole option and discretion, have the right to terminate this Contract for any reason whatsoever. A Termination for default under this Contract, if wrongfully made, shall be treated as a termination for convenience under this clause;

4. Force Majeure;

5. Upon expiration of the term of this Agreement; and

6. By mutual agreement

EE. Use of Recovered Materials

1. The Design Builder shall comply with Section 6002 of the Solid Waste Disposal Act as amended by the Resource Conservation and Recovery Act (2 C.F.R. §200.322). In performance of this Contract, the Design Builder shall make maximum use of products containing recovered materials that are EPA designated items unless the product cannot be acquired:

a. competitively within a timeframe providing for compliance with the Agreement performance schedule;

b. meeting Contract performance requirements; or

c. at a reasonable price.

2. Information about this requirement is available at EPA's Comprehensive Procurement Guidelines web site, http://www.epa.gov/cpg/. The list of EPA-designate items is available at http://www.epa.gov/cpg/products.htm.

FF. Whole Agreement

This Contract represents the entire Contract between the Owner and the Design Builder and supersedes all prior communications, negotiations, representations or agreements, either written or oral.

GG. Claims

(a) All Claims arising under or relating to this Contract shall be resolved under this clause.

(b) "Claim," as used in this clause, means a written demand or written assertion by one of the contracting parties seeking, as a matter of right, the payment of money in a sum certain, the adjustment or interpretation of contract terms, or other relief arising under or relating to this contract, however, a written demand or written assertion by the Design Builder or seeking the payment of money exceeding $75,000.00. Any amount claimed under this provision is not considered a Claim unless and until certified. A voucher, invoice, or other routine request for payment that is not in dispute when submitted is not a claim under this provision. All Claims must comply with the submission and certification requirements of this provision, if it is disputed either as to liability or amount must be acted upon in a reasonable time.

(c)(1) A Claim by the Design Builder shall be made in writing and, unless otherwise stated in this Contract, submitted within forty-five (45) days after accrual of the Claim to the Purchasing Agent for a written decision. A Claim by the Owner against the Design Builder shall be subject to a written decision by the Contracting Officer.

(2)(i) The Design Builder shall provide the certification specified in paragraph (c)(2)(iii) of this clause when submitting any Claim exceeding $ 1.00.

(ii) The certification requirement does not apply to issues in controversy that have not been submitted as all or part of a Claim.

(iii) The certification shall state as follows: "I certify that this Claim is made in good faith; that the supporting data are accurate and complete to the best of my knowledge and belief; that the amount requested accurately reflects the contract adjustment for which the Design Builder believes the Owner is liable; and that I am authorized to certify the Claim on behalf of the Design Builder."

(3) The certification may be executed by any person authorized to bind the Design Builder with respect to the Claim.

(d) For Design Builder Claims of $75,000.00 or less, the Purchasing Agent must, if requested in writing by the Design Builder, render a decision within sixty (60) days of the request. For Design Builder certified Claims over $75,000.00, the Purchasing Agent must, within sixty (60) days, decide the Claim or notify the Design Builder of the date by which the decision will be made.

(e) The Purchasing Agent's decision shall be final unless the Design Builder appeals.

(f) If the Claim by the Design Builder is submitted to the Purchasing Agent or a Claim by the Owner is presented to the Design Builder, the parties, by mutual consent, may agree to use alternative dispute resolution (ADR). If the Design Builder refuses an offer for ADR, the Design Builder shall inform the Purchasing Agent, in writing, of the Design Builder's specific reasons for rejecting the offer.

Witness the parties' respective hands and seals on the date of the last signature below.

RECOMMENDED BY: _____ Date: _____
Randy Davis, Director of Parks and Recreation

RECOMMENDED BY: _____ Date: _____
Allison Baker, Senior Assistant City Manager
for Public Services

RECOMMENDED BY: _____ Date: _____
Sandra A. Wright, CPPB, Purchasing Agent/
Director of Procurement and Contracts

CITY OF COLUMBIA, SOUTH CAROLINA

_____ By: _____ Date: _____
Witness Teresa Wilson, City Manager

_____ By: _____ Date: 5/3/2017
Witness Title: Controller, W.P.Law, Inc.

APPROVED AS TO FORM

_____
Legal Department City of Columbia, SC

WPLaw.2016.FinlayParkFountainRestoration.agr.nj.docx

EXHIBIT A

FOUNTAIN DIVISION
OF W. P. LAW INCORPORATED

SCOPE OF WORK: FINLAY PARK PUMP STATION & PUMP HOUSE RECONSTRUCTION

- Supply/Install/Program Programmable Logic Controller (PLC) in existing control panel
- Wire/Program existing Variable Frequency Drive (VFD) to control one pump
- Supply/Install/Wire/Program VFD to control second pump
- Remove and dispose of unnecessary concrete in vault
- Relocation of existing vault electrical supply to above ground
- Patch/Clean/Waterproof inside of vault
- Remove and double leaf access hatch; remove and dispose of chimney; re-install access hatch on roof of vault
- Excavate soil from roof of vault
- Core drill necessary holes in roof of vault to allow for installation of pumps, piping systems, and valve access
- Supply/Install/Wire two Line Shaft Turbine (LST) pumps and motors
- Supply/Install pipe, fittings, and valves for the required needs of the system
- Supply/Install/Wire/Program Water Level Sensors (WLS) for protection of pumps from loss of water
- Start-up/Test/Adjust total system operation. Run times and sequence of pumps to be determined by City personnel
- Provide walkthrough instruction with City personnel
- Prep flat surface of spiral for caulk and waterproofing
- Supply/Install waterproofing membrane to flat surface of spiral (grey in color)
- Supply/Install caulking at all joints on flat surface of spiral
- New concrete shell with rebar over pressure grout
- Pump House construction per CHAO documents

The cost for the above mentioned scope of work is $310,649.99

FOUNTAIN DIVISION
OF W. P. LAW INCORPORATED

TIMELINE: FINLAY PARK PUMP STATION & PUMP HOUSE RECONSTRUCTION

• Purchase order and approved drawings	Day 1
• Mobilization/order materials	2 Weeks
• Remove equipment from vault	1 Week
• Construct building	2 Weeks
• Set pumps and equipment, piping	1 Week
• Install roof	1 Week
• Caulk/waterproof spiral	2 Weeks

Total Construction Time 9 – 10 Weeks

APPENDIX VI

SMALL, MINORITY, WOMEN-OWNED BUSINESS OBJECTIVES

INCLUDING LABOR SURPLUS UTILIZATION PLAN

INSTRUCTIONS: This form must be submitted with any bid, proposal, or proposed negotiated contract or within a reasonable time thereafter, but prior to contract award. This Utilization Plan must contain a detailed description of the supplies and/or services to be provided by each certified Small, Minority and Women-owned Business Enterprise (SMWBE) under the contract. This form includes federally required Labor Surplus Utilization efforts. Attach additional sheets if necessary.

If you are a SBE, MBE WBE, or other type of disadvantaged business enterprise, please check one of the following boxes:

SBE ☒ MBE ☐ WBE ☐ Other _____

1. In the spaces below, report the anticipated dollars that you intend to subcontract to each business type if a contract or agreement is awarded to your firm. (If you do not intend to subcontract any work to others, even if you are a S/M/WBE, put zeros in the spaces below).

Total **SBE Participation Percentage** to be subcontracted 0 %

Total **MBE Participation Percentage** to be subcontracted 0 %

Total **WBE Participation Percentage** to be subcontracted 20 %

Total **Other DBE Participation Percentage** to be subcontracted 0 %

2. If you are not a SBE, MBE, or WBE and you do not plan to utilize such firms in this agreement, please state your reasons and use an additional page if needed:

_____

_____

_____

LABOR SURPLUS UTILIZATION PLAN

In accordance with federal requirements, the City also encourages the use of firms located in labor Surplus areas. A Labor Surplus area is an area designated by the Secretary of Labor as having concentrated unemployment or underemployment in comparison with other areas. Used as one of the criteria for designating economically disadvantaged vendors/suppliers. **If your business is located in a labor surplus area, please check here:** ☐

Define the LSA here_____

The City anticipates that this effort will be continued to the maximum extent practicable throughout the life of the contract or agreement. Any changes or modification to the contract/ agreement will include, at a minimum the same proposed goals included in the negotiated agreement/contract.

The goals provided by the Successful Offeror shall be incorporated into the final contractual agreement between the parties or as amended through final contract negotiations.

By submitting this Exhibit, the respondent certifies he/she is an authorized representative of the company, understands and will comply with all requirements herein in any awarded action.

Signature

4/21/2017
Date

Glenn Clouts
(Print Name)

W.P. Law, Inc
Business Name

SUB ENGINEERING CONSULTANT/SUBCONTRACTOR BUSINESS INFORMATION

Project: Finlay Park Fountain Restoration (Design Build)

The Design Builder shall list all subcontractors and vendors, who will be providing subcontracting services, furnishings materials, etc. for this project. The list shall be submitted in the format provided below. Any proposed changes from the list shall be submitted in writing to the Owner prior to initiation of any action, with the reason for the proposed changes.

Business Name/ Address/DUNS #/ CAGE #	Contact Name/ Telephone	Disadvantaged Business Enterprise Information (MBE, WBE SBE) If applicable	Services/Materials to be Provided	Cost of Service/Mat ($ Value)
AOS Specialty Contractors	8037986831 Luke Wilkes	WBE	Excavation - Concrete,	$62,000.00
Cornerstone Cutting + Coring LLC	Bill Burchfield 8036225785	—	Core drilling	$5,000.00

TOTAL: $67,000.00

Glenn Clonts

~~Consultant~~

By _____

I certify this information is true and correct.

4/21/2017

Date

Rev Contracts Div_08/26/16

Please check any certifications the prime has:

SBE ☒ MBE ☐ WBE ☐ LBE ☐

General Notes:

1. Design Specifications: International Building Code (2015 Edition).
   Design Loads:
   - Roof live load: 20 PSF flat (less than 4" per foot)
   - Snow load: 10 PSF
   - Floor live load: Ground 40 PSF
   - Dead load: Actual
   - Wind Velocity: 125 MPH
   - Exposure Category: B
2. The construction falsework design (if any) is the responsibility of the Contractor. The design shall be performed by a Registered Engineer and shall be submitted for approval before commencing of the work.
3. Where a detail is shown on Structural drawings for one condition, it shall apply to all similar or like conditions, unless noted or shown otherwise on plans.
4. All items shall be tightly anchored or attached square, plumb, and true, or in other planes and shapes as shown on the drawings. Joints shall be tight, even,and free of offsets. No field altering of any members will be allowed that will cause them not to be in accordance with the drawings and specifications, without written approval of the Project Engineer.
5. The dimensions shown with a suffix "±" are approximate and shall be verified by the Contractor before fabrication.
6. If the Contractor finds a difference between these drawings & existing conditions, or finds any other conditions which prohibit execution of the work as directed in these drawings, the Contractor shall notify the Engineer immediately.
7. The owner shall employ a laboratory to perform the quality assurance, sampling, testing and/or inspection at his expense. Final selection of such laboratory shall be approved by the Engineer.
8. All subgrade of foundation shall be compacted to 95% standard proctor density as a minimum or as directed by soil report.
9. Any revision/modification to the original design during the shop drawing process, the Contractor shall clearly cloud ive all the changes and shall receive approval from the Engineer in writing before fabrication. Any costs associated with correcting the unapproved change shall be at the Contractor's expense.

Concrete

1. Concrete minimum compressive strength at 28 days shall be 3,000 PSI.
2. Reinforcement: all mild reinforcement bar shall be A615 grade 60 steel. All welded wire fabric shall conform to ASTM A185, grade 65. All welded wire fabric shall be in sheets and shall be supported on chairs.
3. Bending dimensions & tolerances for reinforcing bar shall conform to current CRSI Manual of Standard Practice.
4. Lap splices shall conform to the current CRSI Manual of Standard Practice unless otherwise noted.
5. Horizontal construction joints to be scrubbed with a coarse wire brush at the approximate time of initial set to remove all laitance and to produce a roughened surface.
6. Concrete work shall comply with ACI "Specifications for Structural Concrete" (ACI 301-10) and applicable provisions of ACI 318-11. Keep a copy of ACI Field Reference Manual (ACI SP-15-10) Which includes ACI 301 and other ACI and ASTM references on the job.
7. Detailing, fabricating, and placing of reinforcing steel and accessories shall be in accordance with ACI "Details and Detailing of Concrete Reinforcement" (ACI 315-99) and shall comply with (ACI 318-11) and with (ACI 301-10).
8. The contractor shall select the testing laboratory & employ the laboratory at the contractor's expense to perform concrete strength testing per ACI 318-11. Final selection of testing laboratory shall be approved by engineer.

Masonry:

1. Masonry materials and workmanship shall comply with "Building Code Requirements for Masonry Structures" (ACI 530-13/ASCE 5-13).
2. Concrete masonry units shall be 8" nominal scored hollow core units with minimum net compressive strength of 1,900 PSI compliant with ASTM C90, as determined by the manufacturer, f'm=1,500 PSI determined by unit strength method.
3. Vertical reinforcing shall be provided where shown or noted on plans/details, and shall be grouted with 3,000 PSI coarse grout (pea gravel) per ASTM C476.
4. Place bar(s) in end cell of all jamb openings and corners. Space bar(s) as indicated on plans between jambs and corners.
5. Reinforcing bars shall extend from footing dowels to top of wall continuous through all concrete, lintel, and bond beams.
6. Accurately position and secure vertical reinforcing with #9 hard steel galvanized wire centering clips or spacers.
7. Provide 2"x1/4"x32" strap anchors at 16" O.C. at wall intersections.
8. Masonry mortar:
   - A. Concrete masonry mortar from foundation to roof shall be Mortar Cement Type S with full mortar bedding from foundation to roof.
   - B. Mortar types are as noted above and called for in the specifications. Field testing shall be according to ASTM C-780. Copies of all reports shall be submitted to the owner or his representatives.
9. Provide horizontal joint reinforcing at 16" vertical spacing unless noted otherwise. Provide ladder type horizontal reinforcing extending into 4" veneer at every concurrent course.
10. Lap all masonry vertical wall steel 48 bar diameters unless noted otherwise on the drawings.

Structural and Miscellaneous Steel

1. All structural and miscellaneous steel shall conform to the Fourteenth Edition of the AISC "Specification for Structural Steel Buildings" and all its supplements, and to the AISC "Code of Standard Practice for Steel Buildings and Bridges".
2. All structural steel shall conform to ASTM A-36, FY=36,000 PSI unless otherwise noted.
3. Steel W-Shapes shall conform to ASTM A992, FY=50,000 PSI.
4. All rectangular or square steel HSS-Shapes shall conform to ASTM A500 grade B, FY=46,000 PSI, All round steel HSS-Shapes shall conform to ATSM A500 grade B, FY=42,000 PSI.
5. All steel pipes shall conform to A-53 grade B, FY=35,000 PSI.
6. All welded connections shall be done with E70XX electrodes with 3/16" min. material. All welding shall comply with AWS D1-1 structural welding code the latest edition.
7. All bolts shall be A325-SC slip critical bolts, unless otherwise noted.
8. The structural steel shall have one coat of anti-rust paint and one coat of finish paint of color determined by the owner. Prior to painting, all steel surfaces shall be prepared in accordance with SSPC-SP3. All paints shall be approved by the Owner/Architect prior to their use.
9. Fabrication and assembly of bolted connections shall comply with applicable sections of AISC "Specification for Structural Joints using ASTM A325 or A490 bolts."
10. No openings in beams shall be permitted without the written permission of the engineer.
11. The use of a gas-cutting torch in the field for cutting holes or for correcting fabrication errors will not be permitted on structural framing members except w/ the written approval of the Engineer for each specification.
12. An independent inspection agency shall be employed by the owner and approved by the engineer to inspect the structural steel in the field and verify that it conforms to the requirements of the contract documents.
13. All columns shall have 5/8" thick cap plates unless noted.
14. All structural steel shall be hot-dipped galvanized according to ASTM 123 where noted. All connections, hardware shall be hot-dipped galvanized according to ASTM 153. All galvanizing damaged by welding shall be repaired by Z.R.C. cold galvanizing paint.
15. All anchor bolts shall be ASTM F1554 Grade 36, unless noted otherwise.
16. All steel plates in moment connection shall be ASTM A572 Grade 50. All bolts in moment connection shall be fully tensioned A325-X bearing bolts.
17. All moment connected members shall be fabricated, erected, inspected and approved in compliance with FEMA-353, "Recommended Specifications and Quality Assurance Guidelines for Steel Moment Frame Construction for Seismic Applications."

Chao & Associates, Inc.
Civil - Structural - Survey
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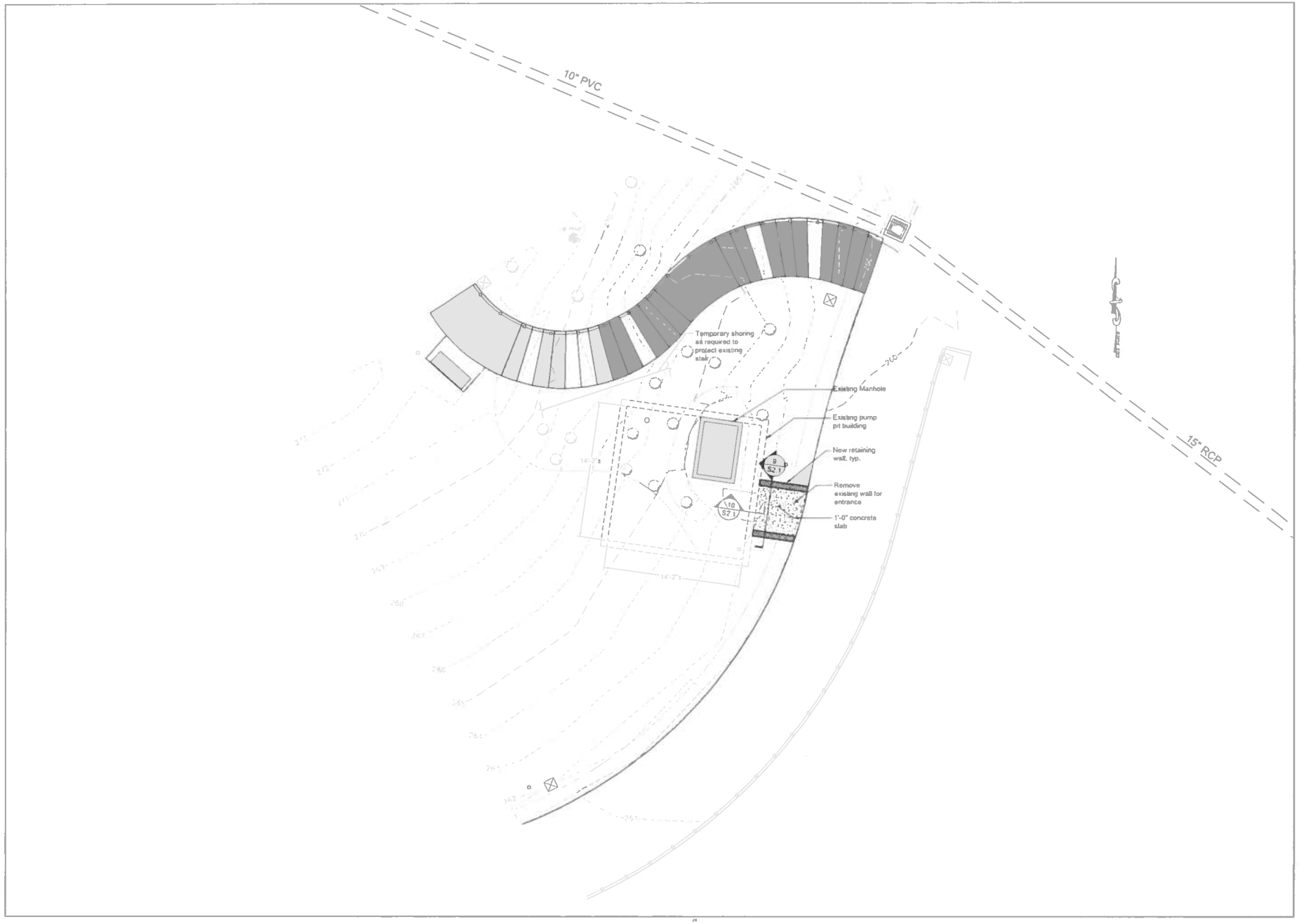
General Notes
Finlay Park Fountain Pump House Addition
City of Columbia Parks & Recreation
1111 Parkside Drive
Columbia, SC 29203

Drawn: LPL Checked: RG
Revised:
File 3932410-S.dwg Project No. 3932410

S0.0
Sheet Number
March 23, 2017
Date



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Site Plan
Finlay Park Fountain Pump House Addition
City of Columbia Parks & Recreation
1111 Parkside Drive
Columbia, SC 29203

Drawn: LPL Checked: RG
Revised:
File: 393241G-S.dwg Project No: 393241G

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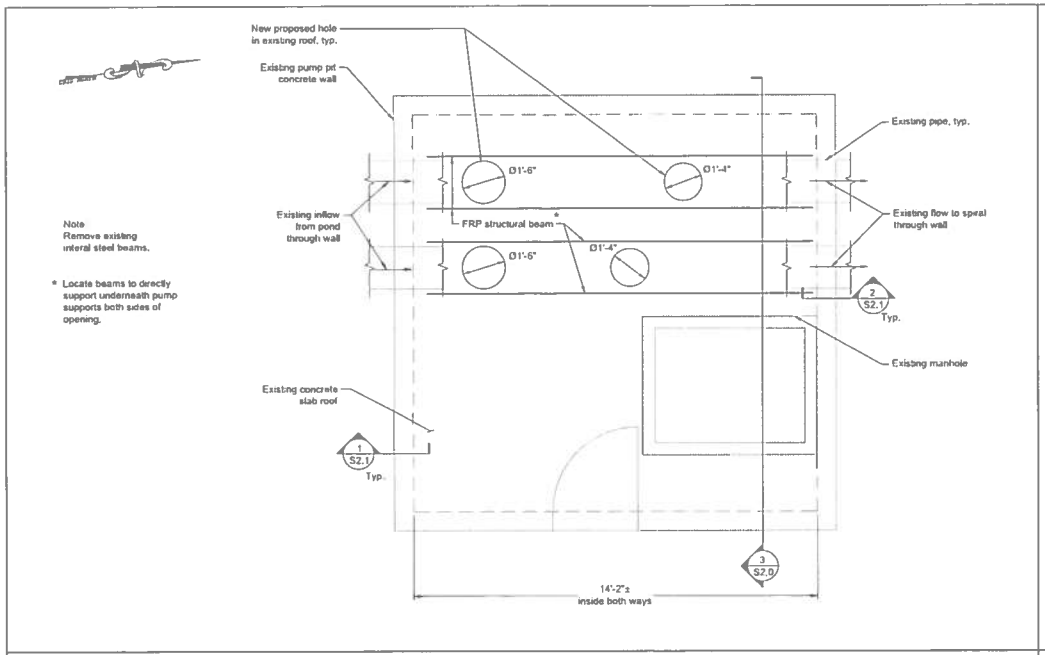
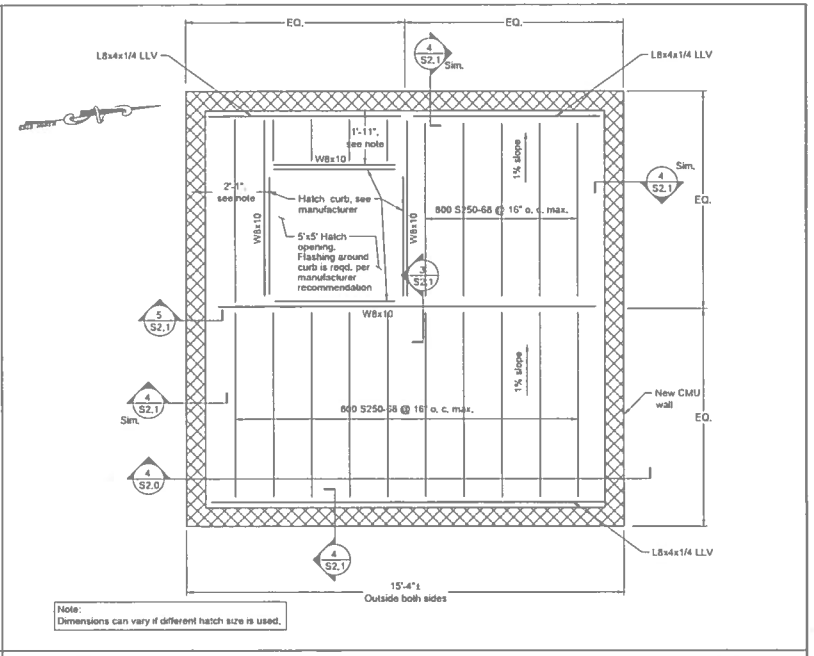
Sheet Number
March 23, 2017
Date



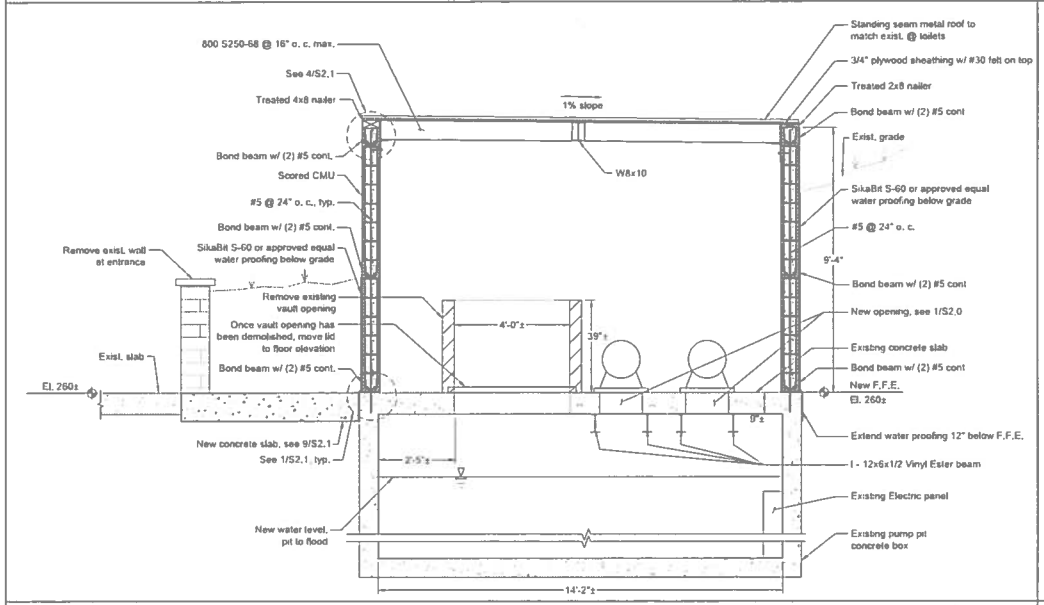
1 - Floor Slab Plan

Scale: 1/2" = 1'-0"



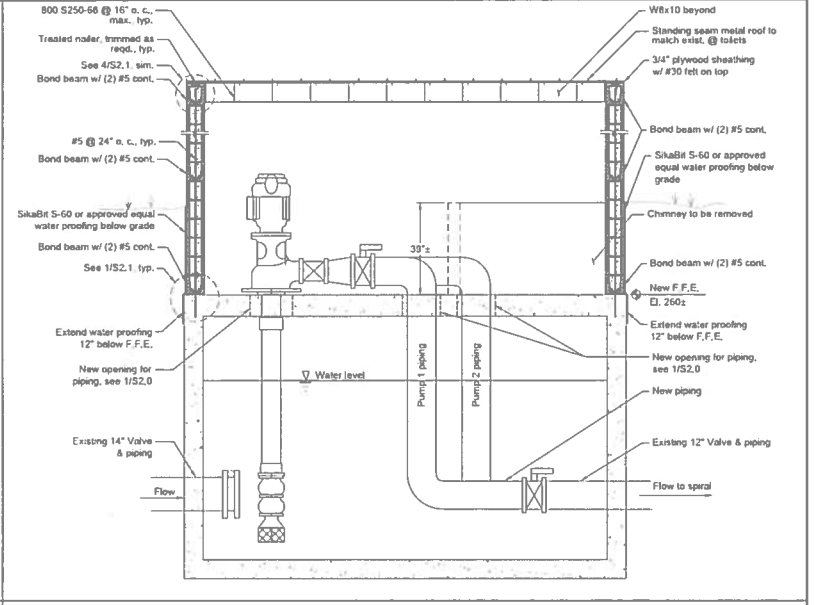
2 - Roof Plan

Scale: 1/2" = 1'-0"



3 - Section

Scale: 1/2" = 1'-0"



4 - Section

Scale: 1/2" = 1'-0"

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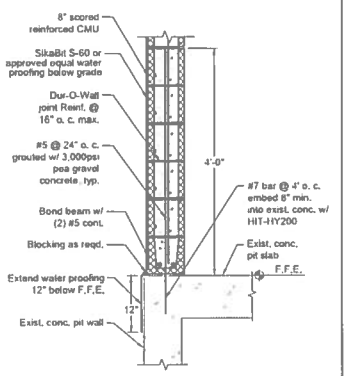
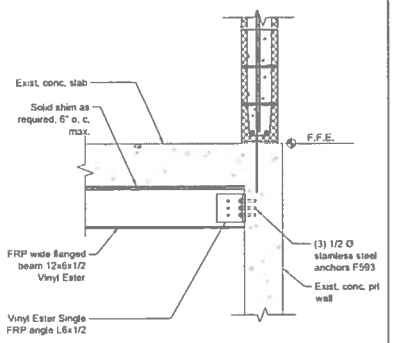
Plans and Sections
Finlay Park Fountain Pump House Addition
City of Columbia Parks & Recreation
1111 Parkside Drive
Columbia, SC 29203

Drawn: LPL | Checked: RG
Revised
File: 393241G-S.dwg | Project No.: 393241G

S2.0
Sheet Number
March 23, 2017
Date



1 - Section Scale: 1" = 1'-0"



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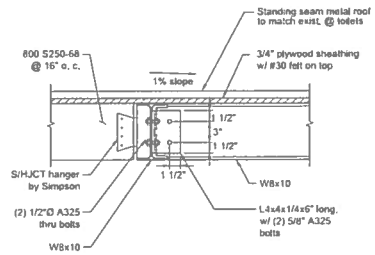
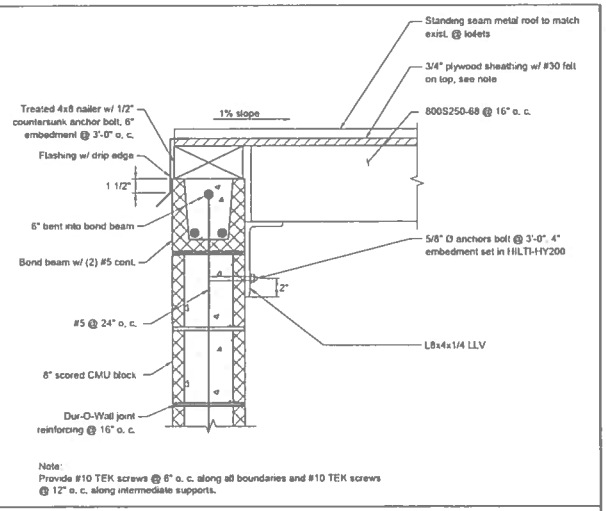
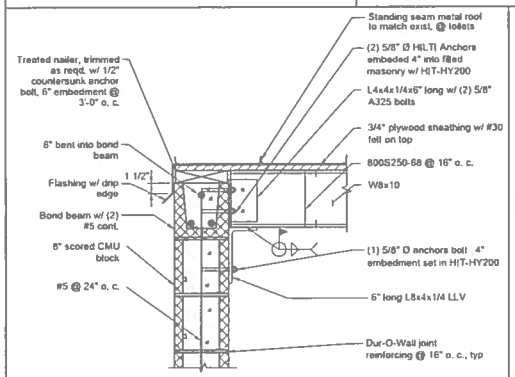


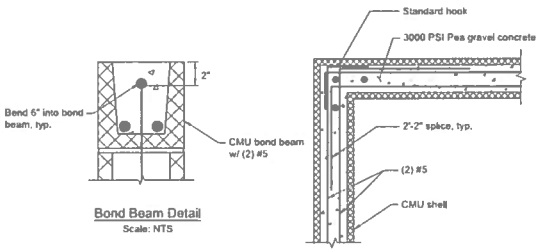
3 - Section Scale: 1 1/2" = 1'-0"



4 - Section Scale: 2" = 1'-0"

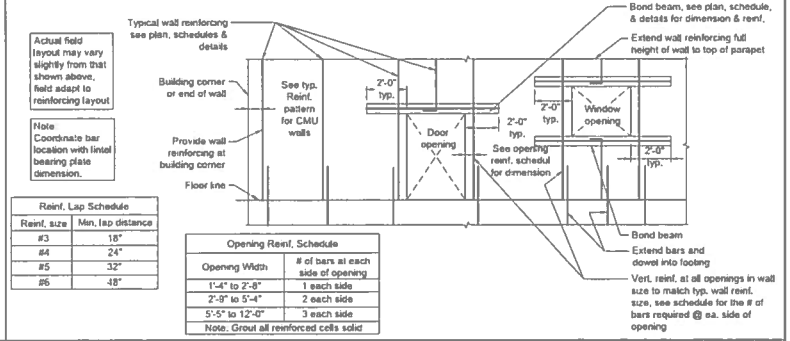


5 - Section Scale: 1 1/2" = 1'-0"



Bond Beam Detail
Scale: NTS

6 - Bond Beam Detail Scale: NTS



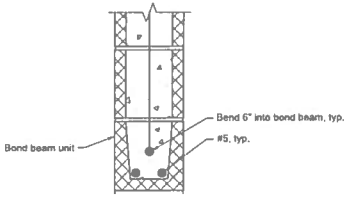
Actual field layout may vary slightly from that shown above, field adapt to reinforcing layout

Note: Coordinate bar location with lintel bearing plate dimension.

Reinf, Lap Schedule	
Reinf. size	Min. lap distance
#3	18"
#4	24"
#5	32"
#6	48"

Opening Reinf. Schedule	
Opening Width	# of bars at each side of opening
1'-4" to 2'-8"	1 each side
2'-9" to 5'-4"	2 each side
5'-5" to 12'-0"	3 each side
Note: Grout all reinforced cells solid	

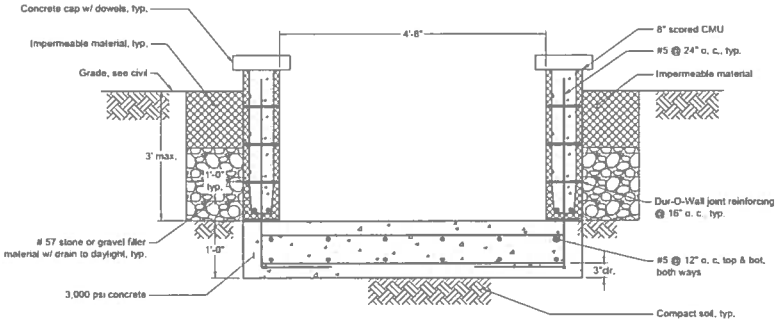
7 - Typical Reinforcing @ Penetrations Through CMU Walls or Similar Condition Scale: = NTS



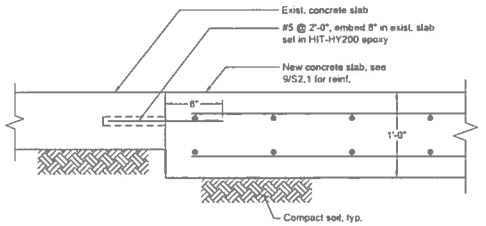
Lintel Schedule Notes:

1. Use lintels at all masonry openings unless otherwise noted on plans or sections on structural drawings.
2. Block cells beneath bearing length of CMU lintels must be grouted solid. Bottom bars in lintel must extend standard lap length beyond opening.

8 - Typical Lintel Beam Detail Scale: NTS



9 - Section Scale: 1" = 1'-0"



10 - Section Scale: 1 1/2" = 1'-0"

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Sections and Details
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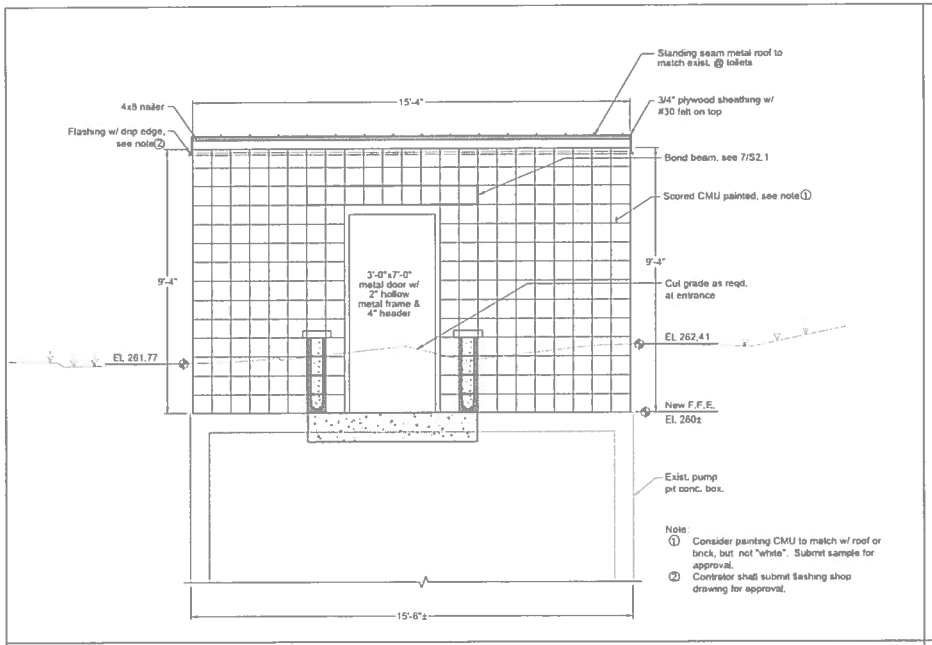
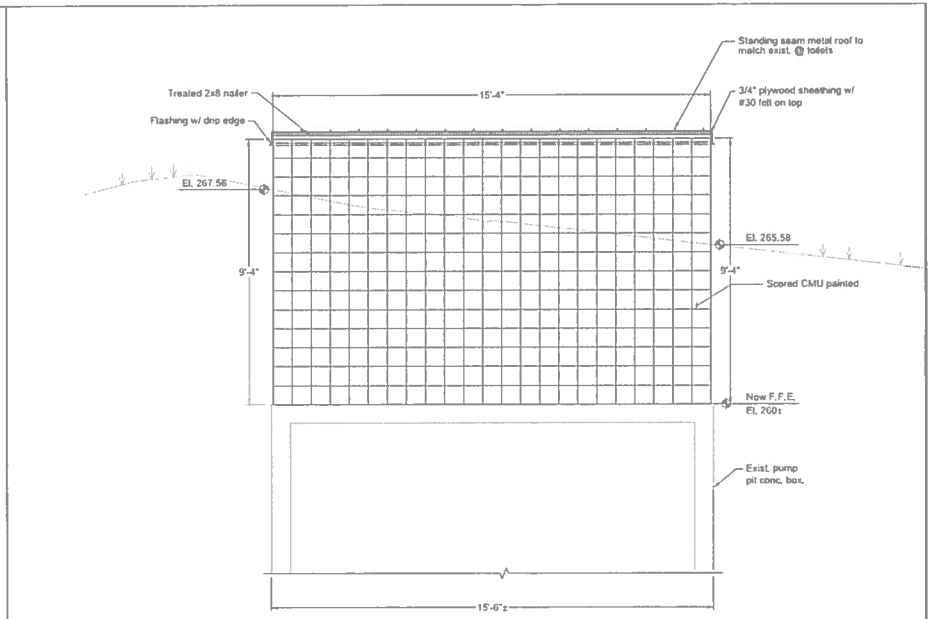


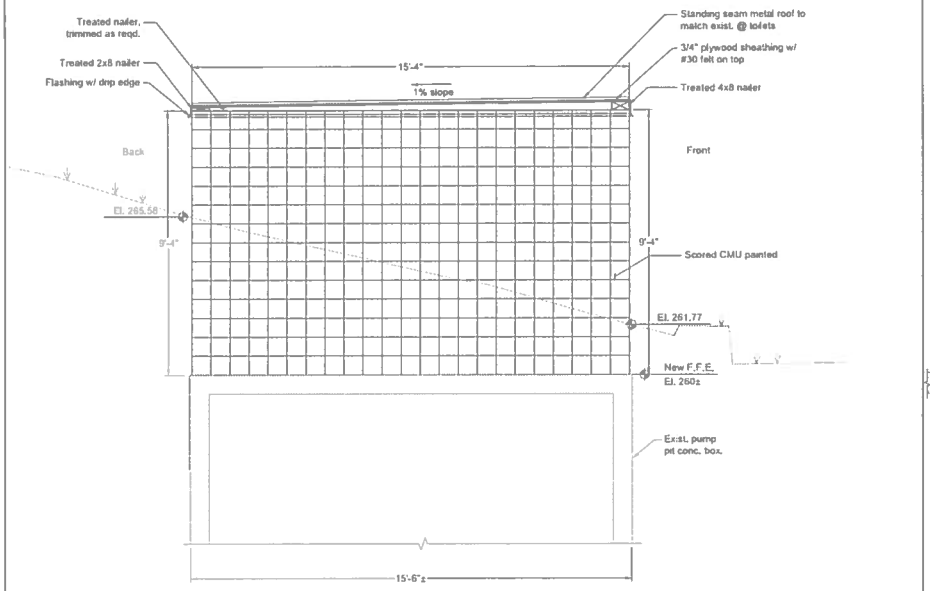
1 - Front side view

Scale: 1/2" = 1'-0"



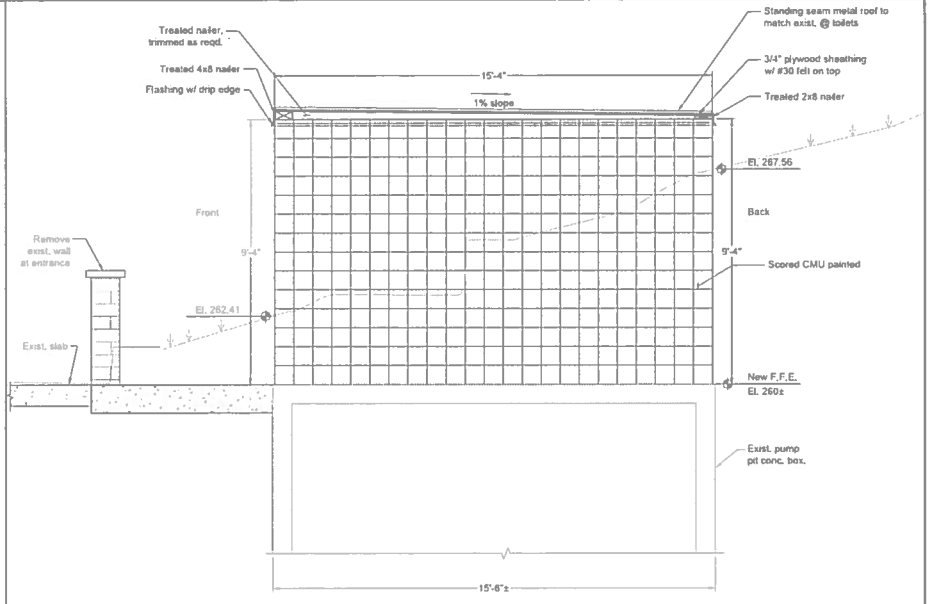
2 - Back side view

Scale: 1/2" = 1'-0"



3 -Left side view

Scale: 1/2" = 1'-0"



4 - Right side view

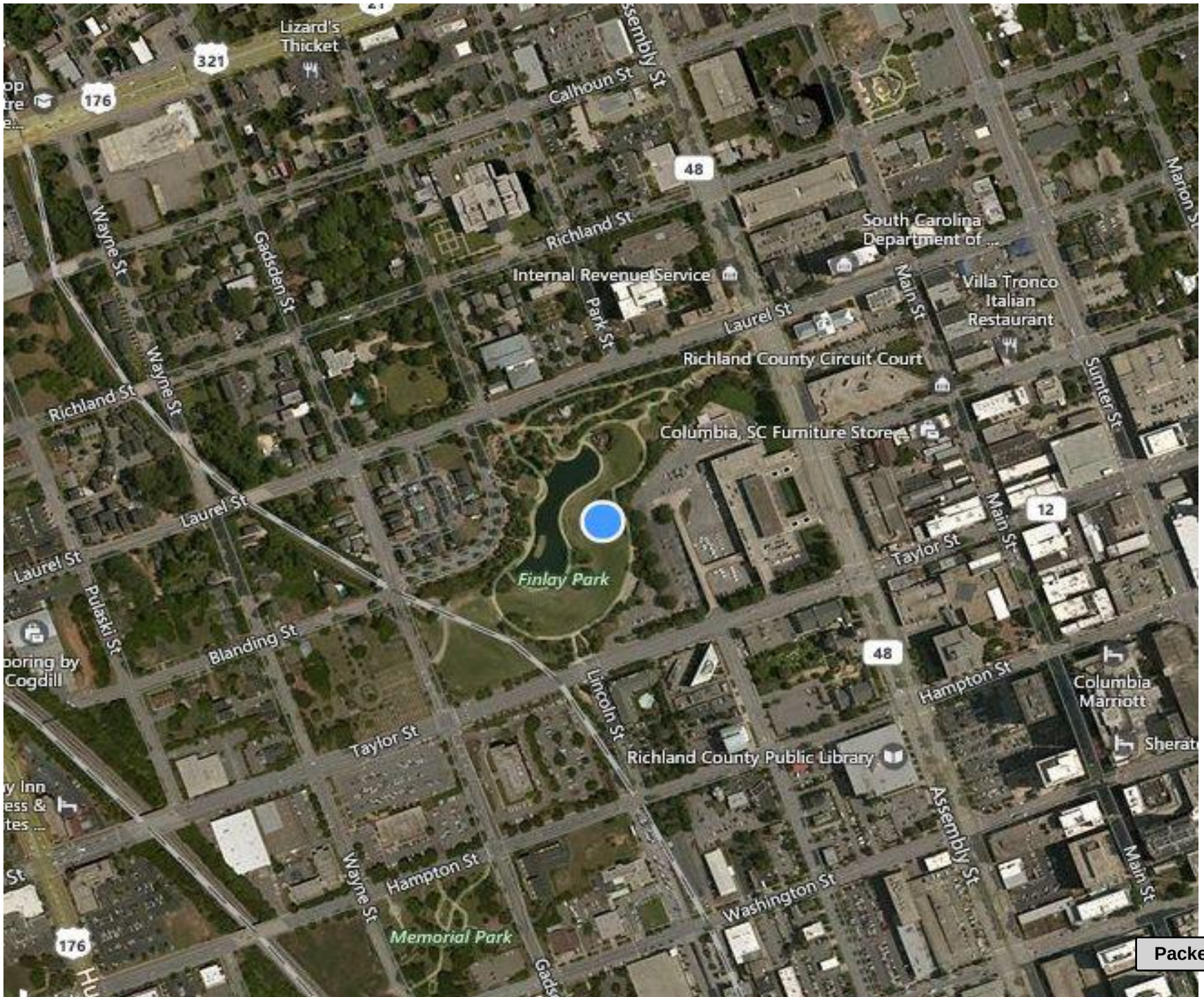
Scale: 1/2" = 1'-0"

Chao & Associates, Inc.
Civil - Structural - Survey
7 Clusters Court
Columbia, SC 29210
Voice (803) 772-8420
Fax (803) 772-9120
Email: contact@chaoinc.com

Elevations
Finlay Park Fountain Pump House Addition
City of Columbia Parks & Recreation
1111 Parkside Drive
Columbia, SC 29203

Drawn: LPL | Checked: RG | Revised:
File: 393241G-S.dwg | Project No.: 393241G

S3.0
Sheet Number
March 23, 2017
Date


Lizard's Thicket
321
176
Calhoun St
Assembly St
48
Richland St
Wayne St
Gadsden St
Internal Revenue Service
Park St
South Carolina Department of ...
Main St
Villa Tronco Italian Restaurant
Laurel St
Richland County Circuit Court
Marion St
Sumter St
Columbia, SC Furniture Store
Finlay Park
12
Taylor St
Pulaski St
Blanding St
Lincoln St
Hampton St
Columbia Marriott
Richland County Public Library
Assembly St
Washington St
Memorial Park

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Procurement and Contracts**

FROM: ***Sandra Wright, Purchasing Agent***

SUBJECT: **Council is asked to approve Project WM4341/WM4359; Water Main Construction Services along Pine Cliff Court, Challedon Drive and Brandywine Drive, as requested by the Utility Operations Department. Award to G. H. Smith Construction, LLC, a Local Business Enterprise in an amount not to exceed $355,118.50. This firm is located in Columbia, SC.**

FINANCIAL IMPACT: **Funding Source: Water and Sewer Improvements – Pine Cliff Court, Challedon Drive, and Brandywine Drive WM Construction/Capital Project Costs ;5529999-WM434101-658650. The original budgeted amount is $372,975.00.This is a Mentor Protege Program Project. Lake Murray Utilty Company, Inc. of Columbia, SC is the Protege and will implement 20% of the contract value.**

ORIGINAL BUDGET: **$372,975.00**

BUSINESS PROGRAM: **Mentor Protege Program**

CLEAN WATER 2020?: **No**

STRATEGIC GOALS: **Foster a healthy quality of life**

Three (3) bids were received for the Water Main Construction along Pine Cliff Court, Challedon Drive, and Brandywine Drive (BID#054-16-17-CCP) as requested by Utilities and Engineering. This project was under the provisions of the Mentor Protégé Program. G.H. Smith Construction, LLC will participate as the Mentor. Lake Murray Utility Co., Inc. will participate as the Protégé by implementing a portion of the project equating to 20% of the contract amount.

The total construction time allocated for this project is 180 days after the notice to proceed is issued. I respectfully request City Council's approval of these services from G. H. Smith Construction, LLC, at an amount not to exceed $355,118.50.

Base Bid	$322,835.00
Contingency - 10%	$ 32,283.50
Total (Not to Exceed)	$355,118.50

G.H. Smith Construction, LLC, (Mentor) is located in Columbia, SC.
Lake Murray Utility Co, Inc., (Protégé) is located in Chapin, SC.

ATTACHMENTS:

- **#a:** Project Engineer Recommendation (PDF)
- #b: Bid Tabulation (PDF)
- #c: Compliance Memo (PDF)
- #d: Business Information Record (PDF)
- #e: Site Map (PDF)

Clark-Pitchford, Carla M

From: Cuevas-Molina, Phoebe
Sent: Tuesday, April 18, 2017 11:19 AM
To: Clark-Pitchford, Carla M
Cc: Bolling, Andrea R
Subject: FW: Bid Approval for WM4341/WM4359 - Pine Cliff/Challedon/Brandywine(Bid 054-16-17-CCP)

From: Cuevas-Molina, Phoebe
Sent: Monday, April 17, 2017 8:15 AM
Cc: Porth, Gary B; Higgins, Dana R
Subject: Bid Approval for WM4341/WM4359 - Pine Cliff/Challedon/Brandywine(Bid 054-16-17-CCP)

Hi Carla,

After reviewing the bid analysis for WM4341/WM4359 - Water Main Construction along Pine Cliff Court, Challedon Dr., and Brandywine Dr., the apparent low bidder is G.H. Smith Construction, Inc. at $322,835.00. It is recommended that City Council accept the proposed bid and a 10% contingency ($32,283.50) for a total cost of $355,118.50.

Thank you,

Phoebe

Phoebe Cuevas-Molina, E.I.T., LEED AP
Civil Engineer
Engineering Division
Utilities & Engineering Department

1136 Washington Street, 6th Floor
Columbia, SC 29201
phcuevasmolina@columbiasc.net

(803) 545-4275

We Are Columbia

From: Clark-Pitchford, Carla M
Sent: Friday, April 07, 2017 1:19 PM
To: Porth, Gary B
Cc: Cuevas-Molina, Phoebe
Subject: Bid Analysis for 054-16-17-CCP Pine Cliff Court...

Good afternoon. Please find attached the bid analysis for BID 054-16-17-CCP. If anything further is needed, please let me know.

~Carla M. Clark-Pitchford~

Carla M. Clark-Pitchford
Bid Coordinator
Department of Procurement and Contracts

Bid Tabulation Report

BID054-16-17-CCP: Water Main Construction along Pine Cliff C

Thursday, April 06, 2017

Item #	Product Code	Product Description	Quantity	Unit Price	Extended
Bidder ID: B001914 - LAD Corporation of West Columbia					
PO Box 2634 West Columbia, SC 29171-			NonCollusion Stmt: I Agree NONCOLLUSION AFFIDVT: Y Local Bus Preference: Yes ADDENDUMS: Y BIDDING DOCUMENTS: Yes Certified Local Vendor: N		
1	91300	WM4341/WM4359-Water Main Construction along Pine Cliff Ct, C	1.00	333,859.50	333,859.50
		Total LAD Corporation of West Columbia			**333,859.50**
Bidder ID: B002023 - Shady Grove Construction, LLC					
			NonCollusion Stmt: I Agree NONCOLLUSION AFFIDVT: Y Local Bus Preference: Yes ADDENDUMS: Y BIDDING DOCUMENTS: Yes Certified Local Vendor: N		
1	91300	WM4341/WM4359-Water Main Construction along Pine Cliff Ct, C	1.00	409,931.04	409,931.04
		Total Shady Grove Construction, LLC			**409,931.04**
Bidder ID: B002064 - G.H. Smith Construction, Inc.					
430 Shuler Court Columbia, SC 29212-			NonCollusion Stmt: I Agree NONCOLLUSION AFFIDVT: Y Local Bus Preference: Yes ADDENDUMS: Y BIDDING DOCUMENTS: Yes Certified Local Vendor: N		
1	91300	WM4341/WM4359-Water Main Construction along Pine Cliff Ct, C	1.00	322,835.00	322,835.00
		Total G.H. Smith Construction, Inc.			**322,835.00**

LBE

Note: *The bid tabulation above may reflect the apparent low bidder; however an evaluation will be done to determine if the bid meets all bid requirements before an award is made.*

CITY OF COLUMBIA

INTER-OFFICE MEMORANDUM

TO: Ayesha Driggers, Compliance Administrator

FROM: Carla M. Clark-Pitchford, Bid Coordinator
Department of Procurement and Contracts

DATE: April 7, 2017

SUBJECT: BID#054-16-17-CCP Water Main Construction along Pine Cliff court, Challedon Drive, and Brandywine Drive

Bids for this project were opened publicly at 11:00 a.m., April 6, 2017 in the seventh floor Conference Room, 1136 Washington Street.

Bids submitted for the referenced project were in participation with the Mentor Protégé, Program. The apparent *responsive* low bidder is GH Smith Construction, Inc. of Columbia, SC at $322,835.00.

Please review for Mentor Protégé Program compliance and return your approval as soon as possible. Also, please verify the percentages listed on the Business Information Record and check for consistency to the noted dollar amount.

Please indicate your approval with your signature below and return to me when you have completed your review.

Thank You.

Review Approved: Juliet M Nelly **DATE:** 4/10/17
Ayesha Driggers, Compliance Administrator

Business Information Records

A *MANDATORY FORM*

The Bidder shall list all subcontractors and vendors, who will be providing subcontracting services, furnishing materials, etc. for this project. The list shall be submitted in the format provided below. Any proposed changes from the list shall be submitted in writing to the Owner prior to initiation of any action, with the reason for proposed changes.

→ ***ALL COLUMNS ARE TO BE COMPLETE IN THE INFORMATION REQUESTED***

→ *REQUIRED: FORM MUST BE ***TYPED*** AND ONLY REFLECTING THOSE PROVIDING A SERVICE "NO LINE STRIKE THROUGH"

Business w/ Address	Contact w/Phone	Services / Materials	$ Value and % * * *	SOP IF APPLICABLE DBE, DVBE, OBE	MPP IF APPLICABLE MBE, WBE, SBE
Fortiline Waterworks Columbia SC	Hayne McCall 803-467-3909	Pipe & fittings	$55,264.00 17%		
Concrete Supply PO Box 2494 Lexington, SC 29071	803-808-0825	Flow Fill/concrete	$10,500.00 3%		
Lane Construction W. Columbia SC	Spencer Warner 803-242-4465	Asphalt	$3000.00 1%		
j					

TOTAL: $_68,764.00

GH Smith Construction Inc._____
Contractor

4/6/17

By _____
I certify this information is true and correct.

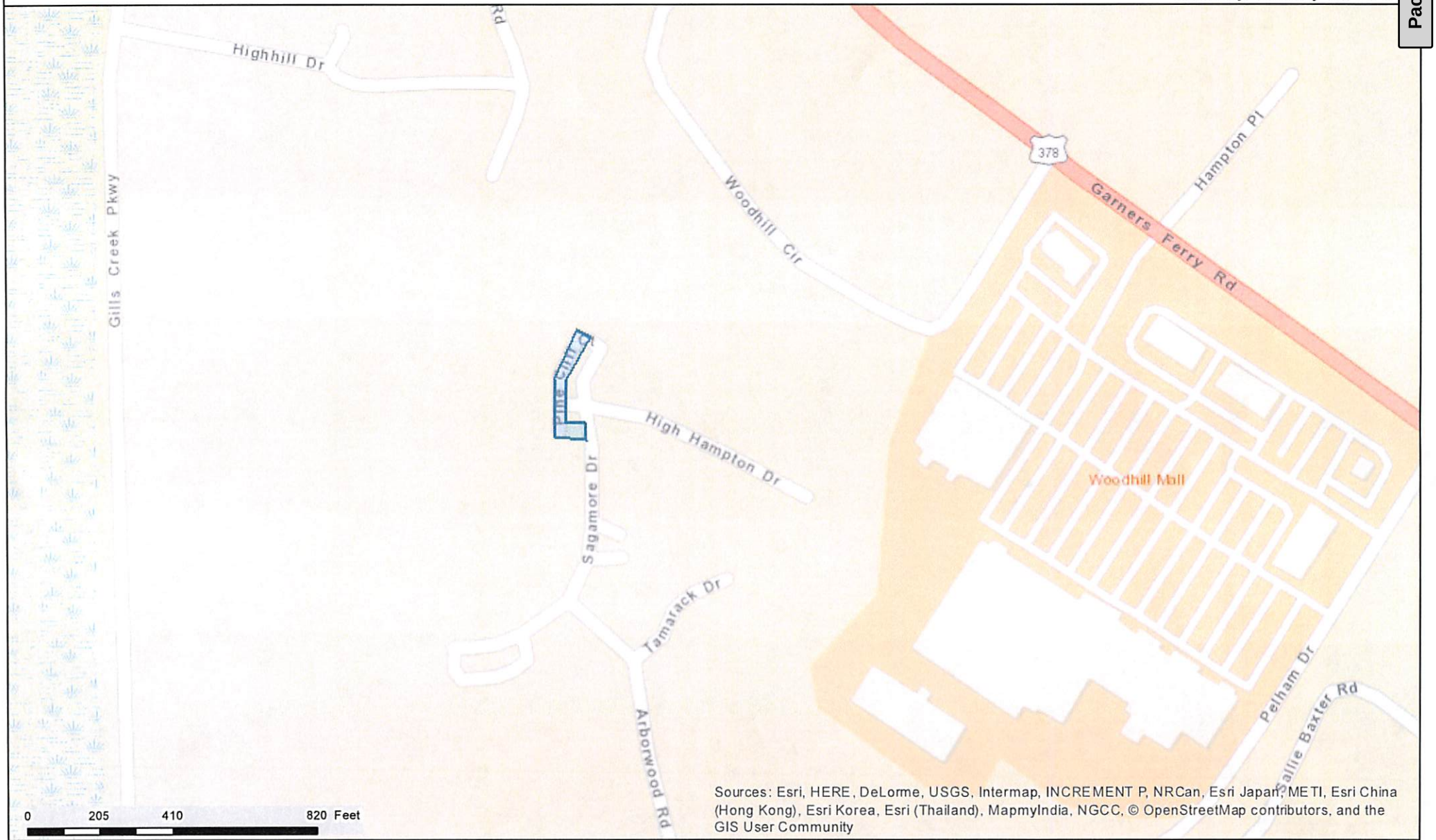
_____
Date

Form 710

City of Columbia

WM4341 - Pine Cliff Ct. (Council District 3)

Thursday, January 05, 2017



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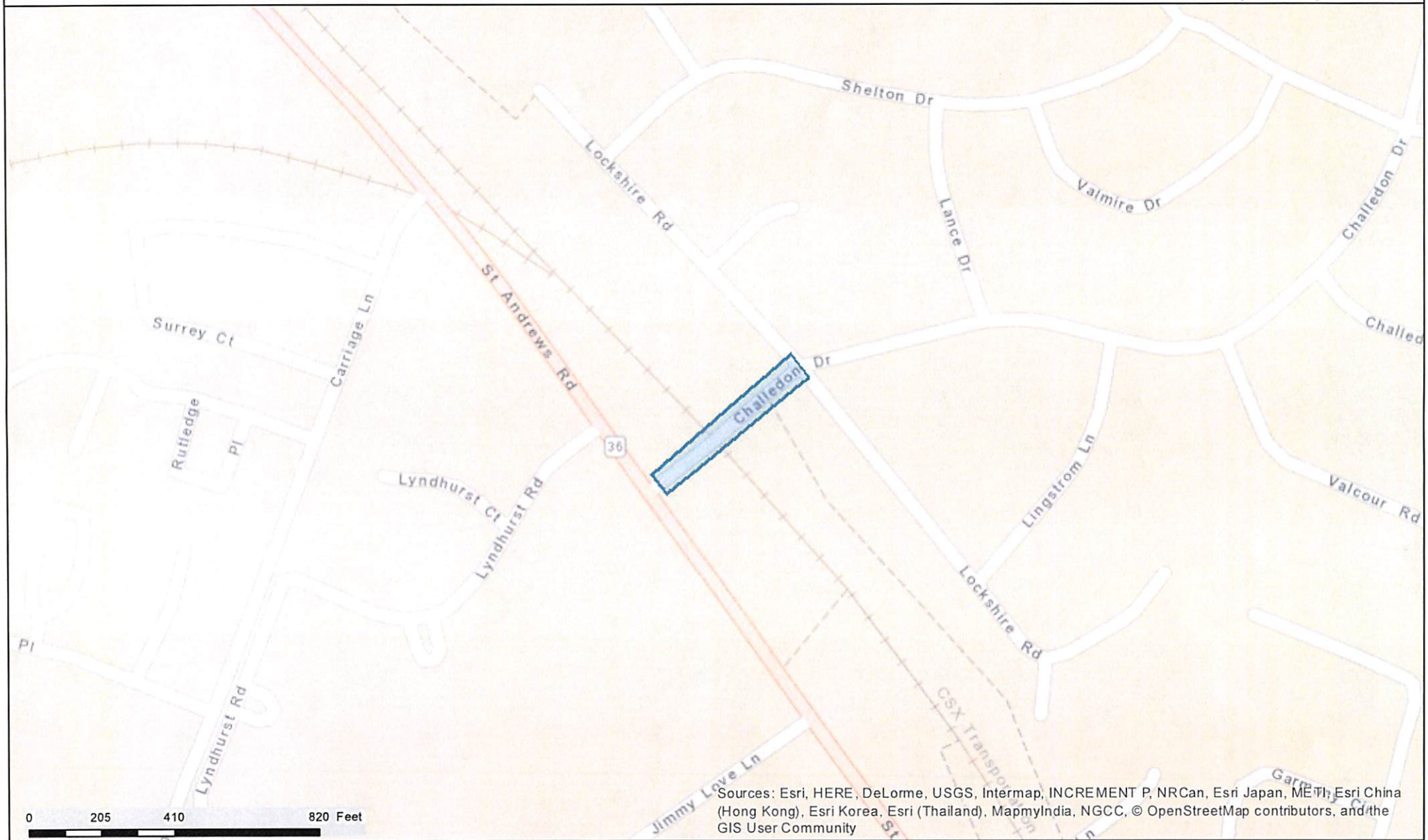
City of Columbia

WM4341 - Challedon Dr.

Thursday, January 05, 2017



Sources: Esri, HERE, DeLorme, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), MapmyIndia, NGCC, © OpenStreetMap contributors, and the GIS User Community

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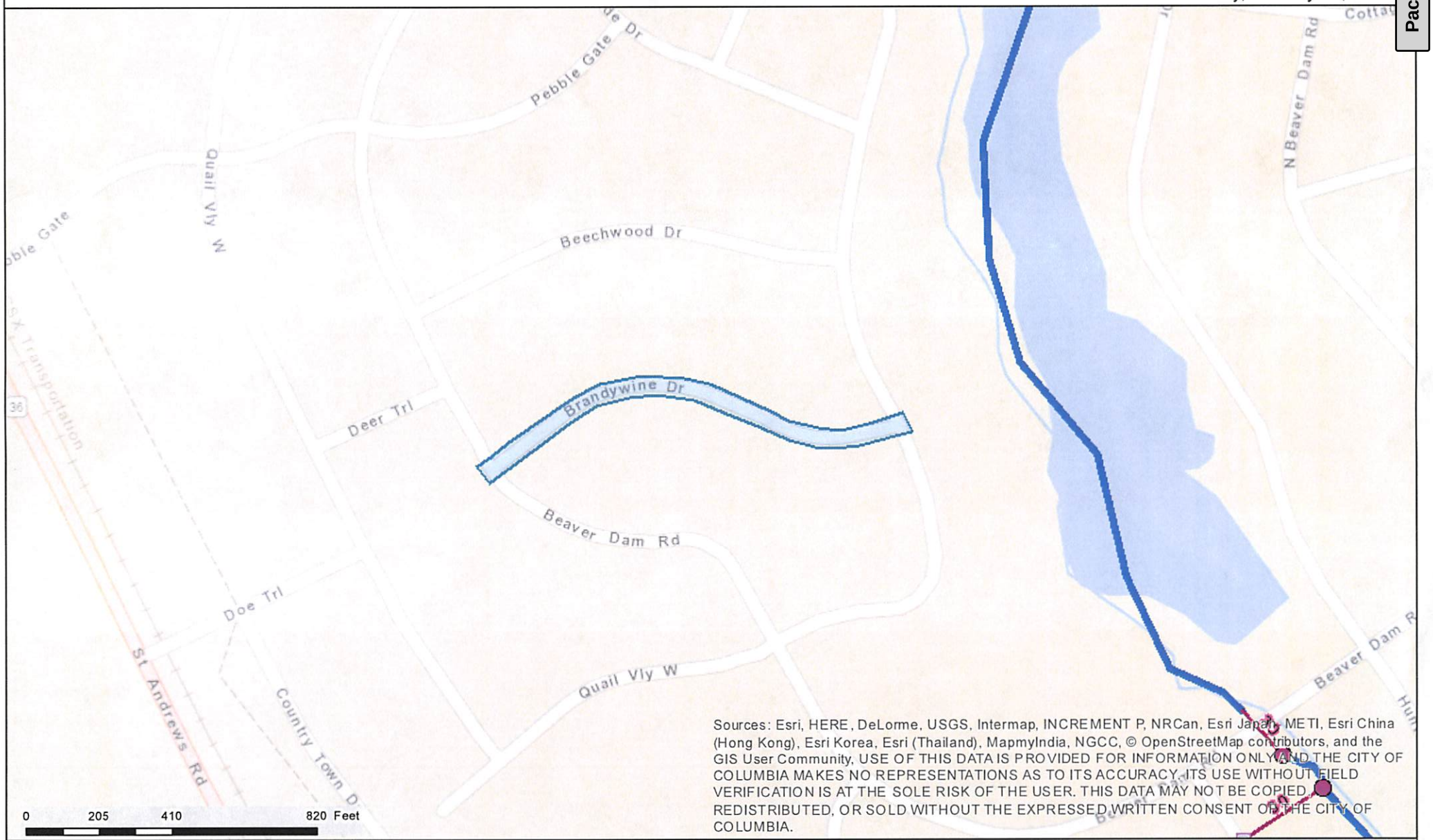
City of Columbia

WM4359 - Brandywine Dr.

Thursday, January 05, 2017



Sources: Esri, HERE, DeLorme, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), MapmyIndia, NGCC, © OpenStreetMap contributors, and the GIS User Community, USE OF THIS DATA IS PROVIDED FOR INFORMATION ONLY AND THE CITY OF COLUMBIA MAKES NO REPRESENTATIONS AS TO ITS ACCURACY. ITS USE WITHOUT FIELD VERIFICATION IS AT THE SOLE RISK OF THE USER. THIS DATA MAY NOT BE COPIED, REDISTRIBUTED, OR SOLD WITHOUT THE EXPRESSED WRITTEN CONSENT OF THE CITY OF COLUMBIA.

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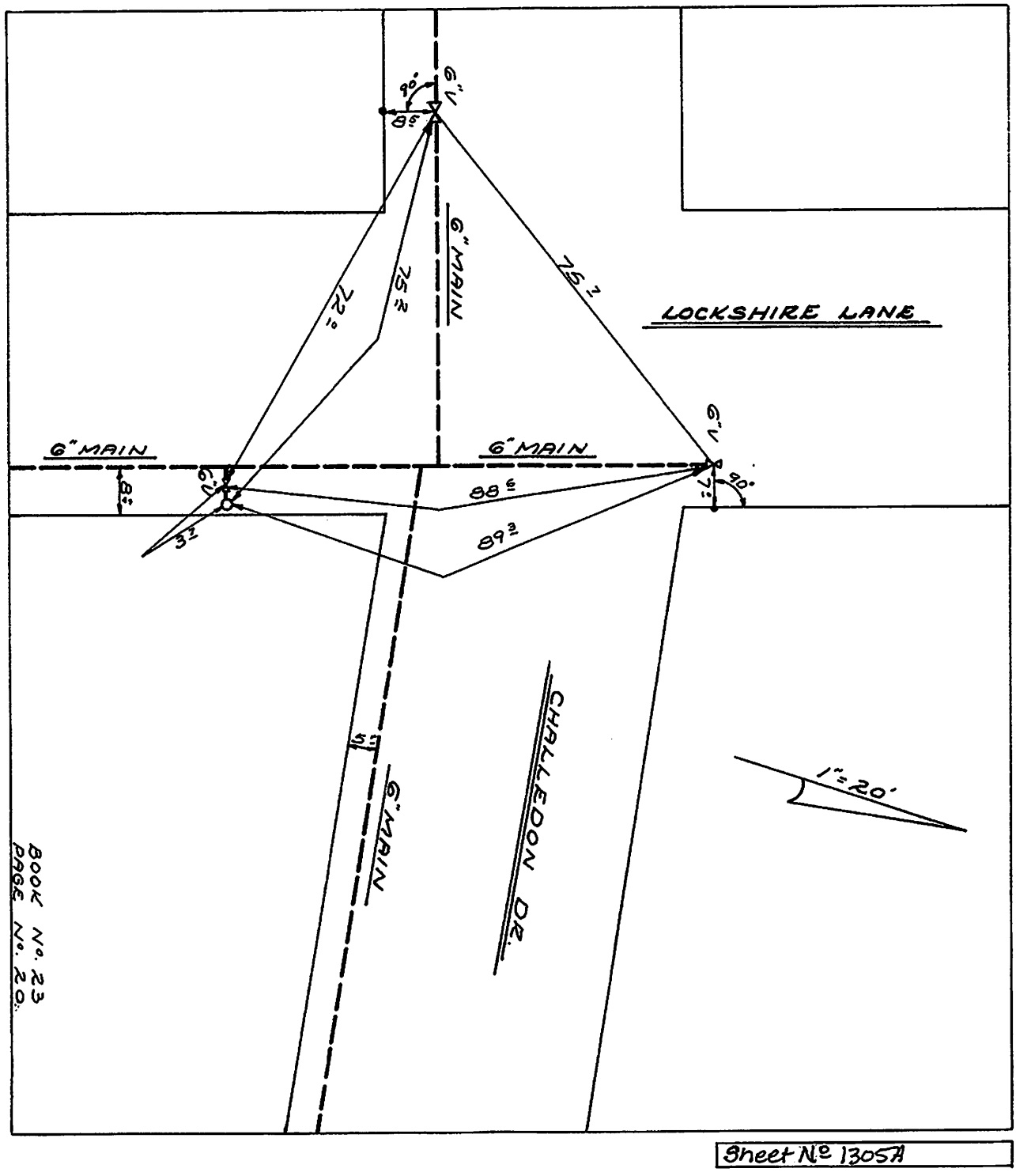
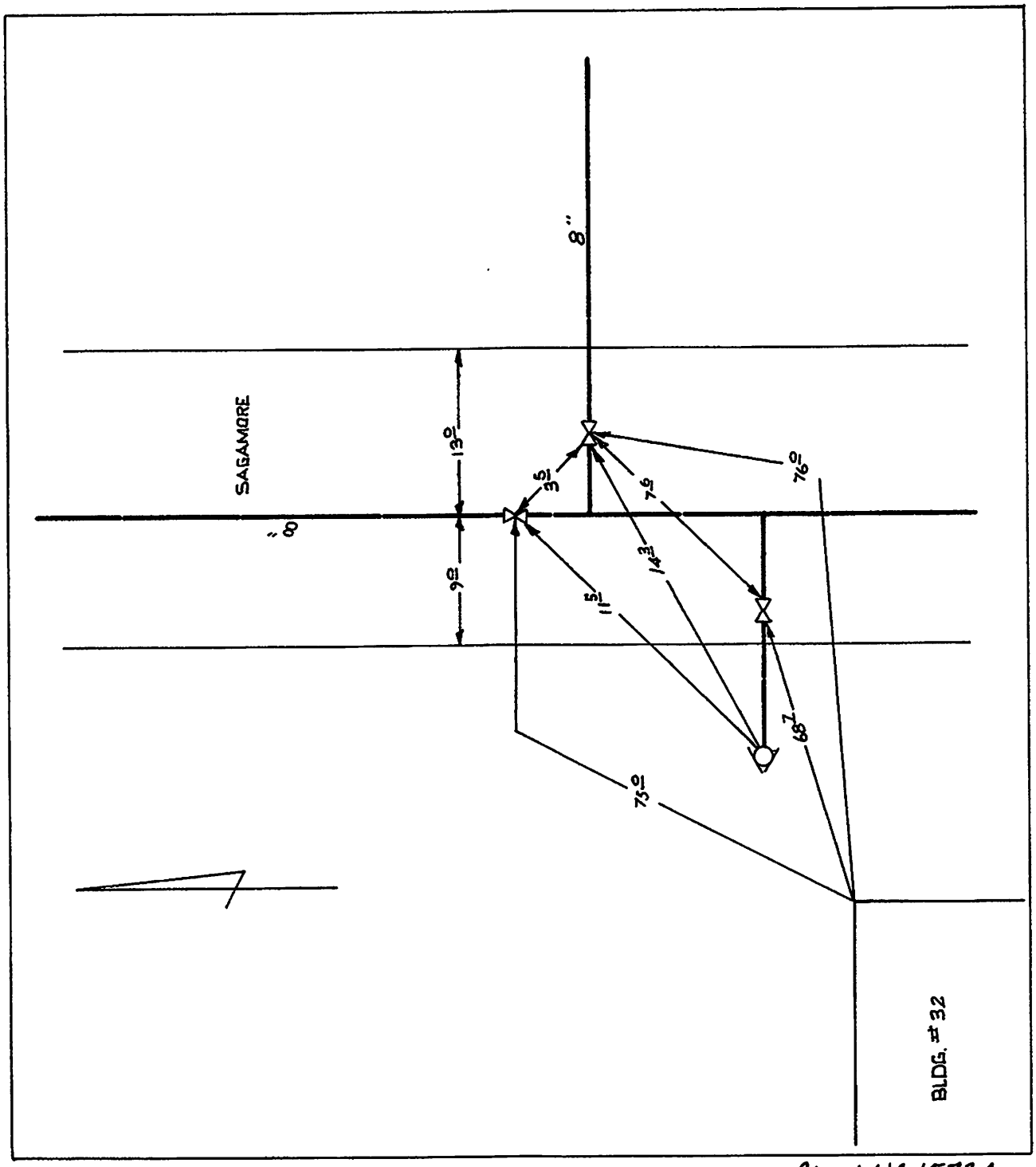

6"V
90°
8±
6" MAIN
72±
75±
75±
LOCKSHIRE LANE
6" MAIN
6" MAIN
6"V
6"V
8±
7±
90°
88±
3±
89±
CHALLEDON DR.
15±
6" MAIN
1"=20'
BOOK No. 23
PAGE No. 20.
Sheet No 1305A



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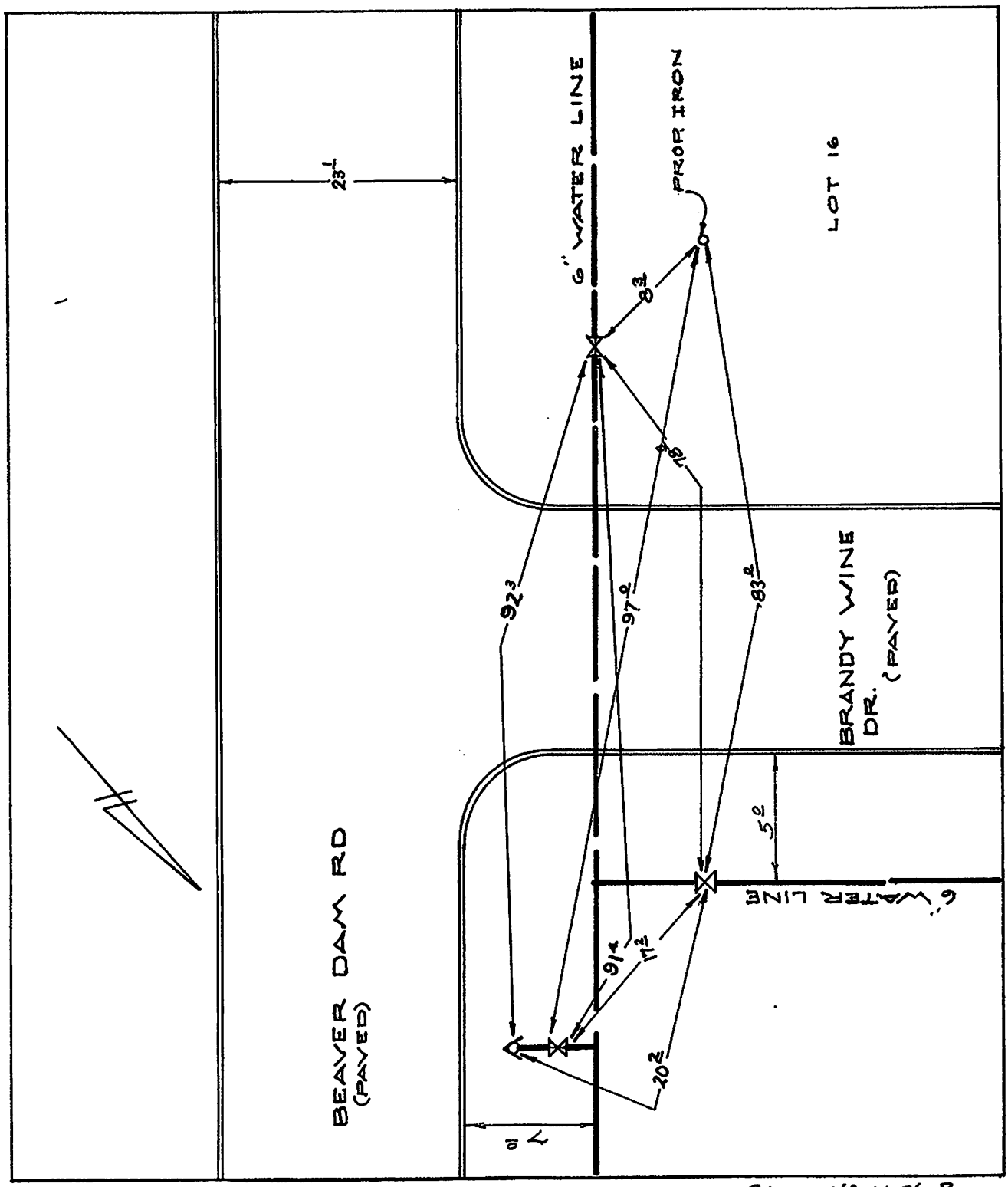

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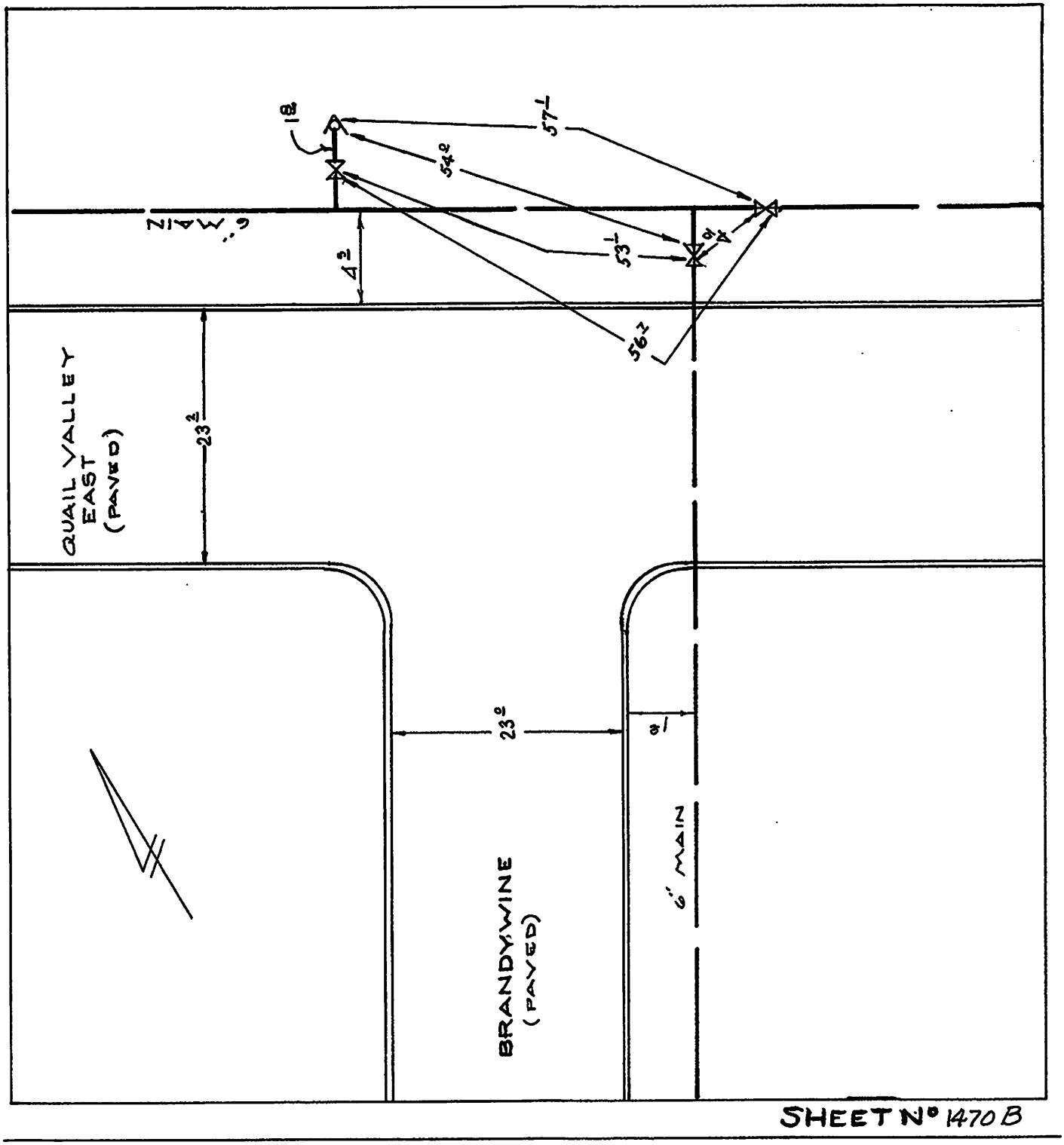

18
57'-1
54'-0
53'-1
56'-2
4'-2
23'-2
23'-0
8'-1
QUAIL VALLEY
EAST
(PAVED)
BRANDYWINE
(PAVED)
6" MAIN
SHEET N° 1470 B

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Procurement and Contracts**

FROM: ***Sandra Wright, Purchasing Agent***

SUBJECT: **Council is asked to approve an Agreement for the Sewer System Evaluation Study and Sewer Rehabilitation Implementation for Smith Branch 02, as requested by the Engineering Department. Award to Stantec Consulting Services, Inc., in the amount of $433,053.00. This firm is located in Columbia, SC.**

PRESENTER: **Joseph D. Jaco, P.E.**

FINANCIAL IMPACT: **Funding Source: 5529999-SS7279-658650 (Unforeseen & Miscellaneous Projects). The original budgeted amount is $6,000,000.This is a Mentor Protégé Program Project. Chao and Associates, Inc.,of Columbia, SC, is the Protégé and will provide GIS, manhole surveying and general construction services in the amount of $250,646.50 (57.88%) of the contract amount.**

ORIGINAL BUDGET: **$6,000,000.00**

BUSINESS PROGRAM: **Mentor Protege Program**

CLEAN WATER 2020?: **Yes**

STRATEGIC GOALS: **Provide high quality municipal services**

The Department of Engineering respectfully requests approval from City Council for an Agreement for the Sewer System Evaluation Study and Sewer Rehabilitation Implementation for Smith Branch 02 project. This project is located in the Harden and Bull Street area of town. The Agreement is for Engineering Services to assist the City in completing previous work under SS7279 (expired 12/30/2016) and to expand the Agreement to allow for additional construction inspection. This project is the second largest SSES project that the City has performed to date and is related to the Consent Decree requirement.

The Legal Department has approved the Agreement and the Procurement and Contracts Director, and the Engineering Department Director recommend approval.

ATTACHMENTS:

- **#a:** Stantec.2017.SSES.Smith.Branch.2.Signed.Agreement (PDF)
- #b: Stantec.2017.SSES.Smith.Branch.2.Exhibit.A.Scope (PDF)
- #c: Stantec.2017.SSES.Smith.Branch.2.Exhibit.B.Compensation (PDF)
- #d: Stantec.2017.SSES.Smith.Branch.2.Exhibit.C.Schedule (PDF)
- #e: Stantec.2017.SSES.Smith.Branch.2.Exhibit.D.Sub.Form (PDF)
- #f: Stantec.2017.SSES.Smith.Branch.2.Map (PDF)
- #g: Stantec.2017.SSES.Smith.Branch.2.MPP (PDF)

AGREEMENT FOR ENGINEERING SERVICES

THIS AGREEMENT is made by and between the City of Columbia, South Carolina (hereinafter referred to as the "City") and Stantec Consulting Services, Inc., (hereinafter referred to as the "Engineer"), for Engineer to provide technical engineering support to the City for a Sewer System Evaluation Study (SSES) of Smith Branch 02. This study is to identify problems that may lead to sanitary sewer overflows (SSOs) more fully described in Exhibit A, attached hereto.

For and in consideration of the mutual covenants and promises contained herein, the parties agree as follows:

I. Scope of Services

Upon written notification by the City to proceed, the Engineer shall complete the scope of services more fully described in Exhibit A, attached hereto. The Engineer shall perform any and all incidental services not specifically set forth in Exhibit A, which are necessary to fully complete the scope of services described in Exhibit A.

II. Supplemental or Additional Services

Supplemental or Additional Services may be required of the Engineer by the City or recommended by the Engineer and approved by the City in writing.

The Engineer must obtain written approval from the City for any Supplemental or Additional Services prior to the work being performed. If the Engineer fails to obtain prior written approval to perform the work, the City is under no obligation to compensate the Engineer for services performed.

III. Term of Agreement

This Agreement shall expire, unless terminated earlier as provided for herein, on December 31, 2018, or at such time the total compensation provided for herein is paid by the City.

IV. Schedule for Completion of Services

Time is of the essence. The Engineer shall complete any and all services performed under this Agreement within the timeframes as outlined in Exhibit C, attached hereto.

V. Compensation

A. The total compensation to be paid by the City to the Engineer under this Agreement shall not exceed Four Hundred Thirty-Three Thousand, Fifty-Three Dollars and No/100 ($433,053.00), as shown on Exhibit B.

B. The Engineer shall submit invoices no more frequently than monthly for services rendered during each phase of the Project. Each invoice submitted must describe the services for which payment is requested, show payment calculations and specify the person(s) rendering such service(s). **Each invoice must also clearly identify any portion of the fee invoiced for subcontracted services, including any such services that are**

specified in the Summary of Proposed Sub-consultants shown on Exhibit D hereto, and identify if the subcontractor is a Disadvantaged Business Enterprise, to include but not limited to: Minority Owned Business Enterprise, Small Business Enterprise, Disabled Veteran Owned Business Enterprise and Women Owned Business Enterprise. Each invoice shall bear the signature of the Engineer, which signature shall certify that the information contained in the invoice is true and accurate and that the invoice amount is currently due and owing. The City will not pay interest or penalty on any past due amount.

VI. Indemnification, Hold Harmless and Insurance

A. The Engineer shall furnish the City with a certificate showing satisfactory proof of carriage of the insurance required hereunder and such insurance shall be approved by the City prior to the Engineer and any subcontractor of the Engineer commencing any services under this Agreement. The City of Columbia shall be the Certificate Holder and shall be named as an Additional Insured.

1. The Engineer shall provide to the City evidence of Professional Liability Insurance in an amount not less than Five Million and no/100 ($5,000,000.00) Dollars per occurrence and Two Million and no/100 ($2,000,000.00) Dollars aggregate limit for professional liability. The limits afforded by the Professional Liability policy shall apply only to the City and City's officials, officers, agents and employees and only to claims arising out of or in connection with the work under this Agreement.

Notice of Cancellation and/or Restriction: The policy must provide the City with thirty (30) days' notice of cancellation, non-renewal, change in coverage, and/or restriction.

2. The Engineer shall provide to the City evidence of General Liability Insurance in accordance with the current Columbia Code of Ordinances, which can be located at www.columbiasc.net. The Engineer shall procure and maintain for the duration of the Agreement insurance against claims for any injuries to persons or damages to property, which may arise from or in connection with the performance of the work by the Engineer, his agents, or representatives, employees or subcontractors.

a) Commercial General Liability Insurance: Coverage in an amount not less than $1,000,000.00 per occurrence, and $2,000,000.00 aggregate combined single limit for bodily injury, personal injury, and property damage, naming the City of Columbia as an additional insured.

b) Automobile Liability Insurance- $500,000.00 combined single limit per accident for bodily injury and property damage.

3. The Engineer shall procure and shall maintain during the life of this Agreement, Workers Compensation Insurance for all employees to be engaged in work on the project under this Agreement, and in case any work is sublet, the Engineer shall require the subcontractor similarly to provide Worker Compensation Insurance for all of the latter employees to be engaged in such work unless such employees are covered by the protection afforded by the Engineer's Worker Compensation Insurance. The Engineer shall not permit any person who is not protected by Workers Compensation Insurance or a properly approved Self-Insured Workers Compensation Program to perform any activity related to this Agreement.

B. The Engineer shall hold harmless, defend and indemnify the City, its employees and agents, from any and all liability, losses, claims, actions, suits, charges, costs, attorneys' fees, damages to property, person or otherwise, and any judgments whatsoever that may arise out of the Engineer's performance or

nonperformance, or anyone acting on the Engineer's behalf, of the services or subject matter called for in this Agreement.

VII. Mentor-Protégé Program (http://www.columbiasc.net/business-outreach/)

The City of Columbia shall encourage, where economically feasible, establishment of mentor-protégé relationships to ensure contracting opportunities for all businesses, including minority/women/small business enterprises. The Mentor-Protégé Program (MPP) helps develop private sector business relationships and enhances the contracting capabilities of minority-owned business enterprises (MBE), women-owned business enterprises (WBE), and small business enterprises (SBE). In order to provide opportunities for growth and to encourage hands-on business relationships, certain capital improvement projects may be designated by the City of Columbia as Mentor-Protégé Program projects. The City of Columbia has determined that participation in the City's Mentor-Protégé Program is required for this project. The Engineer must comply with Mentor-Protégé Program Guidelines. The Engineer agrees that the Mentor Protégé Program does not create any contractual rights and/or duties between the City and the Protégé and that the City is not a party to the Implementation Plan. The Engineer agrees that it has entered into, or will enter into, a separate subcontract agreement with the Protégé to which the City is not a party.

VIII. Permits and Licenses

A. The Engineer shall be responsible for obtaining any approvals, permits and/or licenses as may be required of the Engineer in performing the services required under this Agreement. The Engineer shall be responsible for any costs relating to same.

B. The Engineer shall be responsible for identifying and providing any applications and supporting documentation to the City for any approvals and/or permits required of the City in order for the Engineer to perform the services required under this Agreement. Such approvals and/or permits may include, but not necessarily be limited to, SCDHEC Construction Permits, SCDHEC Stormwater Management for Construction Sites Permits, SCDHEC Water Resources Permits, Corps of Engineers Permits, City/County/SCDOT Encroachment Permits, Encroachment Permits for other utility rights-of-way and Railroad Right-of-Way Encroachment Permits/Agreements. The City shall obtain the approvals and/or permits identified by the Engineer and pay any costs relating to same.

C. The Engineer shall answer questions and consult with the City and/or appropriate authorities as necessary to assist the City's efforts in obtaining required permits/approvals.

D. The Engineer shall procure and maintain a City of Columbia business license while performing services under this Agreement.

IX. Duties upon Termination

At termination of this Agreement, the Engineer shall immediately provide the City with all records and data in any format the Engineer is capable of producing and at no cost to the City, which were generated, created or received by the Engineer in performance of the services required by this Agreement or as the City may deem necessary to perform the required services by the City or the Engineer's successor. All records shall be free from any proprietary claims or interest. The Engineer agrees to fully cooperate with the City and any successor to ensure an effective transition to continuously provide the required services.

X. Termination of Agreement

The City may terminate this Agreement at any time upon any of the following grounds:

A. Failure by the City to appropriate funds for the performance of any of the services required in this Agreement in any annual budget;

B. The Engineer fails to perform any of the services required in this Agreement and does not correct such deficiency within fifteen (15) days having been notified by the City of such deficiency;

C. Force Majeure;

D. The City shall, at its sole option and discretion, have the right to terminate this contract for any reason whatsoever. A termination for default under this Agreement, if wrongfully made, shall be treated as a termination for convenience under this clause;

E. Upon expiration of the term of this Agreement; and

F. By mutual agreement.

Notice of termination shall be sent by registered mail, return receipt requested. In the event of termination, the Engineer shall only be entitled to the actual direct costs of all labor and material expended on the services required under this Agreement prior to the effective date of the termination or the Engineer shall be entitled to be paid a pro-rata percentage of the total Agreement price which is equal to its percent of completion, whichever of the two methods provides the lowest sum to be paid to the Engineer. In no event shall the Engineer be entitled to anticipatory profit or damages for any termination under this Agreement. In no event shall the Engineer be entitled to assert a claim in quantum meruit or any other measure of damages other than that stated herein.

XI. Ownership of Project Documents

All data, documents or other information of any description generated by or used by the Engineer or any subcontractor retained by the Engineer and related to the services required by this Agreement shall be the property of the City and shall not be used by the Engineer for any purpose whatsoever except to perform the services required by this Agreement.

XII. ETHICS ACT

The Engineer acknowledges that it and any subcontractors are subject to the provisions of the 1991 Ethics Reform Act (S.C. Code Ann. §8-13-100, *et seq.*, as amended). Under this Act, a person may not, directly or indirectly, give, offer, or promise anything of value to a public official, public member, or public employee with the intent to:

A. Influence the discharge of a public official's, public member's, or public employee's official responsibilities;

B. Influence a public official, public member, or public employee to commit, aid in committing, collude in, or allow fraud on a governmental entity; or

C. Induce a public official, public member, or public employee to perform or fail to perform an act in violation of the public official's, public member's, or public employee's official responsibilities. "Anything of value" includes, but is not limited to, lodging, transportation, entertainment, food, meals, beverages, money, gifts, honorariums, discounts and interest-free loans.

XIII. EQUAL EMPLOYMENT OPPORTUNITY

In carrying out its obligations under this Agreement, the Engineer shall not discriminate against any employee or applicant for employment because of race, color, religion, sex, sexual orientation, or national origin. The Engineer shall take affirmative action to ensure equal employment opportunities for all applicants for employment, without regard to their race, creed, color, religion, ancestry, sex, sexual orientation, national origin, disability or other handicap, age, marital status, or status with regard to public assistance. Such action shall include, but not be limited to, the following: employment, upgrading, demotion, or transfer; recruitment or recruitment advertising; layoff or termination; rates of pay or other forms of compensation; and selection for training, including apprenticeship. The Engineer shall post in conspicuous places, available to employees and applicants for employment, notices to be provided by the government setting forth the provisions of this nondiscrimination clause. The Engineer will incorporate these equal employment opportunity requirements in any subcontracts for work under this Agreement.

XIV. Notice

A. Written notice to the City shall be made by placing such notice in the United States Mail, postage prepaid and addressed to: Director of Engineering, City of Columbia, Post Office Box 147, Columbia, South Carolina 29217.

B. Written notice to the Engineer shall be made by placing such notice in the United States Mail, postage prepaid and addressed to: Stantec Consulting Services, Inc., 235 Peachtree Street NE, Suite 2200, Atlanta, GA 30303.

XV. Consent Decree

A. The services performed by the Engineer pursuant to this Agreement are required in whole or in part to satisfy the terms of the Consent Decree entered by the United Stated District Court for the District of South Carolina on May 21, 2014, in the case captioned *The United States of America and State of South Carolina by and through the Department of Health and Environmental Control v. City of Columbia*, Civil Action No. 3:13-2429-TLW (the "Consent Decree"), a copy of which has been provided to the Engineer by the City and is incorporated by reference herein. The Engineer shall perform the services pursuant to this Agreement in conformity with the terms of the Consent Decree as required by Paragraph 5 therein.

B. In addition to the requirements of Section XI above, the Engineer shall comply with the document retention requirements of Paragraph 68 of the Consent Decree which includes, but is not limited to, the obligation to preserve all non-identical copies of all documents, records, or other information (including documents, records, or other information in electronic form) in the Engineer's possession or control that relate in any manner to the Engineer's performance under this Agreement ("Preserved Documents"). Upon the Engineer's performance of all services required under this Agreement, the Engineer shall provide the City with all Preserved Documents. In addition to the requirements of Section IX above, the Engineer shall provide

the City with all Preserved Documents upon termination of this Agreement pursuant to Section X.

C. Upon the occurrence of a force majeure event as defined in Paragraph 55 of the Consent Decree, the Engineer shall provide notice to the City's Director of Utilities and Engineering in person, by phone, or by electronic mail within twenty-four (24) hours of when the Engineer first knew or should have known that the event might cause a delay. Within three (3) days thereafter, the Engineer shall provide written notice in accordance with Section XII above to include the following information: an explanation and description of the reasons for the delay; the anticipated duration of the delay; all actions taken or to be taken in an effort to prevent or minimize the delay; a schedule for implementation of any measures to be taken in an effort to prevent or mitigate the delay or the effect of the delay; and the Engineer's rationale for attributing such delay to a force majeure event. The Engineer shall include with any notice all available documentation supporting the claim that the delay was attributable to a force majeure event.

D. Pursuant to Section VI above, the Engineer shall reimburse the City the amount of any stipulated penalties imposed on the City pursuant to Paragraph 47 of the Consent Decree if the Engineer neglects, fails, or refuses to meet the deadlines set forth in Exhibit C attached hereto. The Engineer agrees that any failure to meet such deadlines will result in the City's failure to meet the deadlines set forth in the Consent Decree except in the event of force majeure notice by the Engineer which results in the extension of said deadline by the U.S. Environmental Protection Agency under the Consent Decree. The City reserves all other remedies available pursuant to Section VI and Section XIV(E) for the Engineer's failure to perform pursuant to the Agreement, including the failure to meet the deadlines set forth in Exhibit C attached hereto.

E. The Engineer shall perform the services pursuant to this Agreement using sound engineering practices as set forth in Paragraph 9 of the Consent Decree.

XVI. Miscellaneous

A. Nothing in this Agreement shall be construed to give any rights or benefits to anyone other than the City and the Engineer.

B. The Engineer shall be responsible for performance of all services required by this Agreement. The Engineer does not act as the City's agent or employee.

C. The Engineer will not assign or sublet its obligations to perform the services required by this Agreement without the written consent of the City.

D. In the event there are any disagreements between the City and the Engineer with regard to any of the requirements, specifications or interpretation of this Agreement, the Engineer agrees to defer to the reasonable interpretations of the City as, from time to time may be made by the City. Ambiguities in the terms of this Agreement, if any, shall not be construed against the City.

E. This Agreement shall be construed in accordance with the laws of the State of South Carolina. The Engineer agrees to subject itself to the jurisdiction and venue of the Circuit Courts of Richland County, State of South Carolina as to all matters and disputes arising or to arise under this Agreement and the performance thereof. The City may seek attorney's fees and the Engineer agrees to pay such fees as awarded by the Court or other body. No attorney's fees may be sought by, nor will be paid to, the Engineer.

F. This Agreement represents the entire agreement between the City and the Engineer and supersedes

all prior communications, negotiations, representations or agreements, either written or oral. Only written Change Order signed by both the City and the Engineer may amend this Agreement.

G. The failure of either the Engineer or the City to insist upon the strict performance of any provision of this Agreement shall not be deemed to be a waiver of the right to insist upon strict performance of such provision or of any other provision of this Agreement at any time. Partial payment by the City shall not be construed as a waiver. Waiver of any breach of this Agreement shall not constitute waiver of a subsequent breach.

H. In the event any provision of this Agreement is determined to be void or unenforceable, all other provisions shall remain in full force and effect.

I. This Agreement is subject to City Council approval.

Witness the parties' respective signatures below.

CITY OF COLUMBIA, SOUTH CAROLINA

_____ By: _____ Date: _____
Witness Teresa Wilson, City Manager

STANTEC CONSULTING SERVICES, INC.

_____ By: _____ Date: 4-11-17
Witness Title: Vice President

RECOMMENDED BY: _____
Joseph D. Jaco, P.E., Director of Engineering

RECOMMENDED BY: _____ 4/21/17
Sandra A. Wright, CPPB, Purchasing Agent/Director of Procurement and Contracts

APPROVED AS TO FORM

Legal Department City of Columbia, SC

EXHIBIT A
SCOPE OF SERVICES

City of Columbia
CIP SS7279
Sewer System Evaluation Study and Sewer Rehabilitation Implementation

This engineering agreement is essential due to the expiration (December 31, 2016) of the initial agreement SS7279 as contracted with MWH (which is now a part of Stantec). Services provided under this new agreement will consist of those tasks not performed under SS7279 but are necessary to the successful completion of the project. Tasks 1.0 through 7.0 have been fully completed.

The services performed as a part of this project include providing technical engineering support to the City of Columbia (CITY) for a Sewer System Evaluation Study (SSES) of a portion of the CITY's sanitary sewer system to identify problems that may lead to sanitary sewer overflows (SSOs). The investigations are intended to identify structural, operations and maintenance, and infiltration and inflow (I/I) related problems. The services will include development and design of recommended sewer rehabilitation measures to restore the functionality of the sanitary sewer system while correcting I/I related problem. The services will also include support during implementation of those sewer rehabilitation measures. The intent of this project is to meet the requirements of the Continuing Sewer Assessment Program (CSAP) and the Infrastructure Rehabilitation Program (IRP) which are components of the Consent Decree under which the City is performing this work.

In this scope and all associated attachments, the CITY and OWNER are synonymous. The term CONTRACTOR refers to the firm performing the field services (ENGINEER OR SUBCONSULTANT) during the study and design phase, and refers to the construction contractor during the construction phase in this scope and Exhibit E.

The project area is in the Smith Branch Basin, SB02. Pipes 15-inches in diameter and greater, and manholes connected to these pipes, will be assessed under a separate contract and are excluded from this Scope of Services. Pipes determined to be 15-inches in diameter and larger shall be field verified at the lowest downstream end, and verified by the City based on information currently available to avoid gaps in data. These pipes and associated manholes shall be added to the scope at the direction of the CITY if they have been determined to have not been previously inspected.

The purpose of this project is to collect data for a portion of the CITY's collection system infrastructure for use in determining rehabilitation and replacement needs. This data has been collected under a previous contract and will be used for the implementation of subsequent sewer system rehabilitation to address high priority problems that may lead to SSOs. This includes correcting structural and maintenance related defects and correcting sources of I/I. The rehabilitation implementation tasks include design of the high priority rehabilitation measures, bidding services, and general services support during construction of the sewer rehabilitation.

Task 8.0 – General Services during Construction

This scope assumes that 50 percent of the sewer length within the Smith Branch Basin 2 (SB02) will be rehabilitated during construction (or approximately 56,585 feet). After award of the contract, ENGINEER will assist the CITY with contract administration and provide periodic observation of

project will be 12 months (365 days) for substantial completion and 30 days for final completion for a total construction duration of 395 days. An increase in the construction schedule may require an amendment to authorize additional construction services. A written public notice for publication by the CITY on their website and if the City so desires, in a local newspaper, indicating when field inspection services will be scheduled in the sub basin will be provided by the ENGINEER. This will also include door hangar notices prior to smoke testing as well as a weekly written notice of the specific smoke test schedule for inclusion on the City's website and notification of local Fire Department officials. THE ENGINEER will notify local agencies such as the Fire Department as needed. The public notification will also include similar written notices and written schedules for construction activities in the sub basin.

The ENGINEER shall be responsible for enforcing the City's Public Relations Plan and public notification as required in the City's rehabilitation specifications.
The ENGINEER will provide general services during construction as described herein. In the performance of its services during the Construction Phase, the ENGINEER shall not supervise, direct or have control over CONTRACTOR's work nor shall the ENGINEER have authority over or responsibility for the means, methods, techniques, sequences, procedures of construction or safety precautions and programs incidental to the work selected by the CONTRACTOR's, or for any failure of the CONTRACTOR's compliance with laws, rules, regulations, ordinances, codes or orders applicable to Contractor's activities.

Administration of Construction Contract

As part of general administration of the construction contract, the ENGINEER will consult with and advise the CITY and act as its representative during the construction period. The ENGINEER will provide contract administration and general services required for the Project, including:

- As CITY's representative for the duration of the construction contract, all communications to and from the CONTRACTOR shall go through the ENGINEER. On behalf of the CITY, the ENGINEER shall administer the construction contract, respond to CONTRACTOR's correspondence, and issue instructions from the CITY;
- Maintain a complete document file for the project. Documents to be maintained include, but are not limited to: correspondence, quality control procedures, quality control testing; site inspection records, shop drawing schedule, change orders, scheduling, project meetings, cost and disbursement data, progress reports and all other documents pertaining to the construction contract;
- Hold a pre-construction meeting and monthly progress meetings that will address critical schedule requirements, payment procedures, emergency procedures, schedule updates, coordination issues, change orders, quality assurance testing approvals, and any other issues related to completion of the project. One pre-construction meeting and 14 monthly progress meetings should be budgeted during the projected 56 week construction period.
- Document and store all project related files in the City provided Sharepoint. This includes but is not limited to, logs, submittals, important emails, record drawings, etc. The ENGINEER may place a portion of the burden on the CONTRACTOR through the construction documents, but the ENGINEER is ultimately responsible in ensuring that all documents are loaded, and that they are loaded in a timely manner.

- ENGINEER shall submit a Work Summary spreadsheet that the CITY will utilize to report to CityWorks on areas that have been inspected or rehabilitated along with each monthly pay application by the CONTRACTOR. A comprehensive list is to be provided with each pay application identifying each pipe and/or manhole or other asset, and what was done (cleaning, lining, etc). A sample Work Summary template will be provided by the CITY for this spreadsheet.

Site Visits

The Engineer will visit the site (excluding visits coinciding with monthly progress meetings) to observe the progress and quality of the executed work of the CONTRACTOR and to determine, in general, if such work is proceeding in accordance with the Contract Documents. During the ENGINEER's visits, and on the basis of on-site observations, the ENGINEER shall keep the CITY informed of the progress of the work, shall endeavor to guard the CITY against defects and deficiencies in such work, and may recommend to the CITY disapproval or rejection of work failing to conform to the Contract Documents. It is understood that the CITY does not desire to have the ENGINEER provide full-time inspection services. This scope includes 8 hours a week of site visits for the 56 week projected construction period. If additional site visits are required, it is assumed that the ENGINEER's contract will be amended to provide such additional services.

Shop Drawing Review

The ENGINEER will review and approve (or take other appropriate action with respect to) Shop Drawings and samples, the results of tests and inspections, and other data that the CONTRACTOR is required to submit for conformance with the design concept of the Project and compliance with the information given in the Contract Documents; and receive and review (for general content as required by the Specifications) maintenance and operating schedules and instructions, guarantees, bonds and certificates of inspection which are to be assembled by the CONTRACTOR in accordance with the Contract Documents, and transmit them to the CITY with written comments. This task includes review of the pre-construction video performed by the CONTRACTOR and advice to the CITY regarding CONTRACTOR's suggestions for additions or deletions of required point repairs and confirmation of the selected rehabilitation method throughout the life of the project. The ENGINEER will review cured-in-place liner design calculations provided by the Contractor. The ENGINEER will perform no more than two reviews for any shop drawing submittal.

Preparation of Design Clarifications

The ENGINEER will issue necessary interpretations and clarifications of the Contract Documents; have authority, as the CITY's representative, to require special inspection or testing of the work; act as initial interpreter of the requirements of the Contract Documents and judge of the acceptability of the work there under, and make decisions on all claims of the CITY and Contractor relating to the acceptability of the work or the interpretation of the requirements of the Contract Documents pertaining to the execution and progress of the work.

Work Change Directives will be issued to document required point repairs not contained in the contract documents. This scope does not include reissuing the drawings or design of open-cut replacement. The ENGINEER will issue no more than twelve Work Change Directives.

Quality Assurance Testing

The ENGINEER will specify the quality assurance testing that is necessary for the project in the construction specifications relative to its designs. Coupon testing required for the CIPP lining contractor will be performed by Contractor at an independent testing laboratory.

Review of Applications for Payment

Based on on-site observations and review of the applications for payment with the accompanying data and schedules, the ENGINEER will determine the amounts payable to CONTRACTOR on a monthly basis. The ENGINEER will coordinate with the CITY's designated on-site inspector to verify installed quantities. The ENGINEER will then recommend by email to the CITY, payments reasonably due to Contractor.

Change Orders and Time Extensions

The ENGINEER will provide services in connection with change orders to the Construction Contract to reflect minor changes or deletions requested by the CITY/ENGINEER or the Contractor and make revisions to Drawings and Specifications occasioned thereby. An accurate listing of additional costs and credits as a result of change orders will be maintained by the ENGINEER. Upon receipt of a requested change order, the ENGINEER will review it in detail and then discuss it with the CITY, and, together, will determine the manner in which to proceed. The ENGINEER will issue no more than six Change Orders or Time Extensions. Larger changes or claims asserted by Contractor and major redesigns requested by the CITY or CONTRACOT may require additional analyses or evaluation beyond the scope of this Contract.

Final Inspections

The ENGINEER will conduct a walk-through inspection with the CONTRACTOR and the CITY to determine if the Project has reached substantial and/or final completion and prepare a punch list of work items remaining. The ENGINEER will conduct one final inspection to determine if the work is acceptable, so that the ENGINEER may recommend, in writing, final payment to the CONTRACTOR and may give written notice to the CITY and the CONTRACTOR that the work is acceptable. The ENGINEER will observe the work of the CONTRACTOR to see that it has been completed in substantial accordance with respect to the Drawings and Specifications prepared by the ENGINEER. It is assumed that the ENGINEER or their designed protégé partner will review 100 percent of the post rehabilitation inspection videos provided by the CONTRACTOR. Comments from review of post-rehabilitation inspection tapes and the final inspection visit will be incorporated into the final punch list and forwarded to the CONTRACTOR.

Task 8.0 Totals

Stantec (formerly MWH) General Construction Services	$ 79,567.50
Chao General Construction Services	$ 131,945.50
Total	**$ 211,513.00**

Task 9.0 – Full Time Construction Inspection

General

The Engineer shall furnish a Project Representative who shall on a full-time basis observe performance of the work of the Contractor. The Project Representative is the Engineer's

employee or agent at the construction site, will act as directed by and under the supervision of the Engineer, and will confer with the Engineer regarding the Project Representative's actions. The Project Representative's dealings in matters pertaining to the on-site work shall in general be with the Engineer and the contractor keeping the CITY advised as necessary. The Project Representative's dealings with subcontractors shall only be through or with the full knowledge and approval of the contractor. The Project Representative shall generally communicate with the CITY with the knowledge of and under the direction of the Engineer.

The hourly rate provided is inclusive of all direct expenses related to the execution of Task 9 services.

Duties and Responsibilities of the Engineer /Project Representative

- Conferences and Meetings
    - Attend meetings with the contractor, such as preconstruction conferences, progress meetings, job conferences and other Project related meetings.
- Liaison
    - Serve as the liaison with the contractor, working principally through the contractor's superintendent and assist in understanding the intent of the Contract Documents, and serve as the CITY's liaison with the contractor when the contractor's operations affect the CITY's on-site operations.
    - Assist in obtaining from the CITY additional details or information, when required for proper execution of the work.
- Review of Work, Rejection of Defective Work, Inspections and Tests
    - Conduct on-site observations of the work in progress to determine if the work is, in general, proceeding in accordance with the Contract Documents.
    - The Project Representative shall report to the Engineer whenever the Project Representative believes that any work is unsatisfactory, faulty or defective or does not conform to the Contract Documents, has been damaged or does not meet the requirements of any inspection, test or approval required to be made, and advise the Engineer of work that the Project Representative believes should be corrected or rejected or should be uncovered for observation or requiring special testing, inspection or approval.
    - Verify that tests are conducted in the presence of appropriate personnel, and that the contractor maintains adequate records thereof, and observe and record appropriate details relative to the test procedures.
    - Accompany visiting inspectors representing public or other agencies having jurisdiction over the Project and record the results of these inspections.
- Interpretation of Contract Documents
    - The Project Representative shall report to the Engineer when clarifications and interpretations of the Contract Documents are needed and transmit to the contractor clarifications and interpretations as issued by the Engineer.
- Modifications
    - Consider and evaluate the contractor's suggestions for modifications in drawings and specifications. Transmit to the contractor decisions as issued by the Engineer.
- Records

- Maintain at the job site and/or at the Engineer's office, orderly files for correspondence, reports of job conferences, shop drawings and samples, reproductions of original Contract Documents including all work directives, changes, addenda, change orders, field orders, additional drawings issued subsequent to the execution of the contract, the Engineer's clarifications and interpretations of the Contract Documents, progress reports, and other Project related documents.

- Reports
  - Furnish periodic reports as required of progress of the work and of the contractor's compliance with the progress schedule and schedule of shop drawings and sample submittals.
  - Consult with the CITY in advance of scheduled major tests, inspections or start-up of important phases of the work.
  - Report immediately to the CITY upon the occurrence of any accident.
- Completion
  - Before the Engineer issues a certificate of substantial completion, submit to the contractor a list of observed items requiring completion or correction.
  - Conduct final review of the work in the company of the CITY and the contractor and prepare a final list of items to be completed or corrected.
  - Observe that all items on final list have been completed or corrected and make recommendations to the CITY concerning acceptance.

Limitations of Authority - Engineer /Project Representative

- Shall not exceed limitations of the Engineer's authority as set forth in the contract documents.
- Shall not undertake any of the responsibilities of the contractor, subcontractors or the contractor's superintendent.
- Shall not advise on, issue directions relative to, or assume control over any aspect of the means, methods, techniques, sequences or procedures of construction unless such advice or directions are specifically required by the Contract Documents.
- Shall not advise on, issue directions regarding or assume control over safety precautions and programs in connection with the work.
- Shall not accept shop drawings or sample submittals from anyone other than the contractor.

During weeks 1 through 6 (6 weeks @ 16 hrs/week) of the project the breakdown between Stantec (formerly MWH) and Chao and Associates will be: Chao Site Visits: 16 hrs/week

During weeks 7 through 12 (6 weeks @ 40 hrs/week) of the project the breakdown between Stantec (formerly MWH) and Chao and Associates will be:
Stantec (formerly MWH) Inspector: 16 hrs/week Chao Site Visits: 24 hrs/week

During weeks 13 through 40 (28 weeks @ 48 hr/week) of the project the breakdown between Stantec (formerly MWH) and Chao and Associates will be:

Stantec (formerly MWH) Inspector: 16 hrs/week Chao Inspector: 32 hrs/week

During weeks 41 through 50 (10 weeks @ 40 hr/week) of the project the breakdown between Stantec (formerly MWH) and Chao and Associates will be:

Stantec (formerly MWH) Inspector: 16 hrs/week Chao Inspector: 24 hrs/week

During weeks 51 through 56 (6 weeks @ 16 hr/week) of the project the breakdown between Stantec (formerly MWH) and Chao and Associates will be:

Stantec (formerly MWH) Inspector: 8 hrs/week Chao Inspector: 8 hrs/week

The hourly rate, which includes mileage and expenses, for the inspectors are:

Stantec (formerly MWH) Inspector: $125/hour
Chao Inspector: $115/hour

Task 9.0 Totals

Stantec (formerly MWH) Inspector:	**752 hours = $ 94,000.00**
Chao Inspector:	976 hours = $112,240.00
Total	**$206,240.00**

Note: Additional Inspection Services (448 hours within original Agreement Task 8 = $51,520.00)

Task 10.0 - Final Completion

At the conclusion of the project, the ENGINEER will receive, review and transmit to the CITY with written comments guarantees, bonds, and certificates that are required by the Contract Documents and provided by the CONTRACTOR. Record drawings are the responsibility of the ENGINEER and must be submitted in PDF format and with all finalized data entered into the GIS database and submitted to the CITY for review and approval. ALL database submittals shall meet the CITYs formatting and naming requirements and include all fields defined by the CITY.

Task 10.0 Totals

Stantec (formerly MWH) Final Completion:	**$ 8,840.00**
Chao Final Completion:	$ 6,460.00
Total	**$ 15,300.00**

Grand Total for all tasks displayed in Exhibit B.

Attachment A to Exhibit A

ADDITIONAL SERVICES
City of Columbia, SC
CIP 7279

The CITY reserves the right to amend this Agreement so that the ENGINEER may furnish additional services such as those listed below.

- Additional SSES data collection including CCTV inspection;
- Pre- and/or post-rehabilitation flow monitoring;
- Evaluation of aerial stream crossings;
- Geotechnical services;
- Preparation of easement plats or research for presence of existing easements
- Hydraulic capacity evaluations;
- Open-cut design;
- Professional Engineering services related to additional or extended design, bidding, public meetings and construction services.
- Additional Permitting (Railroad, Wetlands, etc)
- Permit Fees
- Special inspection during construction (i.e. soils and materials testing, etc.) and
- Warranty period services

Attachment B to EXHIBIT A

List of Deliverables

City of Columbia
CIP 7279
Sewer System Evaluation Study and Sewer Rehabilitation Implementation
Smith Branch 02 (SB02) Basin

Task 8 – General Services During Construction

- Written public notice for field inspection
- Door hangers
- Weekly notices for smoke testing
- Correspondence between City and Contractor
- Electronic file of all documents
- Meeting agenda and minutes of Preconstruction meeting
- Meeting agenda and minutes of monthly Contractor Progress meetings
- Monthly work summary spreadsheets submitted with Contractor's pay application
- Documented approval of submittals, i.e. CIPP liner calcs, not to exceed 200 submittals.
- Documented approval of submittals with written comments on maintenance and operations schedules
- Work change directives, not to exceed twelve.
- Email approved pay amounts
- Spreadsheet maintaining all construction cost changes
- Punch List

Task 9 – Full Time Construction Inspection

- Progress Reports

Task 10 – Final Completion

- Record drawings in .pdf
- Finalized data in GIS

EXHIBIT B

COMPENSATION

City of Columbia
CIP # SS7279
Sewer System Evaluation Study and Sewer Rehabilitation Implementation
Smith Branch 02 (SB02) Basin

Compensation for services provided under Tasks 8 through 10 as outlined in Exhibit A, Scope of Services, is estimated to be a total of $433,053. This includes $226,813 of lump sum tasks, as well as $206,240 of hourly tasks. Lump Sum and Hourly tasks are clearly labeled in the chart below.

An estimated breakdown of the fee is shown in the following table:

Task	Description	Hours	Subconsultants	Total
8.0	General Services During Construction	LS	$131,945.50	$211,513
9.0	Full Time Construction Inspection*	752	$112,240	$206,240
10.0	Final Completion	LS	$6,460	$15,300
	Total of Contract		**$250,646.50**	**$433,053**
	% of Contract to Subconsultants		57.88%	
	% of Contract to Protégé		57.88%	

*Task 9 shall be compensated based on hourly rates with a total not to exceed the total amount shown above without prior City approval.

SS7279 Contract Summary

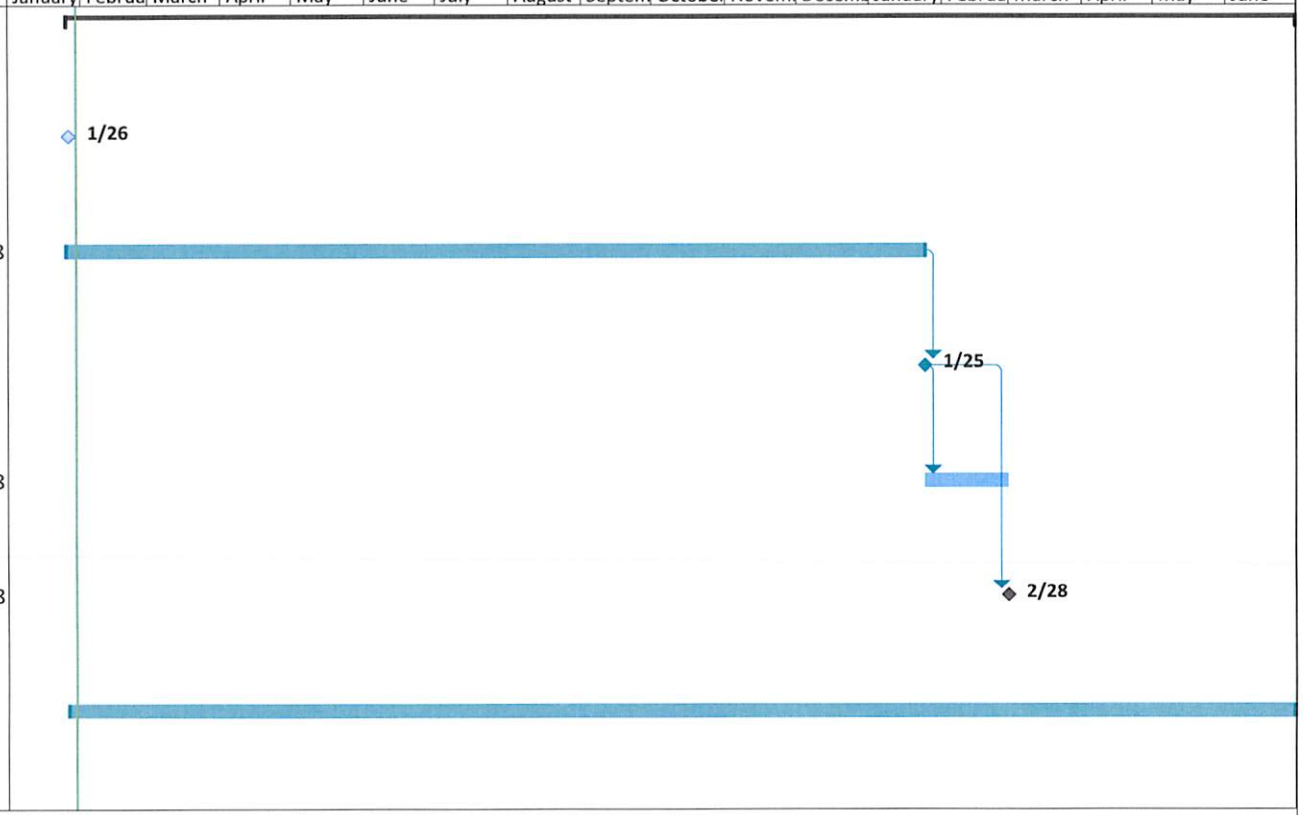
	Total Contract Amount	Protégé	% of Contract Amount	Sub Consultant	% of Contract Amount
Original Contract	$999,800	$214,738	21.48%	$290,995	29.11%
CA #1	$124,778	$18,125	14.53%	$77,169	61.85%
CA #2					
New Total Contract Amount	$1,124,578	$232,863	20.71%		0.00%

NEW - SS7279 Contract Summary

	Total Contract Amount	Protégé	% of Contract Amount	Sub Consultant	% of Contract Amount
Original Contract	$433,053	$250,646.5	57.88%		0.00%
CA #1					
CA #2					
New Total Contract Amount	$433,053	$250,647	57.88%		0.00%

Exhibit C

ID	Task Name	Start	Finish
1	**Construction Phase**	**Thu 1/26/17**	**Sat 6/30/18**
2	NTP Construction		Thu 1/26/17
3	Construction	Thu 1/26/17	Wed 1/24/18
4	Substantial Completio	Thu 1/25/18	Thu 1/25/18
5	Record Drawings	Thu 1/25/18	Wed 2/28/18
6	Final Completion	Thu 1/25/18	Wed 2/28/18
7	CM Oversight	Fri 1/27/17	Sat 6/30/18



Project: Columbia SS7279 Schedu
Date: Mon 1/30/17

Task
Milestone
Summary
Project Summary
Manual Summary Rollup
Deadline
Progress
Manual Progress

Exhibit D

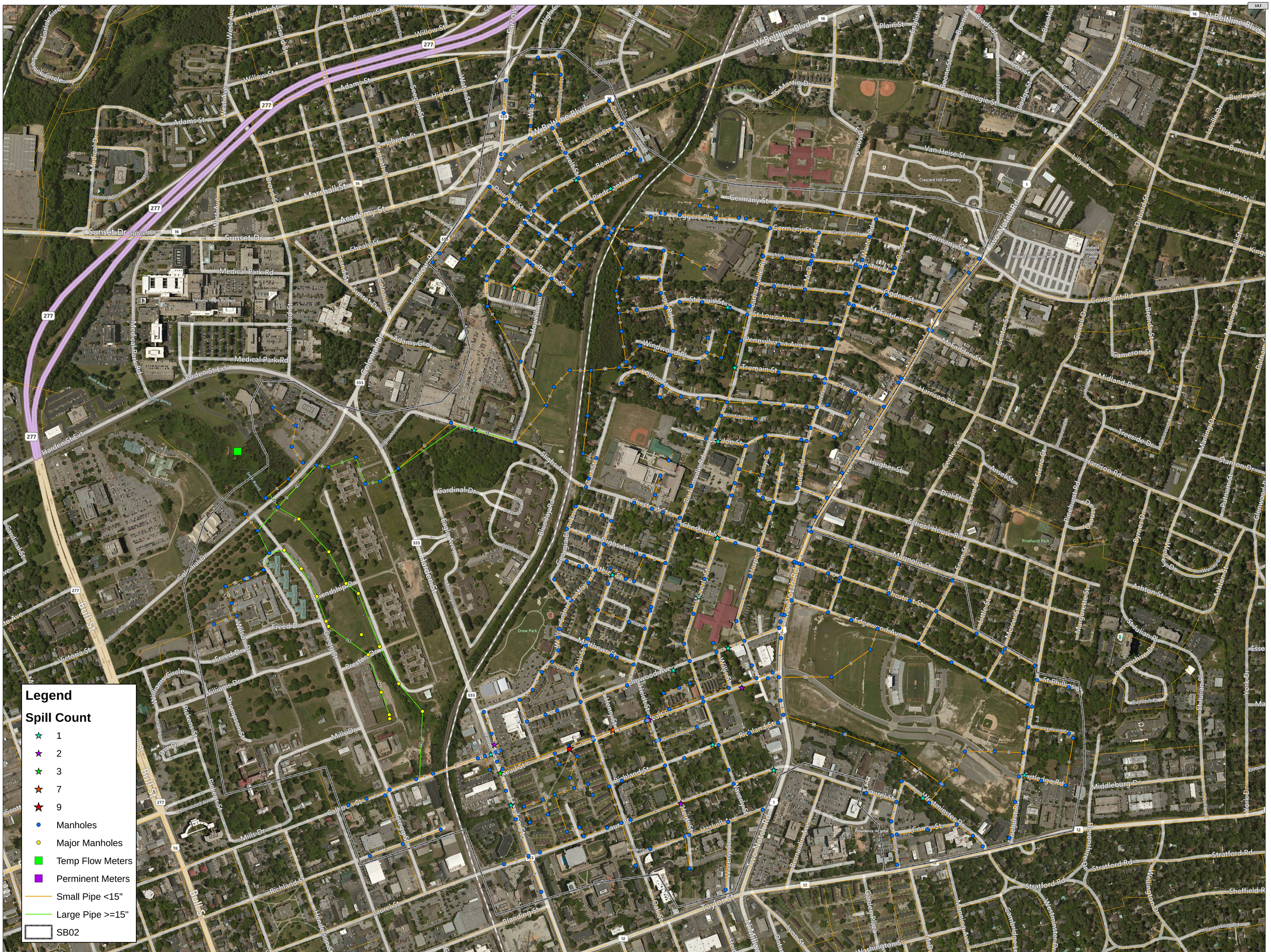
City of Columbia
CIP # SS7279
Sewer System Evaluation Study and Sewer Rehabilitation Implementation
Smith Branch 02 (SB02) Basin

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 & Telephone #	Group (MBE, FBE, SBE, Non M/F/SBE)	Services to be Provided	Dollar Value of Services*
Chao and Associates 7 Clusters Ct Columbia, SC	803.772.8420	Protégé	GIS, CM Support	$250,645.50

* Estimated fee; fee may vary based on actual services provided.
Please clearly note the Protégé Firm in the "Group" Column
Add additional rows as needed


Legend
Spill Count
1
2
3
7
9
Manholes
Major Manholes
Temp Flow Meters
Perminent Meters
Small Pipe <15"
Large Pipe >=15"
SB02
W Beltline Blvd
N Beltline Blvd
Sunset Dr
Medical Park Rd
Harden St Ext
Colonial Dr
Adams Grove
Germany St
Van Heise St
Crescent Hill Cemetery
Midland Shopping Center
Victor Nofch Rd
Covenant Rd
Harrison Rd
Midland Dr
Middleburg Dr
Stratford Rd
Sheffield Rd
Pinehurst Park
Drew Park
Cardinal Dr
Bull St
Laurel St
Richland St
Blanding St
Taylor St
Washington St
Gregg St
Freed Dr
Williams Dr
Mills Dr
Thompson St
Friendship Dr
Preston Dr
Wilson Dr
Pickens St
Elmwood Ave
Calhoun St
Hampton St
Lincoln St
Assembly St
Marion St
Huger St
Wayne St
Park St
Sumter St
Barnwell St
Main St
Pendleton St
Greene St
Blossom St
Whaley St
Devine St
Wheat St
Pickens St
Green St
Senate St
Gervais St
Lady St
Blanding St
Taylor St
Calhoun St
Hampton St
Lincoln St
Assembly St
Marion St
Huger St
Wayne St
Park St
Sumter St
Barnwell St
Main St
Pendleton St
Greene St
Blossom St
Whaley St
Devine St
Wheat St
Pickens St
Green St
Senate St
Gervais St
Lady St
Bing

COLUMBIA
SOUTH CAROLINA

Mentor Protégé Program Implementation Plan

Date: April 29, 2014

Mentor: MWH Americas, Inc.

Protégé: Chao and Associates, Inc.

Project Number: SS7279 Project Name: Smith Branch SB02 – SSES & Sewer Rehab

Project Contract Amount: ~~$999,800~~ $433,053

Reference: Business Plan dated 4/1/14

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.*

MWH Americas, Inc. is the prime for this project and will provide general project management and oversight, data management, and rehabilitation design. Chao and Associates is the subconsultant and will provide surveying, GIS, and construction administration.

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

Chao and Assoc. would like to learn more on project management as well as completing more of the SSES work in house. By providing surveying alongside the SSES subcontractor they will learn more about resources needed to complete SSES work and through providing construction administration, MWH will work with Chao on project management.

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.*

From the beginning, MWH will include Chao on how MWH sets up and manages projects as well as in monthly status meetings. As MWH works with Chao on managing their schedule and deliverables, Chao will be able to establish and use similar processes in working with the contractor when they provide Construction Administration Services. On a technical basis, MWH will work with Chao to demonstrate how to review defect data. MWH recommends that Chao has one staff member become NASSCO certified so they can take on additional scope in subsequent contracts.

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: Project Manager, Project Technical Lead and Construction Task Lead will be available for duration of project. No additional/special equipment, materials, insurance, etc. needed

Protégé: Project Manager and Project Engineer will be available for duration of project. No additional/special equipment, materials, insurance, etc. needed

Special Arrangements:

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

a. Description of Mentor's responsibilities: MWH will manage the project and review work completed by subcontractors. MWH is responsible for making rehabilitation recommendations and developing design documents.

b. Description of Protégé's responsibilities on project: Chao and Associates will provide GIS, manhole surveying and construction administration.

c. Description of responsibilities that will be completed as a team: Together, MWH and Chao will determine any updates to the City GIS that are needed, lead monthly meetings during construction, and perform periodic walk throughs during construction.

6. What percentage of the project is being implemented by the Protégé?

Protégé Contract Value: ~~$214,738~~ $250,646 21.4780 (HH) 5.13.14

Percentage of Contract: ~~21.5%~~ ✓ 57.8% ~~i.e. 37.8%~~ EVC

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

Phase I – Sewer Assessment/Field Work – 6 months – Protégé completing manhole survey
Phase II – Rehabilitation Design – 6 months – Protégé to provide GIS for design documents
Phase III – Construction Administration – 19 months – Protégé to provide Construction Administration/coordination

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

Through monthly meetings internally and with the City, we will ensure that we maintain focus on the schedule, deliverables and budget for the project. Internally, we will review our burn rate, deliverable status, and estimate to complete to identify any potential for straying from the project requirements and create mitigations strategies to remain on track.

9. **What are the team's specific goals and milestones for the current project?**

Our goal is to ensure we provide quality deliverables to the City on time and within budget while building a relationship between the team that we can develop through other projects either within Columbia or outside the City. At the end of the project, MWH would like to see Chao take on a bigger role in subsequent projects and in the future submit on their own for General Engineering Services within the City.

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

MWH and Chao will have a kickoff meeting prior to meeting with the City for the project kickoff. From that point on, we will have monthly meetings/calls to discuss work completed, concerns and issues, as well as other areas where Chao may want input/assistance.

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

Chao will submit invoices and progress reports monthly. Once approved by MWH, Chao should receive payment within three weeks.

12. **Other issues.**

N/A

COLUMBIA
SOUTH CAROLINA

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 MWH (Mentor Firm) this 29 day of APRIL 20 14.
Corporate SEAL

As Revised 10 February 2017

By: _____
Title: VICE PRESIDENT

ATTEST:
By: _____
Title: PRINCIPAL ENGINEER

EXECUTED by CHAO AND ASSOCIATES (Protégé Firm) this 9th day of May, 2014.
Corporate SEAL

As Revised 10 February 2017

By: _____
Title: President

ATTEST:
By: _____
Title: Office Manager

RECOMMENDED FOR APPROVAL:

EXECUTED by the Department of Utilities & Engineering, Compliance Division on this 12 day of May 2014.

By: _____
Title: Compliance Administrator

We Are Columbia

MEETING DATE:	**May 16, 2017**
DEPARTMENT:	**Procurement and Contracts**
FROM:	***Sandra Wright, Purchasing Agent***
SUBJECT:	**Council is asked to authorize Contract negotiations for Utility Relocation and Upgrade Services for Water and Wastewater System Improvements, as requested by the Utility Operations Department and the Engineering Department. Award to CDM Smith Inc., Hazen and Sawyer, and Michael Baker International, Inc. in an amount not to exceed $2,280,000.00. We also request Council's approval for the execution of the final agreements, subsequent task orders, and option to extend services to the extent of Council's approved budget amount, in a form approved by the City's Attorney's Office with final approval by the City Manager.**
FINANCIAL IMPACT:	**Funding Sources: See attached memo for multiple funding sources and amounts.**
	CDM Smith Inc. has headquarters in Boston, MA and a local office in Columbia, SC. CDM Smith, Inc. proposed to utilize 2% SBE, 10% MBE, and 8% WBE for subconsultant services.
	Hazen and Sawyer has headquarters in New York, NY and a local office in Columbia, SC. Hazen and Sawyer proposed to utilize 10% MBE and 15% WBE for subconsultant services.
	Michael Baker International, Inc. has headquarters in Pittsburgh, PA and a local office in Columbia, SC. Michael Baker International, Inc. proposed to utilize 5% SBE, 8% MBE, and 15% WBE for subconsultant services.
ORIGINAL BUDGET:	**$2,280,000.00**
CLEAN WATER 2020?:	**No**
STRATEGIC GOALS:	**Provide high quality municipal services**

The Procurement and Contracts Department intends to award three (3) contracts for the procurement (RFQ006-16-17-LRL) based on requirements and in accordance with the City Procurement Policies and Procedures. Task orders are anticipated to be issued on a rotating list basis shortly following the award or concurrent with the selection and award of the basic contract.

Services to be performed may impact all City Council Districts. The Legal Department will assist in crafting the final contractual agreements. The Procurement and Contracts Director, Utility Operations Director, and Engineering Director recommend approval.

Funding Source	**Amount**
5529999-WM439101-658650	$3,750.00
5529999-WM439201-658650	$362,637.00
5529999-WM439301-658650	$297,170.00
5529999-WM439401-658650	$412,500.00
5529999-WM439501-658650	$11,250.00
5529999-WM439601-658650	$269,231.00
5529999-WM439701-658650	$45,000.00
5529999-WM439801-658650	$80,000.00
5529999-WM439901-658650	$40,000.00
5529999-WM440001-658650	$30,000.00
5529999-WM440101-6586500	$30,000.00
5529999-WM440701-658650	$6,250.00
5529999-WM440801-658650	$237,363.00
5529999-WM440901-658650	$52,830.00
5529999-WM741001-658650	$137,500.00
5529999-WM741101-658650	$30,000.00
5529999-SS741201-658650	$230,769.00

ATTACHMENTS:

- **#a:** Utility Relocation Map (PDF)

Richland County Transportation Projects

We Are Columbia

SASSAFRASS DIRT ROAD PAVING PROJECT

CLEMSON ROAD AT NEW SPRINGS ROAD INTERSECTION IMPROVEMENTS

NEW SPRINGS ROAD AT RISDON WAY INTERSECTION IMPROVEMENTS

CLEMSON ROAD WIDENING

CLEMSOM ROAD AT SPARKLEBERRY LANE INTERSERCTION IMPROVEMENTS

FARROW ROAD AT PISGAH CHURCH ROAD INTERSECTION

LAGER ROAD DIRT ROAD PAVING PROJECT

ALPINE ROAD AND OLD PERCIVAL ROAD TRAFFIC CIRCLE

US #1 BRIDGE REPLACEMENT OVER CSX RR AT FONTAINE ROAD

BROAD RIVER ROAD AT RUSHMORE ROAD INTERSECTION IMPROVEMENTS

GREEN STREET PH 2

LEESBURG ROAD WIDENING

BLUFF ROAD WIDENING PH 1

PATTERSON ROAD AND CAROLINE ROAD SIDEWALK IMPROVEMENTS

SHOP ROAD WIDENING

BLUFF ROAD WIDENING PH 2

ATLAS ROAD WIDENING

PINEVIEW ROAD WIDENING

SHOP ROAD EXTENSION

DRAFT

Legend

- Enhancement
- Upgrade
- Interchange
- Sidewalk
- River
- Greenway
- Widening
- Bikeway
- Sidewalk
- County Boundary
- Columbia City Limits

Streets

Maintenance

- CITY
- STATE
- COUNTY
- FEDERAL
- PRIVATE
- UNIVERSITY
- UNKNOWN

0 0.75 1.5 3 4.5 6 Miles

Bikeways

MapID	FullName	Location	Cost
1	HAMPTON ST	City	$600,455.00
2	TWO NOTCH RD	City	$2,450,439.00
3	HAMPTON ST	City	$31,699.00
4	PENDLETON ST	City	$31,680.00
5	SUMTER ST	City	$19,306.00
6	HAMPTON ST	City	$29,525.00
7	LINCOLN ST	City	$257,155.00
8	S CITY RD	City	$17,872.00
9	SALUDA AVE	City	$3,594.00
10	TAYLOR ST	City	$41,564.00
11	HUGER ST	City	$17,276.00
12	N MILITARY BLVD	City	$24,158.00
13	BROAD RIVER RD	City	$31,680.00
14	BROAD RIVER RD	City	$321,115.00
15	CALHOUN ST	City	$88,292.00
16	FORT JACKSON BLVD	City	$84,224.00
17	GARNERS FERRY RD	City	$66,826.00
18	GARNERS FERRY RD	City	$66,826.00
19	GREENE ST	City	$31,288.00
20	S MAIN ST	City	$49,014.00
21	HOSKWOOD DR	City	$21,179.00
22	COLONIAL DR	City	$395,430.00
23	30TH ST DR	City	$452,584.00
24	LEESBURG RD	City	$63,360.00
25	HARDEN ST	City	$31,680.00
26	HUGER ST	City	$26,861.00
27	SHOP ROAD EXT	City	$607,211.00
28	OLDSOM ST	City	$86,381.00
29	BULL ST	City	$20,218.00
30	MAIN ST	City	$31,680.00
31	MAIN ST	City	$15,035.00
32	COLUMBIANA DR	City	$721,199.00
33	BROAD RIVER RD	City	$14,281.00
34	ALPINE RD	City	$1,338,100.00
35	S WILKINS ST	City	$1,179,744.00
36	COLLEGE ST	City	$280,731.00
37	BLANDING ST ST	City	$31,680.00
38	GREENE ST	City	$271,178.00
39	BULL ST	City	$5,991.00
40	GREENE ST	City	$550,253.00
41	CATAWBA ST	City	$250,145.00
42	WHALEY ST	City	$436,198.00
43	WHALEY ST	City	$436,198.00
44	BLUFF RD	City	$0.00
45	WHALEY ST	City	$147,587.00
46	CRAIG RD	City	$6,684.00
47	30TH ST	City	$0.00
48	POLO RD	City	$0.00
49	PINEVIEW RD	City	$0.00
50	ATLAS RD	City	$0.00
51	CLEMENT RD	City	$30,427.00
52	EDGEFIELD ST	City	$16,484.00
53	PICKENS ST	City	$68,391.00
54	CLEMSON RD	City	$1,141.00
55	CLEMSON RD	City	$1,641,468.00
56	SENATE ST	City	$462,372.00
57	W BELTLINE BLVD	City	$4,636.00
58	WHEAT ST	City	$133,189.00
59	WHEAT ST	City	$5,991.00
60	S MILITARY BLVD	City	$26,547.00
61	BROAD RIVER RD	City	$0.00
62	DUTCHMAN BLVD	City	$121,130.00
63	N BELTLINE BLVD	County	$1,101.00
64	OWEN CT	County	$85,675.00
65	TIMWOOD RD	County	$402,526.00
66	POLO RD	County	$1,075,453.00
67	POLO RD	County	$1,075,453.00
68	TWO NOTCH RD	County	$360,884.00
69	CLEMSON RD	County	$126,481.00
70	SHOP RD	County	$0.00
71	BROAD RIVER RD	County	$0.00
72	HARD SCRABBLE RD	County	$0.00
73	HARD SCRABBLE RD	County	$0.00
74	DUTCH FORK RD	County	$0.00
75	N TRENHOLM RD	County	$123,919.00
76	BROAD RIVER RD	County	$0.00
77	BROAD RIVER RD	County	$0.00

Sidewalks

MapID	FullName	Location	Cost
1	COLUMBIANA DR	City	$1,194,944.00
2	COLUMBIANA DR	City	$486,227.00
4	BROAD RIVER RD	City	$109,367.00
5	BLOOM ST	City	$41,564.00
6	GERVAIS ST	City	$8,638.00
7	GERVAIS ST	City	$1,449,317.00
8	BROAD RIVER RD	City	$1,498,311.00
10	LEESBURG RD	City	$475,200.00
12	GERVAIS ST	City	$84,160.00
13	HUGER ST	City	$256,861.00
14	BROAD RIVER RD	City	$2,449,424.00
15	PARK ST	City	$170,570.00
16	PARK ST	City	$170,570.00
17	CLEMSON ROAD EXT	City	$164,174.00
18	BRATTON ST	City	$386,662.00
19	CALHOUN ST	City	$91,166.00
20	FRANKLIN ST	City	$785,585.00
21	FORT JACKSON BLVD	City	$1,141,200.00
22	GRAND ST	City	$714,624.00
23	JEFFERSON ST	City	$301,242.00
24	LAUREL ST	City	$359,868.00
25	LINCOLN ST	City	$198,475.00
26	VIN ST	City	$194,419.00
27	WAGNOLIA ST	City	$828,458.00
28	MAIN ST	City	$1,449,317.00
29	MILDRED AVE	City	$151,324.00
30	ROYSTER ST	City	$95,357.00
31	SCHOOL HOUSE RD	City	$402,881.00
32	SENATE ST	City	$476,238.00
33	SUMTER ST	City	$1,449,317.00
34	VEVEN ST	City	$154,446.00
35	WAYNE ST	City	$366,828.00
36	WILDWOOD AVE	City	$286,284.00
37	WILEY ST	City	$280,896.00
38	WOODVIEW ST	City	$187,264.00
39	S SHANNON ST	City	$368,314.00
40	ASHLEY RIDGE	City	$1,449,317.00
41	BLANCHE RD	City	$51,891.00
43	PELHAM DR	City	$346,774.00
44	PINEVIEW RD	City	$1,449,317.00
45	PROSPECT ST	City	$137,938.00
46	SUNSET DR	City	$45,360.00
47	VETERANS RD	City	$45,360.00
48	PERCIVAL RD	City	$780,000.00
50	BLUFF RD	City	$0.00
51	ATLAS RD	City	$0.00
52	BROAD RIVER RD	City	$0.00
1	CLEMSON RD	County	$402,896.00
2	LONGWOOD RD	County	$393,600.00
11	TWO NOTCH RD	County	$21,703.00
40	LOWER RICHLAND BLVD	County	$360,877.00
49	POLO RD	County	$0.00
52	BROAD RIVER RD	County	$0.00

Widening

MapID	FullName	Location	Cost
1	PINEVIEW RD	City	$18,200,000.00
2	ATLAS RD	City	$7,700,000.00
3	CLEMSON ROAD EXT	City	$23,400,000.00
4	POLO RD	City	$16,900,000.00
10	BLUFF RD	City	$16,700,000.00
12	SPEARS CREEK CHURCH RD	City	$26,600,000.00
13	N MAIN ST	City	$30,000,000.00
14	LEESBURG RD	City	$4,000,000.00
15	BROAD RIVER RD	City	$4,000,000.00
5	BLYTHEWOOD RD	County	$8,000,000.00
6	LOWER RICHLAND BLVD	County	$6,100,000.00
7	BROAD RIVER RD	County	$29,000,000.00
9	POLO RD	County	$12,000,000.00
11	BLYTHEWOOD RD	County	$12,000,000.00

Interchange Upgrades

MapID	Street 1	Street 2	Street 3	Location	Cost
1	Broad River Rd / I-26 Int	<Null>	<Null>	City	$24,000,000.00

Intersection Upgrades

MapID	Street 1	Street 2	Street 3	Location	Cost
01	Farrow Rd	Pisgah Church Rd		City	$3,600,000.00
02	Monticello Rd	N Main St		City	$1,400,000.00
09	Clemson Rd Ex	Sparkleberry Ln	<Null>	City	$1,100,000.00
12	Bull St	Elmwood Ave	NO NAME - Unk	City	$2,000,000.00
13	Percival Rd	Screaming Eagle Rd		City	$1,000,000.00
02	Clemson Rd	N Springs Rd	Blaine Rd	County	$3,500,000.00
03	Garners Ferry Rd	Harmon Rd	Hard Scrabble Rd	County	$3,500,000.00
06	Broad River Rd	Rushmore Rd	<Null>	County	$3,700,000.00
07	Killian Rd	Wilson Blvd	<Null>	County	$3,000,000.00
08	Garners Ferry Rd	Harmon Rd	Sharell Hill Rd	County	$3,500,000.00
10	N Springs Rd	Risdon Way	<Null>	County	$1,800,000.00
11	Hard Scrabble Rd	Kelly Mill Rd	Stone Pond Rd	County	$1,900,000.00
14	Granger Rd	Kennerly Rd	Steeple Ridge Rd	County	$1,900,000.00
15	Harrington Dr	N Springs Rd	<Null>	County	$2,000,000.00

Greenways

Project Name	Budgeted Cost
Crane Creek	$1,240,000.00
Crane Creek	$765,915.00
Crane Creek	$765,968.00
Gills Creek A	$2,246,160.00
Gills Creek B	$1,787,897.00
Smith/Rocky Branch	$431,183.00
Smith/Rocky Branch	$1,365,565.00
Smith/Rocky Branch	$951,000.00
Three Rivers Greenway Extension	$7,902,242.00
Lower Smith Greenway	$852,730.00
Oakman Blvd Connector	$105,196.00
Gateway Walk Connector	$1,045,645.00
Polo/Windsor Lake Connector	$345,545.00
Gills Creek North Greenway	$164,882.00

Special

Project Name	Type	Begin	End	Budgeted Cost
Shop Road Extension	New location	<Null>	<Null>	$71,000,000.00
Kelly Mill Road	Intersection/Access/Entrance	<Null>	<Null>	$1,500,000.00
Intersection Transportation-Related Projects	Bridge over RR	Green St	Williams St. extension	$20,000,000.00
Broad River Road	Interchange Improv.	I-26	Rushmore Rd	$24,000,000.00
Neighborhood Transp. Projects	<Null>	County Wide	<Null>	$63,000,000.00
Commerce Drive Improvements	<Null>	Royster Street	Jim Hamilton Blvd	$1,000,000.00
Assembly Street R.R. Grade Separation	<Null>	<Null>	<Null>	$0.00

Intersection Enhancements

MapID	Street 1	Street 2	Street 3	Street 4	Location	Cost
01	Farrow Rd	Pisgah Church Rd	<Null>	<Null>	City	$94,536.00
02	Gervais St	Huger St			City	$94,536.00
03	Elmwood Ave	Park St			City	$94,536.00
04	Elmwood Ave	Main St			City	$94,536.00
05	Bull St	Elmwood Ave	NO NAME - Unk		City	$94,536.00
06	Blossom St	Saluda Ave			City	$94,536.00
11	Devine St	Harden St			City	$94,536.00
13	Devine St	Beltline			City	$94,536.00
14	Greene St	Huger St			City	$94,536.00
15	Huger St	Lady St			City	$94,536.00
16	Assembly St	Gervais St			City	$94,536.00
17	Assembly St	Washington St			City	$94,536.00
18	Assembly St	Blanding St			City	$94,536.00
19	Assembly St	Calhoun St			City	$94,536.00
20	Blanding St	Main St			City	$94,536.00
21	Laurel St	Main St			City	$94,536.00
22	Calhoun St	Main St			City	$94,536.00
23	Rosewood Dr	N Marion St	Superior St		City	$94,536.00
24	Rosewood Dr	Parkwood St			City	$94,536.00
25	Rosewood Dr	Parkwood Dr	S Harden St		City	$94,536.00
26	Rosewood Dr	N Holly St			City	$94,536.00
27	Rosewood Dr	N Ott Rd			City	$94,536.00
28	Rosewood Dr	N Kilbourne Rd			City	$94,536.00
29	Beltline Blvd	Rosewood Dr			City	$94,536.00
30	Main St	Taylor St			City	$94,536.00
31	Main Rd	Garners Ferry Rd		NO NAME - Unk	City	$0.00
35	Assembly St	Greene St			City	$0.00
36	Assembly St	Pendleton St			City	$0.00
06	Alpine Rd	Alpine Rd Ex	Two Notch Rd	<Null>	County	$94,536.00
07	Alpine Rd	Two Notch Rd	Windsor Lake Blvd	<Null>	County	$94,536.00
08	N Springs Rd	Two Notch Rd	Clemson Rd	<Null>	County	$94,536.00
09	Sparkleberry Ln	Sparkleberry Ln Ex	Two Notch Rd	<Null>	County	$94,536.00
12	Parklane Rd	Two Notch Rd	<Null>	<Null>	County	$94,536.00
32	Garners Ferry Rd	Hallbrook Dr	<Null>	<Null>	County	$0.00
33	Polo Rd	Two Notch Rd	<Null>	<Null>	County	$0.00
34	Shelton Hill Rd	Polo Rd	<Null>	<Null>	County	$0.00

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Legal**

FROM: ***Shari Ardis, Legal Office Manager***

SUBJECT: **Ordinance No.: 2017-022 - Authorizing the City Manager to execute a Sixth Amendment to Lease between the City of Columbia and Old Boy Properties, LLC for property consisting of 100± acres in Richland County, South Carolina being a portion of the property formerly owned by Columbia Venture, LLC and Sunday School, LLC**

FINANCIAL IMPACT: **First reading approval was given on May 2, 2017.**

ATTACHMENTS:

- **#a:** 2017-022 authorize 6th Amend Old Boy Properties Lease (PDF)

HISTORY:

05/02/17	**Columbia City Council**	**APPROVED ON FIRST READING**

LEGAL DEPARTMENT DRAFT

ORDINANCE NO.: 2017-022

Authorizing the City Manager to execute a Sixth Amendment to Lease between the City of Columbia and Old Boy Properties, LLC for property consisting of 100± acres in Richland County, South Carolina being a portion of the property formerly owned by Columbia Venture, LLC and Sunday School, LLC

BE IT RESOLVED by the Mayor and City Council this ___ day of _____, 2017, that the City Manager is authorized to execute the attached Sixth Amendment of Hunting Lease between the City of Columbia and Old Boy Properties, LLC.

Requested by:

Assistant City Manager Gentry

_____
Mayor

Approved by:

_____
City Manager

Approved as to form:

Senior Assistant City Attorney

ATTEST:

_____
City Clerk

Introduced:
Final Reading:

Last revised: 4/11/2017
11-RP-005
17021864

LEGAL DEPARTMENT DRAFT

SIXTH AMENDMENT OF HUNTING LEASE

THIS SIXTH AMENDMENT OF HUNTING LEASE made effective as of the ___ day of _____, 2017, by and between the City of Columbia (hereinafter called "LESSOR") and Old Boy Properties, LLC, a South Carolina limited liability company (hereinafter called "LESSEE").

W I T N E S S E T H:

WHEREAS, LESSOR and LESSEE entered into that certain Hunting Lease dated June 7, 2011, (the "LEASE");

WHEREAS, LESSOR and LESSEE entered into that certain First Amendment of Hunting Lease effective as of February 21, 2012; and, LESSOR and LESSEE entered into that certain Second Amendment of Hunting Lease effective as of May 21, 2013; and LESSOR and LESSEE entered into that certain Third Amendment of Hunting Lease effective as of May 20, 2014; and LESSOR and LESSEE entered into that certain Fourth Amendment of Hunting Lease effective as of May 26, 2015; and LESSOR and LESSEE entered into that certain Fifth Amendment of Hunting Lease effective as of April 4, 2017; and,

WHEREAS, LESSOR and LESSEE have agreed to modify the terms of the LEASE pursuant to the terms set forth herein;

NOW, THEREFORE, for and in consideration of Ten Dollars ($10.00) paid by each of the parties hereto to the other, the receipt and sufficiency of which is hereby acknowledged, and in the further consideration of the agreements contained herein, the parties agree that the LEASE is amended as follows:

Section Two, "Term", shall be amended to the following:

The term of this Hunting Lease shall cover a one-year period commencing on April 1, 2017, and expiring on March 31, 2018.

Except as specifically modified herein, the terms of the LEASE are hereby ratified and confirmed by LESSOR and LESSEE and such terms contained therein shall continue with the same force and effect as if set forth herein and are incorporated herein by reference.

IN WITNESS WHEREOF, the undersigned have executed this Sixth Amendment as of the day and year first above written.

Witnesses:

_____

_____

CITY OF COLUMBIA

By: _____
Teresa B. Wilson
Its: City Manager
Date: _____

OLD BOY PROPERTIES, LLC

_____

_____

By: _____
Print Name: _____
Its: _____
Date: _____

Last revised: 4/11/2017
11-RP-005
17021864

APPROVED AS TO FORM

Legal Department City of Columbia, SC

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Legal**

FROM: ***Shari Ardis, Legal Office Manager***

SUBJECT: **Resolution No.: R-2017-044 - Authorizing consumption of beer and wine beverages only at Jerry Fest at the Five Points Fountain on October 1, 2017**

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** R-2017-044 Jerry Fest in Five Points (Oct 1)(PDF)

LEGAL DEPARTMENT DRAFT

RESOLUTION NO.: R-2017-044

Authorizing consumption of beer and wine beverages only at Jerry Fest at the Five Points Fountain on October 1, 2017

WHEREAS, the Five Points Association is sponsoring Jerry Fest on Sunday, October 1, 2017 on Saluda Avenue at the fountain plaza; and,

WHEREAS, the Association has requested permission for the temporary closing and use of Saluda Avenue between the fountain plaza and Starbuck's building at the intersection of Greene Street from 2:30 p.m. until 10:00 p.m., for preparation of the area for an outdoor event to be held during the hours of 3:00 p.m. and 10:00 p.m., and for patrons to consume beer and wine beverages at the event during the hours of 3:00 p.m. and 9:30 p.m.; and,

WHEREAS, it has been determined that such an event would be in the public interest; NOW, THEREFORE,

BE IT RESOLVED by the Mayor and Council this ___ day of _____, 2017, that the sale beer and wine beverages only is authorized between the hours of 3:00 p.m. and 9:30 p.m. on Sunday, October 1, 2017 on Saluda Avenue at the fountain plaza; and,

BE IT FURTHER RESOLVED that all vendors be restricted to stationary location; and,

BE IT FURTHER RESOLVED that possession and consumption of alcoholic liquors or alcoholic beverages other than beer and/or wine beverages within the event area is prohibited; and,

BE IT FURTHER RESOLVED that VIP tents or VIP areas for the possession and consumption of alcoholic liquors or alcoholic beverages, other than beer or wine beverages, within the event area are prohibited; and,

BE IT FURTHER RESOLVED that organizer is responsible or shall make arrangements for the cleanup of all trash and debris within the festival area and within the designated area of impact as shown on the attached drawing, and shall place same in the roll carts provided by the City. Any overflow of trash and debris shall be placed in garbage bags with the top securely closed and placed beside the City roll carts. The number of roll carts needed for the event shall be determined by organizer and the City Solid Waste Division prior to the event and placed throughout the event area to ensure that trash and debris are well contained. Roll carts and bagged trash and debris shall be returned to the collection point designated by the City in a timely manner. If the organizer has not opted to use City services to clean up the festival area and within the designated area of impact as shown on the attached drawing, any costs incurred by the City in removing loose trash and debris within the festival area and within the designated area of impact as shown on the attached drawing, which the organizer has failed to clean up, shall be billed to and paid by the organizer; and,

BE IT FURTHER RESOLVED that outdoor possession and consumption of beer and wine beverages, all outdoor musical performances and use of sound-amplifying devices shall end by 10:00 p.m. due to the proximity of the event to residential properties; and,

BE IT FURTHER RESOLVED that only pedestrian traffic will be allowed within the area. All other traffic, including, but not limited to, automobiles, trucks, motorcycles, mopeds, bicycles, skateboards, and horses, except police horses, is prohibited. All pets, including snakes, shall be prohibited. Coolers, glass bottles and breakable glasses and/or cups shall be prohibited; and,

BE IT FURTHER RESOLVED that during the designated time the closed portion of Saluda Avenue between the fountain plaza and Starbuck's building at the intersection of Greene Street, with the exception of the parking area and any other areas posted as to not allow alcoholic beverages, shall be declared to be a Public Park and provisions of Chapter 15, Parks and Recreation, Sec. 15-1, 15-2 and 15-3, 1998 Code of Ordinances of the City of Columbia, South Carolina are in effect. Pursuant to Chapter 14, Offenses and Miscellaneous Provisions, Article IV, Offenses Against the Public Peace and Order, Sec. 14-99, 1998 Code of Ordinances of the City of Columbia, South Carolina, Saluda Avenue between the fountain plaza and Starbuck's building at Greene Street, with the exception of the parking area and any other areas posted as to not allow alcoholic beverages, is deemed to be the site of a public festival at which alcoholic beverages may be consumed and the prohibition against possession or consumption of alcoholic beverages set forth in Sec. 14-99 shall not

apply. Possession and consumption of beer and wine beverages shall be permitted only in provided by vendors within the areas designated.

BE IT FURTHER RESOLVED that during the designated time the closed portion of Saluda Avenue between the fountain plaza and Starbuck's building at the intersection of Greene Street, with the exception of the parking area and any other areas posted as to not allow alcoholic beverages, shall be declared to be a Public Park and provisions of Chapter 15, Parks and Recreation, Sec. 15-1, 15-2 and 15-3, Code of Ordinances of the City of Columbia, South Carolina are in effect. Pursuant to Chapter 14, Offenses and Miscellaneous Provisions, Article IV, Offenses Against the Public Peace and Order, Sec. 14-99, 1998 Code of Ordinances of the City of Columbia, South Carolina, the closed portion of Saluda Avenue between the fountain plaza and Starbuck's building at the intersection of Greene Street, with the exception of the parking area and any other areas posted as to not allow alcoholic beverages, is deemed to be the site of a public festival at which beer and wine beverages only may be consumed and the prohibition against possession or consumption of alcoholic beverages set forth in Sec. 14-99 shall not apply. Possession and consumption of beer and wine beverages shall be permitted only in plastic cups, plastic or aluminum bottles or aluminum cans provided by vendors within the areas designated.

PROVIDED, FURTHER, that the event organizer shall provide the names and cell phone numbers of a least two contact persons who can receive complaints during the event, including any set up and breakdown times. The cell phones shall remain on at all times during the event and during any set up and breakdown time.

PROVIDED, FURTHER, that failure of the event organizer to strictly comply with the time frames and other requirements and responsibilities set forth in this resolution may result in a denial of subsequent requests to allow the event.

PROVIDED, HOWEVER, that no solicitation or transactions be made in violation of Sec. 14-32, 1998 Code of Ordinances of the City of Columbia, South Carolina.

BE IT FURTHER RESOLVED that in the event of inclement weather on Sunday, October 1, 2017, the City Manager is authorized to approve the rescheduling of the event for another date within one (1) week from the date of the originally scheduled event upon receiving twenty-four (24) hours written notice requesting the rescheduling of the event. The hours of operation for the event, service of beer and wine at the event and closing of streets for set up, clean up and crowd control of the event shall remain as outlined above.

BE IT FURTHER RESOLVED that should the organizer reschedule the event for another date beyond one (1) week from the date of the originally scheduled event, a request for a resolution of City Council approving the new date of the event shall be required.

Requested by:

Senior Assistant City Manager Baker

_____
Mayor

Approved by:

_____
City Manager

Approved as to form:

Deputy City Attorney

ATTEST:

_____
City Clerk

Introduced:
Final Reading:

Last Revised: 4/19/2017
17042312

LEGAL DEPARTMENT DRAFT

DATE: April 12, 2017	NAME OF REQUESTOR: Five Points Association/Amy Beth Franks
EVENT NAME/PURPOSE (i.e., St. Patrick's/Charity Fund-raiser	JerryFest (free outdoor concert)
DATE(S) OF EVENTS:	Sunday, October 1, 2017
LOCATION OF EVENT (i.e., Amphitheater area of Finlay Park; 1200 and 1300 blocks of Main Street)	Saluda Avenue - between the fountain and the building with Starbucks
STREET(S) TO BE CLOSED (i.e., 1200 and 1300 blocks of Main Street and 1100 and 1200 blocks of Lady Street)	Saluda Avenue between Starbucks and the fountain, only
HOURS FOR STREET(S) TO BE CLOSED (i.e., 5:00 p.m.m - 12:00 a.m. ALLOW TIME FOR SET UP/CLEAN UP	2:30 pm - 10:00 pm
HOURS OF EVENT (i.e., 6:00 p.m. - 10:00 p.m.)	3:00 pm - 10:00 pm
HOURS OF SERVICE OF BEER/WINE (Service should end one-half hour prior to end of event, i.e., event is 6-10 p.m., beer/ wine service is 6-9:30 p.m.)	3:00 pm - 9:30 pm

Please submit requests by mail, e-mail or fax at least ***sixty (60) days in advance of the event*** to allow for preparation and review of the Resolution and scheduling on Council's agenda. Requests may be sent by e-mail (slardis@columbiasc.net), fax (737-4250) or mail, POB 147, Columbia, SC 29217. A draft Resolution will be prepared and forwarded for your review as well as to the Police Department Special Events office and to Parks and Recreation if the event is to be held in a City park.

PLEASE NOTE: **This form should only be used for public events where beer and/or wine are to be sold and consumed on City property** (i.e., Five After Five, St. Patrick's Festival, Concerts in Finlay Park, etc.).

This form **should not** be used to request use of City property for **private** events (birthday, retirement, anniversary parties, etc.) nor for sidewalk sales. Requests for private events at City parks should be made through the Parks and Recreation Department. Requests for sidewalk sales should be made to the City Manager.

Legal Department - Shari Ardis; 737-4242; slardis@columbiasc.net
Police Department Special Events - Officer Robert Hall; 545-3535; rjhall@columbiasc.net
Parks and Recreation - Loretta Coleman; 545-3100; lacoleman@columbiasc.net

Submit by Email

N
W
E
S

CITY of COLUMBIA, S.C.
JUSTITIA VIRTUTUM REGINA
We Are Columbia

HARDEN ST
LAURENS ST
GREENE ST
SALUDA AVE
DEVINE ST
BLOSSO
VE

0 25 50 100 150 200
Feet

Both Sides of the Street

Legend

JerryFest

Perimeter Clean-up Boundary

Document Path: W:\GIS\GIS_COC_Projects\Departments\Public_Works\Administration\20140519_Crawfish_jrtinsley\mxd\02042016_JerryFest.mxd

We Are Columbia

MEETING DATE:	**May 16, 2017**
DEPARTMENT:	**Public Works**
FROM:	***Robert Anderson,***
SUBJECT:	**American Public Works Week Proclamation - Mr. Robert Anderson, Director of Public Works**
PRESENTER:	**Robert Anderson**
FINANCIAL IMPACT:	
CLEAN WATER 2020?:	**No**

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **City Clerk**

FROM: ***Erika Moore, City Clerk***

SUBJECT: **Special Presentation - Ms. Susan Carson Lambert, Coordinator for the Midlands Food Alliance**

FINANCIAL IMPACT:

STRATEGIC GOALS: **Collaborate and partner with entities**

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Public & Media Relations**

FROM: ***Leshia Utsey, Director***

SUBJECT: **Recognition of Local Entrepreneur / Inventor Ms. Darla Davenport-Powell - The Honorable Sam Davis**

PRESENTER: **Mayor Benjamin and Councilman Davis**

FINANCIAL IMPACT:

CLEAN WATER 2020?: **No**

STRATEGIC GOALS: **Grow opportunities for entrepreneurship**

Darla Davenport-Powell is the Creator of the Niyakids and founder of I AM ENUF Foundation, Inc. – a non-profit mentoring organization that helps young people to embrace their unique individuality and celebrate the differences in others.

ATTACHMENTS:

- **#a:** Niya's World

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **City Clerk**

FROM: ***Erika Moore, City Clerk***

SUBJECT: **Sally Salamander: A Proposal for Expansion and Promotion - Heathwood Hall Episcopal School Students**

FINANCIAL IMPACT: **Marra Edwards, Kate Nassab, DQ Joseph, Philip Brewer, Tanner Senn, Roy Mathews, William McKelvey, and Lawson Leidinger**

STRATEGIC GOALS: **Collaborate and partner with entities**

ATTACHMENTS:

- **#a:** Sally Salamander - City Council Presentation (PDF)

Sally Salamander

A Proposal for Expansion and Promotion

State and Local Government, 2017
Heathwood Hall Episcopal School

Original Sites

1. Columbia Regional Visitors Center
2. South Carolina State House
3. Arcade Mall
4. Palmetto Building
5. Never Bust by Blue Sky
6. Columbia Museum of Art
7. Richland County Public Library
8. The Big Apple
9. Blue Marlin
10. Adluh Flour Mills

Meetings with City groups

Leadership columbia, Elizabeth Cardell
Columbia Visitors Bureau, andrea mensink
Historic Columbia, james quint and john sherrer
Richland County Public Library, debbie bloom and margaret cooper dunlap
City Center Partnership, matt kennell and karel givens
One Columbia, lee snelgrove
ETV, amy shumaker
Central Carolina Community Foundation, JoAnn turnquist and erin johnson

First list of potential new salamander sites

First Baptist Church
Robert Mills House
Mast General Store
Motor Supply Restaurant
TAPPs Building
USC Horseshoe
Trinity Episcopal Church
Villa tronco restaurant
King's Jewelers
Lula drake wine bar
Oak table restaurant
Sweet cream

sheraton hotel
Gervais street publix
finlay park
edventure
bethel ame church
greek orthodox church
al's upstairs restaurant
firefly stadium - spirit communications park
nickelodeon theatre
hanging drums
lincoln street tunnel
gong

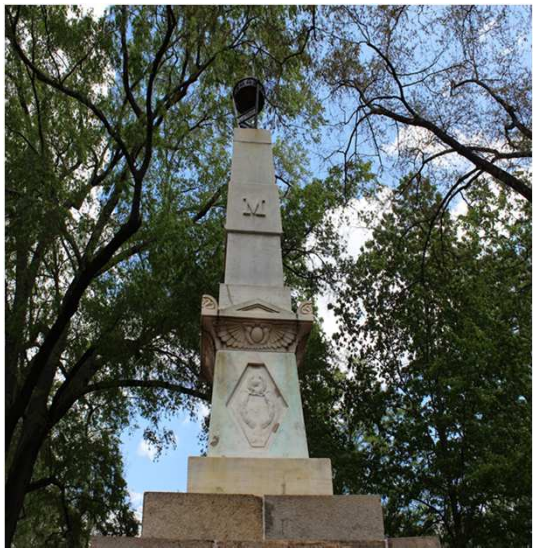
Cut #1: Walkability

Gervais street publix
Finlay park
Edventure children's museum
Bethel ame church
Greek orthodox church
Al's upstairs restaurant
Spirit communications park - firefly baseball stadium

Remaining new potential salamander sites

First Baptist Church
Sheraton Hotel
Mast General Store
TAPPS Building
Motor Supply
Nickelodeon Theatre
USC Horseshoe
Lincoln Street Tunnel
Trinity Episcopal Church

Villa Tronco
King's jewelers
Lula Drake Wine Bar
Oak Table
Gong
Sweet Cream
Robert Mills House
Hanging Drums



Criteria

Historical Significance

Safety/Comfort

Artistic/Architectural Value

Appeal to Different Age Groups

Potential for Economic Development

#11: USC Horseshoe

#11: USC Horseshoe

Historical Significance

The horseshoe was the original campus of the university of south carolina when it was founded in 1801.

Safety/Comfort

The Horseshoe is shaded by large oak trees, and is regularly patrolled by campus police.

Appeal to different Age Groups

Prospective usc students visiting columbia and residents of the city who use the horseshoe for recreational activities will be introduced to the tour.

Architectural Value

The buildings of the horseshoe represent federal, regency and various other architectural styles. The south caroliniana library on the horseshoe was designed by robert mills - the united states' first federal architect and south carolina native

#12: Hanging Drums

#12: Hanging Drums

Artistic Value

Public art sculpture created by local artists consisting of five steel drums constructed from propane tanks.

Safety/comfort

The drums are located on a shaded portion of main street, and provide a place to sit and rest during the tour

Appeal to different age groups

The drums will provide entertainment for children on the tour

Potential for economic development

The placement of a salamander at the drums could increase business for Drip Coffee, immediately adjacent to the sculpture

#13: Lincoln street tunnel

#13: Lincoln street tunnel

Historical Significance

The tunnel is a 100 year-old railroad tunnel, part of the seaboard air line railway

Artistic value

The 2017 leadership columbia class has commissioned local artists to paint murals depicting the history and culture of the city

Appeal to different age groups

The tunnel appeals to various groups, including tourists and residents. It is utilized by bikers and pedestrians.

#14: Trinity Cathedral

#14: Trinity Cathedral

Historical Significance

Trinity episcopal church is one of the oldest houses of worship in columbia, founded in 1810. Several prominent figures are buried in her churchyard, including revolutionary war heroes and six past governors of south carolina.

Architectural Value

Modeled after Yorkminster Cathedral in England, the church is an example of English Gothic Revival style with a cruciform shape, two ornate front towers, arched oak doors, and four-shouldered buttresses.

safety/comfort

The church is safely located in the heart of downtown Columbia, only a block from the statehouse and USC's campus, in either direction. There are safe sidewalks and shady trees surrounding the church grounds.

#15: Sheraton hotel

#15: Sheraton hotel

Historical significance

The Sheraton Hotel was built in 1913, and was added to the National Register of Historic Places in 1980

Architectural value

When first constructed, the Sheraton was considered the tallest building in Columbia. The building is unique in its design because of the Gothic Revival detail.

safety/comfort

The sheraton is in the heart of the main street district, and offers shuttle service to many popular sites around downtown columbia.

Appeal to different age groups

The sheraton is a popular hotel for tourists of various ages visiting columbia

Economic development

The sheraton's many guests would be introduced to the other salamander sites, increasing business to all

#16: Mast General store

#16: Mast General store

Historical significance

The building that houses the Mast General store was built in the 1870s, and while there has been several renovations the building's main structure and architecture has been maintained.

Appeal to different age groups

Young children will be entertained by the large selection of toys and overflowing candy bins, while adults frequent the store for outdoor and sporting gear.

Economic development

Not only could the salamander tour increase business to mast general, but the store will be an ideal location to market sally salamander merchandise.

#17: Oak table restaurant

#17: Oak table restaurant

Architectural value

There is a vintage oak table at the center of the restaurant, as a symbol of the integrity and originality of the establishment. Through the enormous windows, patrons enjoy incredible views of the statehouse.

Safety/comfort

Just across from the statehouse grounds, the building also offers extensive meeting spaces for professionals

Economic development

The restaurant serves locally grown produce, which supports south carolina farmers. In addition, the salamander tour will become visible to the oak table's many customers

#18: Villa tronco restaurant

#18: Villa tronco restaurant

Historical significance

The former Palmetto Fire Engine Company's building was constructed in 1866 when William Byrd Stanley was the president of the Fire Company. Stanley also served as the mayor of Columbia for two terms. Presently 1213 Blanding Street houses Columbia's oldest Italian restaurant, Villa Tronco. The Tronco's were one of the first people to introduce pizza to Columbia.

Appeal to different age groups

Villa Tronco is an Italian restaurant that is open to all ages

Economic development

Villa Tronco is a family operated business and would benefit from the Sally Salamander project potentially boosting interest from consumers.

#19: Sweet cream company

#19: Sweet cream company

safety/comfort

Sweet cream in located in the heart of the main street district which is currently undergoing several revitalization projects.

Appeal to different age groups

Children participating in the sally salamander tour can enjoy a frozen treat, while coffee drinks are available for adults.

Economic development

The sally salamander tour can provide an additional economic boost to this already popular locally owned business. A flavor of ice cream could be developed to further promote the tour.

#20: Gong

#20: Gong

Artistic value

The Gong was created by local artists Clark Ellefson and Matthew Kramer, who said that Marvin Chernoff, who was a public relations mastermind, inspired them to come up with the idea to create the Gong. bright, lively colors that were reflective of Chernoff were used in the gong.

safety/comfort

The gong is located in the vista district surrounded by many popular restaurants

Appeal to different age groups

As a piece of art, the gong will attract adults. Children will also be interested in the gong's musical capabilities.

Next steps

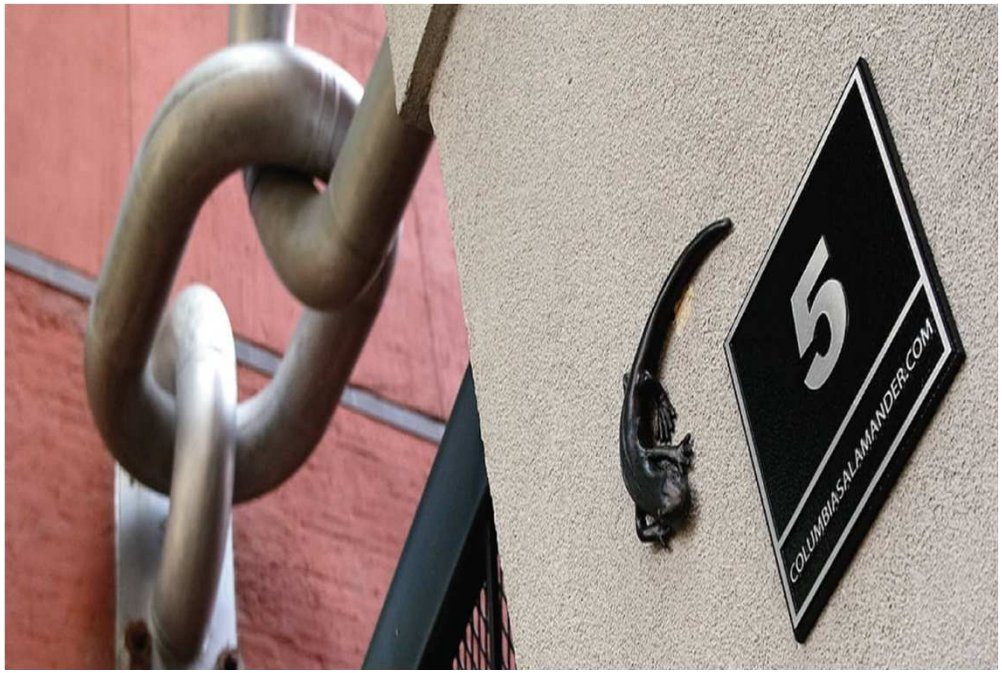
New Salamanders

Carolina Bronze is going to create a rubber mold from an existing salamander

- $150, paid for by Columbia Visitors Bureau

Each new salamander will be $165

Corresponding numbered plaques that hang beside each salamander will be $130



Next steps

Marketing and promotion

Launch event

A sally salamander themed soda city market could publicize the tour to a diverse population of columbia residents

SC Elementary schools

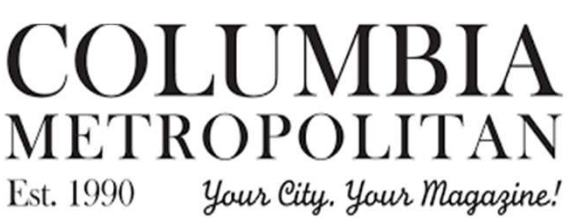
Sally salamander can be included in the study of south carolina

Next steps

Marketing and promotion

Press release

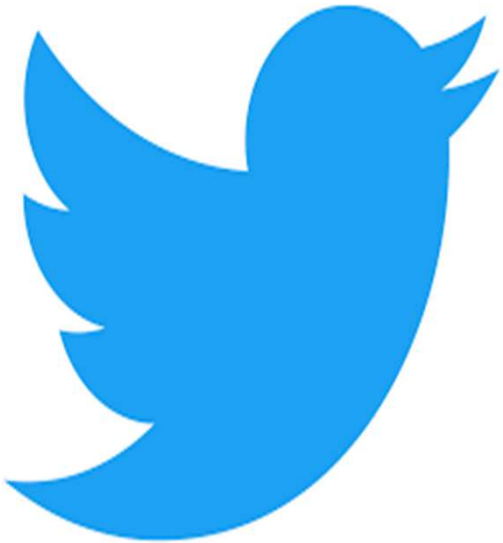
To accompany the launch event, press releases should be sent to all major local media outlets



Next steps

Marketing and promotion

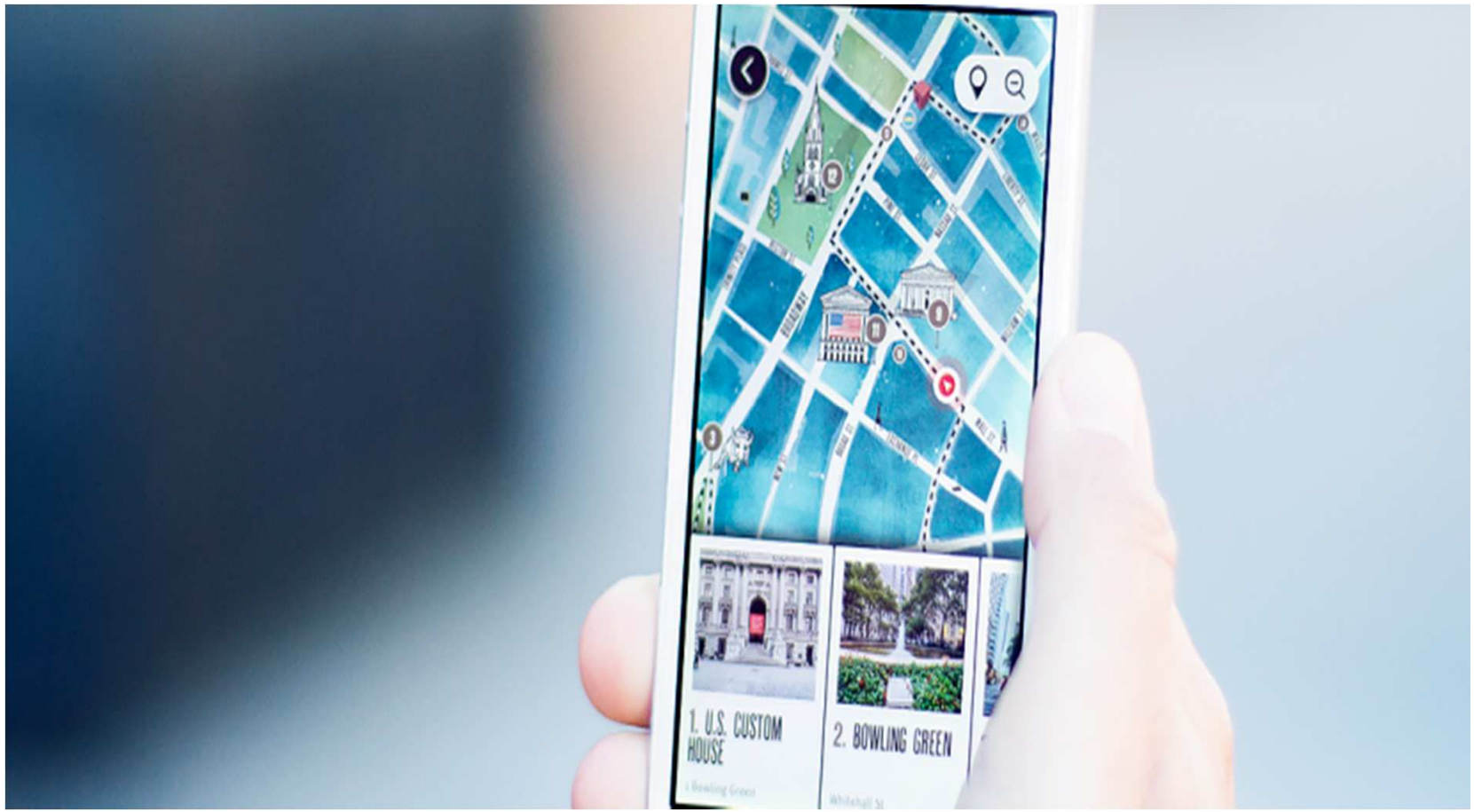
Social media



Continued heathwood hall collaboration

Sally Salamander Walking Tour App

Created by upper school computer programming students

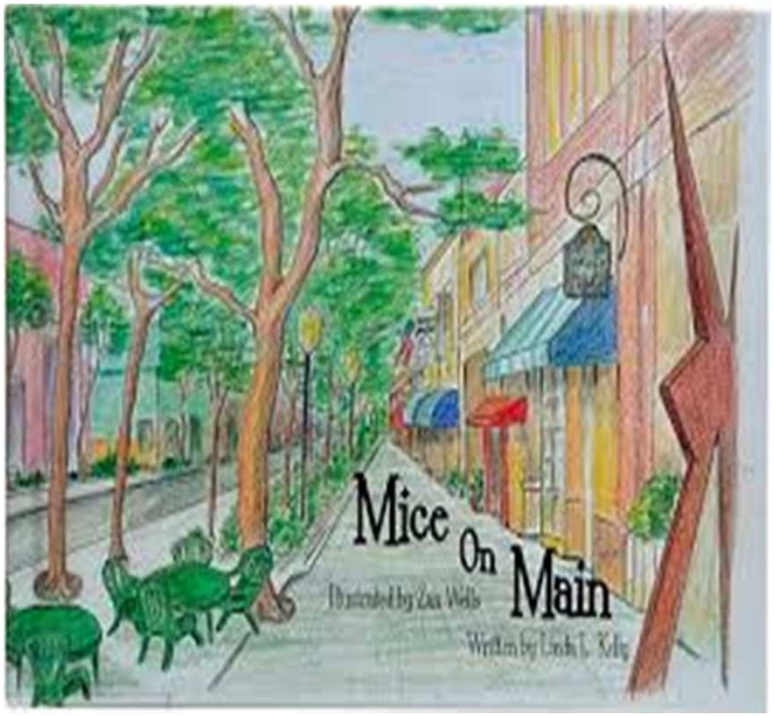


Continued heathwood hall collaboration

Sally salamander children's book

Written by upper school creative writing class

Illustrated by middle school and upper school art students



Continued heathwood hall collaboration

Additional Sally Salamander Merchandise

COLUMBIA SC

The REAL SOUTHERN HOT SPOT

Home of...

Sally Salamander

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Community Development**

FROM: ***Gloria Saeed, Interim Director***

SUBJECT: **Flood Recovery / CDBG-DR Program Update - Ms. Gloria Saeed, Director of Community Development**

PRESENTER: **Gloria Saeed**

FINANCIAL IMPACT:

CLEAN WATER 2020?: **No**

We are requesting inclusion of the Community Development Block Grant Disaster Recovery (CDBG-DR) Program Update on the May 16, 2017 City Council Agenda. This presentation will outline next steps for the City to rollout the CDBG-DR Action Plan which was approved by HUD on January 24, 2017.

A brief PowerPoint presentation is attached.

Please contact me at 545-3766 or gjsaeed@columbiassc.net <mailto:gjsaeed@columbiassc.net>, if you have any questions regarding this information.

Thank you.

ATTACHMENTS:

- **#a:** Memo City Council Agenda Flood Program Update (DOCX)
- #b: DR Implementation Strategy VK (PPTX)

INTER OFFICE MEMORANDUM

DATE: May 5, 2017

TO: Erika Moore, City Clerk
Missy Gentry, Assistant City Manager

FROM: Gloria Saeed, Community Development Director

SUBJECT: Request for City Council Agenda – May 16th, 2017 – Flood Recovery Program Update

We are requesting inclusion of the Community Development Block Grant Disaster Recovery (CDBG-DR) Program Update on the May 16, 2017 City Council Agenda. This presentation will outline next steps for the City to rollout the CDBG-DR Action Plan which was approved by HUD on January 24, 2017.

A brief PowerPoint presentation is attached.

Please contact me at 545-3766 or gjsaeed@columbiassc.net, if you have any questions regarding this information.

Thank you.

Assisting single-family, owner-occupied or rental properties that suffered the greatest damage from the October 2015 Flood.

COMMUNITY DEVELOPMENT
CITY OF COLUMBIA

RAIN
Recovery Assistance for Impacted Neighborhoods

We Are Columbia

Overview

- Priorities
- Implementation Strategy
- Eligibility
- Launch & Timeline

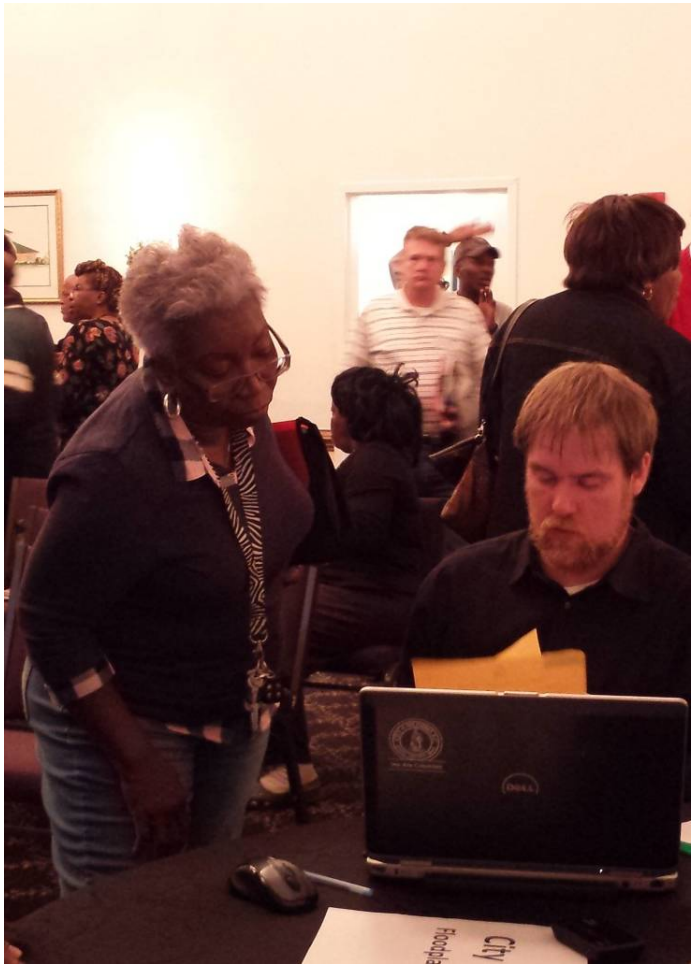
COMMUNITY DEVELOPMENT
CITY OF COLUMBIA

RAIN
Recovery Assistance for Impacted Neighborhoods

We Are Columbia

Priorities

- Low to moderate income households
- Age 62 or older
- Disabled or veteran
- Female head of household



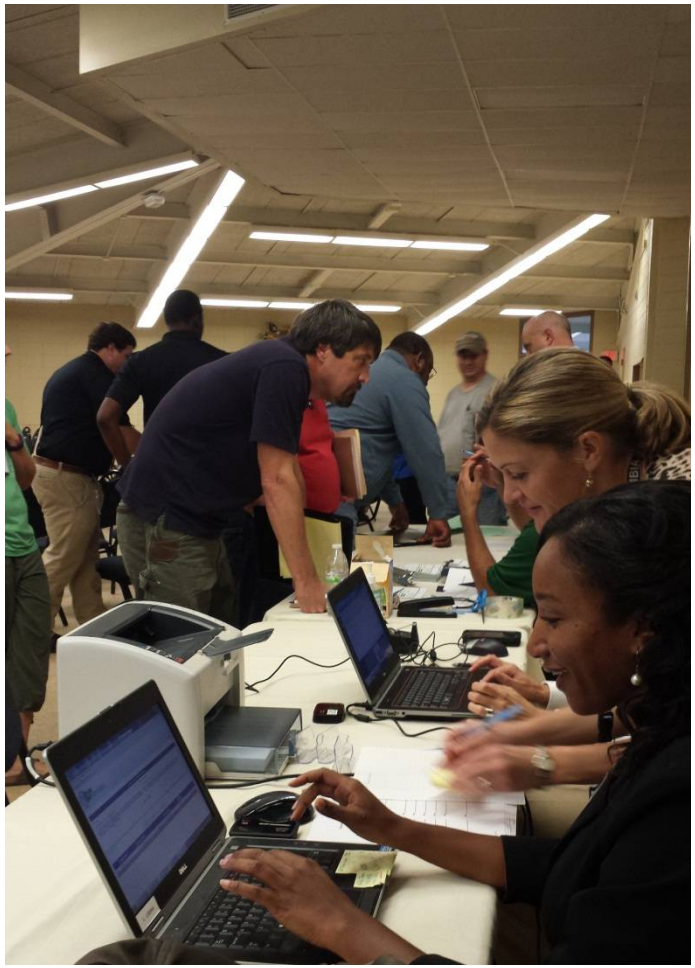
COMMUNITY DEVELOPMENT
CITY OF COLUMBIA

RAIN
Recovery Assistance for Impacted Neighborhoods

We Are Columbia

Implementation Strategy

- Considerations
  - Disaster recovery is a 6 year program
  - FEMA registration required
- Approach
  - Manage public expectations through targeted outreach
  - Address greatest damage and most vulnerable populations first



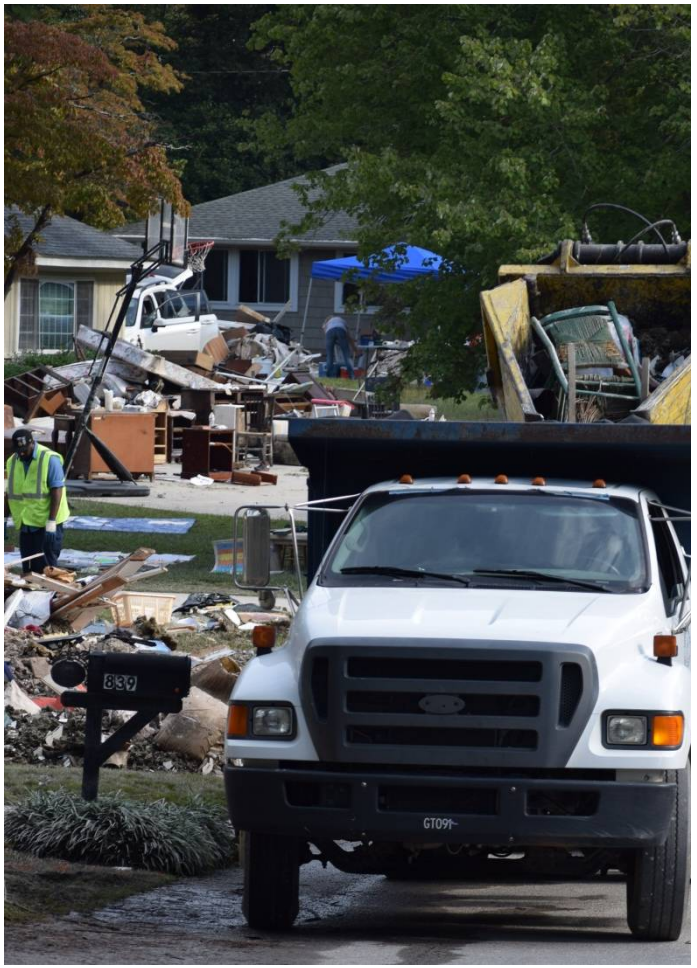
COMMUNITY DEVELOPMENT
CITY OF COLUMBIA

RAIN
Recovery Assistance for Impacted Neighborhoods

We Are Columbia

Eligibility: Overall

- Program Requirements
  - 70% of total allocation must benefit households with 80% or less of Area Median Income
  - Registered with FEMA
  - Damage is directly related to October 2015 Flood
  - Within city limits of incorporated Columbia
  - Owner-occupied primary residence at time of flood
  - Single family 1 to 4 units
  - Maintain flood insurance, if required



COMMUNITY DEVELOPMENT CITY OF COLUMBIA

RAIN Recovery Assistance for Impacted Neighborhoods

We Are Columbia

Eligibility: Columbia Housing Assistance Program

- CHAP Requirements
  - Household must be at 80% or less of AMI
  - Unmet need exceeds $25,000
  - Sustained major or severe damages
  - Owner occupied primary residence

COMMUNITY DEVELOPMENT CITY OF COLUMBIA

RAIN Recovery Assistance for Impacted Neighborhoods

We Are Columbia

Eligibility: Small Rental Repair Program

- SRRP Requirements
  - Owners of rehabilitated property must rent to low to moderate income tenants
  - Must maintain affordable rent for three years
  - Sufficient gap financing, if required
- Residence Requirements
  - Must maintain flood insurance in perpetuity, if applicable
  - Structure is 1-4 units

COMMUNITY DEVELOPMENT CITY OF COLUMBIA

RAIN Recovery Assistance for Impacted Neighborhoods

We Are Columbia

Eligibility: Elevation Reimbursement Program

- ERP Requirements
  - Applied for FEMA Increased Cost of Compliance funding
- Residence Requirements
  - Single unit structure
  - Elevation required by floodplain ordinance is at least 50% complete prior to reimbursement
  - Elevations started after one year anniversary must halt work until environmental clearance is complete

COMMUNITY DEVELOPMENT CITY OF COLUMBIA

RAIN Recovery Assistance for Impacted Neighborhoods

We Are Columbia

Eligibility: Columbia Buyout Program

- CBP Requirements
  - Priority will be given to low to moderate income households
- Residence Requirements
  - Property located in flood plain
  - Sustained major-severe damage

COMMUNITY DEVELOPMENT CITY OF COLUMBIA

RAIN Recovery Assistance for Impacted Neighborhoods

We Are Columbia

Eligibility: Minor Rehabilitation Program

- MRP Requirements
  - Household must be 80% or less of AMI
  - Damage did not exceed $25,000
- Residence Requirements
  - Minor damage
  - Owner occupied primary residence
  - 1-2 units

COMMUNITY DEVELOPMENT CITY OF COLUMBIA

RAIN Recovery Assistance for Impacted Neighborhoods

We Are Columbia

Two Phase Launch

- Phase 1 – Major and Severe Damage
  - Columbia Housing Assistance Program
  - Elevation Reimbursement Program
  - Small Rental Repair Program
  - Small Business Disaster Recovery Program
  - Buyout Program
- Phase 2 – Minor Damage
  - Minor Repair Program

COMMUNITY DEVELOPMENT
CITY OF COLUMBIA

RAIN
Recovery Assistance for Impacted Neighborhoods

We Are Columbia

Timeline - Phase 1*

- **May 16** – City Council presentation of updated implementation strategy
- **May 22** – Letters mailed to all potential Phase 1 applicants
- **May 31-June 1** – Hold two public information sessions in the most severely damaged neighborhoods
- **June 5** – Case Managers schedule appointments with interested residents and begin the application process; conduct surveys of small business needs
- **July 5** – Begin economic development application process

* Proposed dates

COMMUNITY DEVELOPMENT
CITY OF COLUMBIA

RAIN
Recovery Assistance for Impacted Neighborhoods

We Are Columbia

Timeline – Phase 2*

- **September 5** – Letters mailed to Phase 2 applicants
- **September 20, 21, 26, 27** – Hold four (4) public information sessions
- **October 2**– Case managers schedule appointments for application to the Phase 2 Minor Repair Program

* Proposed dates

COMMUNITY DEVELOPMENT
CITY OF COLUMBIA

RAIN
Recovery Assistance for Impacted Neighborhoods

We Are Columbia

Comments and Questions

- This presentation and other program materials can be viewed on the City of Columbia Disaster Recovery website at http://dr.columbiasc.gov or at our offices at 1225 Lady Street, Suite 102, Columbia.

COMMUNITY DEVELOPMENT
CITY OF COLUMBIA

RAIN
Recovery Assistance for Impacted Neighborhoods

We Are Columbia

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Legal**

FROM: ***Shari Ardis, Legal Office Manager***

SUBJECT: **Ordinance No.: 2017-008 Authorizing the Granting of Property Tax Credits to Smoky Properties, LLC for Richland County TMS #08911-05-11 pursuant to the South Carolina Abandoned Buildings Revitalization Act, Title 12, Chapter 67 of the Code of Laws of South Carolina, 1976, as amended**

FINANCIAL IMPACT:

STRATEGIC GOALS: **Collaborate and partner with entities, Grow opportunities for entrepreneurship**

ATTACHMENTS:

- **#a:** 2017-008 Columbia Craft Brewery 520 Greene Street abandoned building tax credits (PDF)

LEGAL DEPARTMENT DRAFT

ORDINANCE NO.: 2017-008

Authorizing the Granting of Property Tax Credits to Smoky Properties, LLC for Richland County TMS #08911-05-11 pursuant to the South Carolina Abandoned Buildings Revitalization Act, Title 12, Chapter 67 of the Code of Laws of South Carolina, 1976, as amended

WHEREAS, pursuant to the authority of Title 12, Chapter 67 of the Code of Laws of South Carolina, 1976, as amended (the "Act"), upon the satisfaction of certain statutory requirements set forth in the Act, a taxpayer is eligible for certain tax credits in connection with the rehabilitation of abandoned buildings; and,

WHEREAS, the Act permits qualifying taxpayers to elect to receive the tax credits in the form of state income tax credits, or upon approval of the applicable county or municipality, local property tax credits; and,

WHEREAS, pursuant to the Act, Smoky Properties, LLC (the "Company") filed with the City a Notice of Intent to Rehabilitate and has requested that the City approve of the grant of property tax credits pursuant to the Act in connection with the Company's rehabilitation of the buildings and property known as .59 acres, Richland County Tax Map Number 08911-05-01, in the City (the "Project"); and,

WHEREAS, the Company has estimated that the rehabilitation expenses of the Project will total Four Hundred Seventy-five Thousand and No/100 ($475,000.00) Dollars; and,

WHEREAS, pursuant to the Act, the City is required to determine that the Project site is an eligible site, that the rehabilitation expenses associated with the Project are eligible for tax credits, and that providing property tax credits will not violate any covenant, representation, or warranty in any of its tax increment financing transactions or outstanding general obligation bonds; and,

WHEREAS, the City has determined by Resolution No. R-2017-017, enacted on May 2, 2017, that the Project site is an eligible site and that the rehabilitation expenses associated with the Project are eligible for tax credits under the Act; and,

WHEREAS, the City held a public hearing on this ordinance on May 16, 2017; and,

WHEREAS, the City provided notice at least 45 days prior to the public hearing to all affected local taxing entities in which the Project site is located of its intent to grant property tax credits and the estimated amount of such credits based on the estimated rehabilitation expenses of the Project, and none of the affected local taxing entities has filed an objection to the credits and are therefore deemed to consent to such.

NOW, THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina this ___ day of _____, 2017, as follows:

In order to promote the rehabilitation, renovation, and redevelopment of abandoned buildings located in the City, to reduce the disruption of communities and increased cost to the City resulting from such vacancies, to alleviate safety concerns, and to restore such buildings to productive assets for the communities in which they are located and provide increased job opportunities, the City hereby authorizes, ratifies, and approves the Project and its qualification for property tax credits under the Act.

If the actual rehabilitation expenses of the Project are between 80% and 125% of the estimated rehabilitation expenses set forth above, the amount of the property tax credits is 25% (times the local taxing entity ratio of each consenting taxing entity)of the actual rehabilitation expenses. If the actual rehabilitation expenses are below 80% of the estimated rehabilitation expenses set forth above, the amount of the property

LEGAL DEPARTMENT DRAFT

tax credits is zero. If the actual rehabilitation expenses are greater than 125% of the estimated rehabilitation expenses, the Company qualifies for the credit based on 125% of the estimated rehabilitation expenses as opposed to the actual rehabilitation expenses it incurs. "Rehabilitation expenses" are as defined in the Act.

The credits will be taken as property tax credits against up to 75% of the real property taxes due on the Project each year for up to 8 years, beginning with the property tax year in which the applicable phase or portion of the Project is first placed in service.

In compliance with the Act, the City hereby finds that providing the tax credits authorized by the Act will not violate any covenant, representation, or warranty in any of its tax increment financing transactions or outstanding general obligation bonds.

The City Manager is hereby authorized to do any and all things necessary to facilitate the Company's receipt of the tax credits authorized pursuant to the Act and this Ordinance.

This ordinance shall become effective upon second reading.

Requested by:

Assistant City Manager Gentry

Mayor

Approved by:

City Manager

Approved as to form:

Senior Assistant City Attorney

ATTEST:

City Clerk

Introduced:
Final Reading:

Last revised: 5/9/2017
17011422

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Legal**

FROM: ***Shari Ardis, Legal Office Manager***

SUBJECT: **Ordinance No.: 2017-042 - Authorizing the City Manager to execute an Agreement for Sale, deed and any other documents necessary to consummate the transfer of approximately 0.38 acres (16,553 SF) known as 611 Blanding Street and 615 Blanding Street, Richland County TMS #09010-11-17 and TMS #09010-11-16 to Matt Varner**

FINANCIAL IMPACT:

STRATEGIC GOALS: **Collaborate and partner with entities, Grow opportunities for entrepreneurship**

ATTACHMENTS:

- **#a:** 2017-042 tfer 611 Blanding & 615 Blanding to Matt Varner (PDF)

ORDINANCE NO.: 2017-042

Authorizing the City Manager to execute an Agreement for Sale, deed and any other documents necessary to consummate the transfer of approximately 0.38 acres (16,553 SF) known as 611 Blanding Street and 615 Blanding Street, Richland County TMS #09010-11-17 and TMS #09010-11-16 to Matt Varner

BE IT ORDAINED by the Mayor and Council this ___ day of _____, 2017, that the City Manager is authorized to execute the attached Agreement for Sale, deed and any other documents necessary and approved by the City Attorney to consummate the transfer of approximately 0.38 acres (16,553 SF) known as 611 Blanding Street and 615 Blanding Street, Richland County TMS #09010-11-17 and TMS #09010-11-16 to Matt Varner for Fifty Thousand and No/100 ($50,000.00) Dollars, being the highest bid greater than or equal to market value.

Requested by:

City Manager

Approved by:

City Manager

Approved as to form:

Senior Assistant City Attorney

Introduced:
Final Reading:

_____
Mayor

ATTEST:

_____
City Clerk

DRAFT

STATE OF SOUTH CAROLINA)

COUNTY OF RICHLAND)

AGREEMENT FOR SALE

Agreement made this _____ day of _____, 2017 by and between MATT VARNER (Buyer) and the CITY OF COLUMBIA (Seller) for the property described herein within the town of Irmo.

Subject to the following terms and conditions, it is agreed that:

1. PROPERTY DESCRIPTION: Buyer agrees to buy and Seller agrees to sell approximately 0.38 acres in total being two contiguous vacant lots located at (I) 611 Blanding Street, Columbia, SC 29201 and further identified as Richland County TMS #09010-11-17 and (II) 615 Blanding Street, Columbia, SC 29201 and further identified as Richland County TMS #09010-11-16. A GIS map of the property is being incorporated herein and made a part hereof as Exhibit "A".

2. PURCHASE AND SALE. Seller agrees to sell and Buyer agrees to buy the Property for the Purchase Price subject to the terms and conditions hereof.

3. PRICE. The purchase price is Fifty Thousand and No/100s ($50,000.00) Dollars as per the result of being the highest bid, payable by the Buyer to the Seller as follows:

    a. Upon the execution of this Agreement, the Buyer shall deposit with the Seller Two Thousand Five Hundred and No/100s ($2,500.00) Dollars as earnest money via certified funds to be held by seller until closing.

    b. Upon delivery of the deed, Buyer shall pay to Seller Forty Seven Thousand Five Hundred and No/100s ($47,500.00) Dollars in U.S. dollars by cash or certified funds.

4. CLOSING COSTS. Seller shall pay for deed preparation, if applicable. All other closing costs, prepaid items, deed stamps, attorney fees or expenses of sale will be borne by the Buyer.

5. CONDITIONS AND RESTRICTIONS. The Seller shall convey the property described in Paragraph 1 hereof to the Buyer in fee simple by proper limited warranty deed, free from all liens and encumbrances except as are herein agreed to and subject to the following conditions and restrictions: The Buyer agrees to accept the property subject to any governmental statutes or ordinances, zoning ordinances and regulations, building restrictions and conditions, restrictions, covenants, and easements of record, including any shown on a recorded plat or utilities located by an inspection of the property; also, any state of facts that an accurate survey would show.

6. CONDITION OF PROPERTY. The Property is being sold and conveyed on a strictly "AS-IS", "WHERE-IS" and "WITH ALL FAULTS AND DEFECTS" basis as it exists on the last day of the Inspection Period, ordinary wear and tear excepted, without representation, warranty, or covenant, express, implied or statutory of any kind or nature whatsoever, including without limitation, representation, warranty or covenant as to condition (structural, environmental, mechanical, or otherwise), past or present use, construction, development, lease performance, investment potential, tax ramifications or consequences, income, compliance with law, habitability, tenancies, merchantability or fitness or suitability for any purpose, all of which are hereby expressly disclaimed except as expressly stated herein. The provisions of this paragraph shall survive Closing or termination of this Agreement.

   The Buyer shall, in the Buyer's sole discretion, inspect the property or have the property inspected by professionals selected by the Buyer to ascertain the condition of the property within an inspection period of thirty (30) days after the signing of this Agreement.

   The Buyer shall have the title to the property examined to determine that title is marketable and that there are no liens, restrictions or encumbrances, other than stated herein, affecting the title which are objectionable.

7. REAL ESTATE COMMISSION. Both parties warrant that they have taken no action that would result in a real estate commission being due on behalf of the Buyer or to be paid by the Seller.
   (Buyer initial _____; Seller initial _____)

8. SELLER'S DEFAULT. If the Seller shall be unable to convey title in accordance with the terms of this Agreement, the sole obligation of the Seller shall be to refund the Buyer's earnest money paid hereunder. Upon the making of such refund, this Agreement shall wholly cease and terminate and neither party shall have any further claim against the other by reason of this Agreement. Seller shall not be required to bring any action or proceedings or otherwise incur any expense to render the title to the property marketable. The Buyer may, nevertheless, accept such title as Seller may be able to convey, without reduction of the purchase price or any credit or allowance against the same and without any other liability on the part of the Seller. The acceptance of a deed by the Buyer shall be deemed to be a full performance and discharge of every agreement and obligation on the part of the Seller to be performed pursuant to the provisions of this Agreement.

9. BUYER'S DEFAULT. If the Buyer shall default under this Agreement, the Seller shall have the option of suing for damages or specific performance, or of terminating this Agreement. If the Buyer elects to terminate this

Agreement, the earnest money deposit may be retained by Seller as liquidated damages. These remedies are in addition to, and not in place of, all remedies available to the Seller at law or in equity.

10. CLOSING. The closing shall take place on or before TBD. At closing, Seller shall deliver the deed upon Buyer's compliance with the terms and conditions hereof and the earnest money shall be applied to the purchase price. Time is of the essence, but the closing date may be extended by written agreement of the parties. The closing shall take place at Ronald Dodgen 900 Elmwood Ave Suite 102 Cola, SC 29201

11. POSSESSION. The Seller shall relinquish possession of the property to the Buyer upon closing.

12. ONLY CONTRACT. The parties hereto further agree that this written contract expresses the entire agreement between the parties and this Agreement may not be changed orally, but only by an instrument in writing signed by the party against whom enforcement of such change is sought. All prior negotiations and representations of the parties are merged herein and are void and unenforceable unless contained in this Agreement. The Buyer shall not have the right to assign this Agreement.

13. DEFINITION. If two or more people constitute the Seller or the Buyer, the word "Seller" or the word "Buyer" shall be construed as if written "Sellers" or "Buyers" whenever the sense of this Agreement so requires.

SIGNED, SEALED AND DELIVERED as of the date first above set forth.

WITNESSES:

(as to buyer)

(as to buyer)

MATT VARNER
(BUYER)

By: _____
(Signature)

CITY OF COLUMBIA
(SELLER)

By: _____

Title: City Manager

(as to seller)

(as to seller)

APPROVED AS TO FORM

NAH 4.12.17

Legal Department City of Columbia, SC

EXHIBIT A

611 & 615 Blanding Street – City Property

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Planning and Development Services**

FROM: ***Krista Hampton, Director***

SUBJECT: **Annexation, Comprehensive Plan Map Amendment, and Zoning Map Amendment - ±2.49 acres proposed for Woodcreek Farms Road, a/k/a: 10750 Two Notch Road and E/S Old National Highway (p), E/S Old National Highway, and 168 Riding Grove Road(p), TMS# 28900-01-11 (p), 28900-01-14, and 28900-01-10 (p)**

PRESENTER: **Krista Hampton**

FINANCIAL IMPACT: **Ordinance No.: 2017-037 - Annexing and Incorporating 2.49 acres proposed for Woodcreek Farms Road, a/k/a: 10750 Two Notch Road and E/S Old National Highway (p), E/S Old National Highway, and 168 Riding Grove Road(p), Richland County TMS#28900-01-11 (p), 28900-01-14, and 28900-01-10 (p) into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015**

Council District:4

Proposal: Request to annex, assign land use classification of Urban Edge Residential-Large Lot (UER-2), and assign zoning of PUD-R (Planned Unit Development-Residential District). The property is currently classified as Neighborhood (Medium Density) and zoned as PDD by Richland County.

Applicant:Woodcreek Development LLC f/k/a Woodcreek Development Partnership

Staff Recommendation: Approval

PC Recommendation:04/03/2017; Approval (7-0)

ATTACHMENTS:

- **#a:** ANNEX_2.49acres_WoodcreekFarmsRd (PDF)
- #b: 2017-037 annex-incorporate 2.49 ac unopened pt Woodcreek Farms Road (PDF)

CITY COUNCIL

May 16, 2017 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

±2.49 acres proposed for Woodcreek Farms Road, a/k/a: 10750 Two Notch Road and E/S Old National Highway (p), E/S Old National Highway, and 168 Riding Grove Road(p), TMS# 28900-01-11 (p), 28900-01-14, and 28900-01-10 (p)

Council District:	4
Proposal:	Request to annex, assign land use classification of Urban Edge Residential-Large Lot (UER-2), and assign zoning of PUD-R (Planned Unit Development-Residential District). The property is currently classified as Neighborhood (Medium Density) and zoned as PDD by Richland County.
Applicant:	Woodcreek Development LLC f/k/a Woodcreek Development Partnership
Staff Recommendation:	Approval
PC Recommendation:	04/03/2017; Approval (7-0)
PH, 1st Reading:	05/16/2017; PENDING
2nd Reading:	06/06/2017; PENDING

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: ±2.49 acres
Current Use: Vacant Land
Proposed Use: Road right-of-way for residential development (Woodcreek Farms Road)
Reason for Annexation: Adjacent
Urban Service Area: Secondary
Current Land Use Classification: Neighborhood (Medium Density)
Proposed Land Use Classification: Urban Edge Residential-Large Lot (UER-2)
Current Richland County Zoning: Planned Development District (PDD)
Proposed Zoning: Planned Unit Development-Residential District (PUD-R)
Census Tract: 114.07

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 not result in an increased number of calls for services and will cost the CPD approximately **$0** annually to provide service for this proposed roadway based upon current calls for service within nearby roadways.

Fire
The proposed annexation **will not result in additional costs or impact services** being provided by this department as the property is a proposed road.

Solid Waste
The property is a proposed road for a residential subdivision. Solid Waste services cost would be $0.00 since this service is not provided.

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
The property is a proposed road and water service is not anticipated.

Planning & Development Services
We recommend annexation of this property. This roadway under construction will provide connectivity to the northern portion of the Woodcreek Farms development and is intended for dedication as a public right-of-way. Acceptance of roadway is subject to approval by the City of Columbia. The annual City property tax revenue after annexation of this property would be **$0**.

*Estimated City Tax Revenue calculated as: (Tax Value*Tax Rate)*City Millage Rate (.0961)) - (Tax Value*Local Option Sales Tax Credit (.002347)).

PLANS, POLICIES, AND LAND USE

Urban Service Area

Subject parcel is in a "Secondary 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.

Secondary areas are those areas where the City determines it to be logical or advantageous to provide services, but where all services and/or the condition of existing infrastructure may not be at optimal levels for annexation at this time. For instance, it may be that the property is outside of the generally accepted fire response area, or the storm drainage and/or road system is substandard. Annexation in these areas may occur, but a more detailed analysis will be needed to determine the possible impact on revenue. As is stated in the policy, these areas may include "higher value" properties that would prove beneficial to revenues.

The Columbia Plan 2018: Comprehensive Plan Land Use Classification

Staff recommends that the subject property be designated Urban Edge Residential – Large Lot (UER-2) in The Columbia Plan 2018 Future Land Use Map.

Urban Edge Residential Large Lot neighborhoods represent many of the City's 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 unites

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 covered by an area plan which has been adopted by the City of Columbia or Richland County.

PROPOSED ZONING DISTRICT SUMMARY

The parcel is currently zoned Planned Development District (PDD) by Richland County. Surrounding parcels within the City of Columbia are currently Planned Unit Development-Residential District (PUD-R).

The proposed City of Columbia zoning district is Planned Unit Development-Residential District (PUD-R).

Planned Unit Development-Residential District (PUD-R)

(a). 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) 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.

STAFF RECOMMENDATION

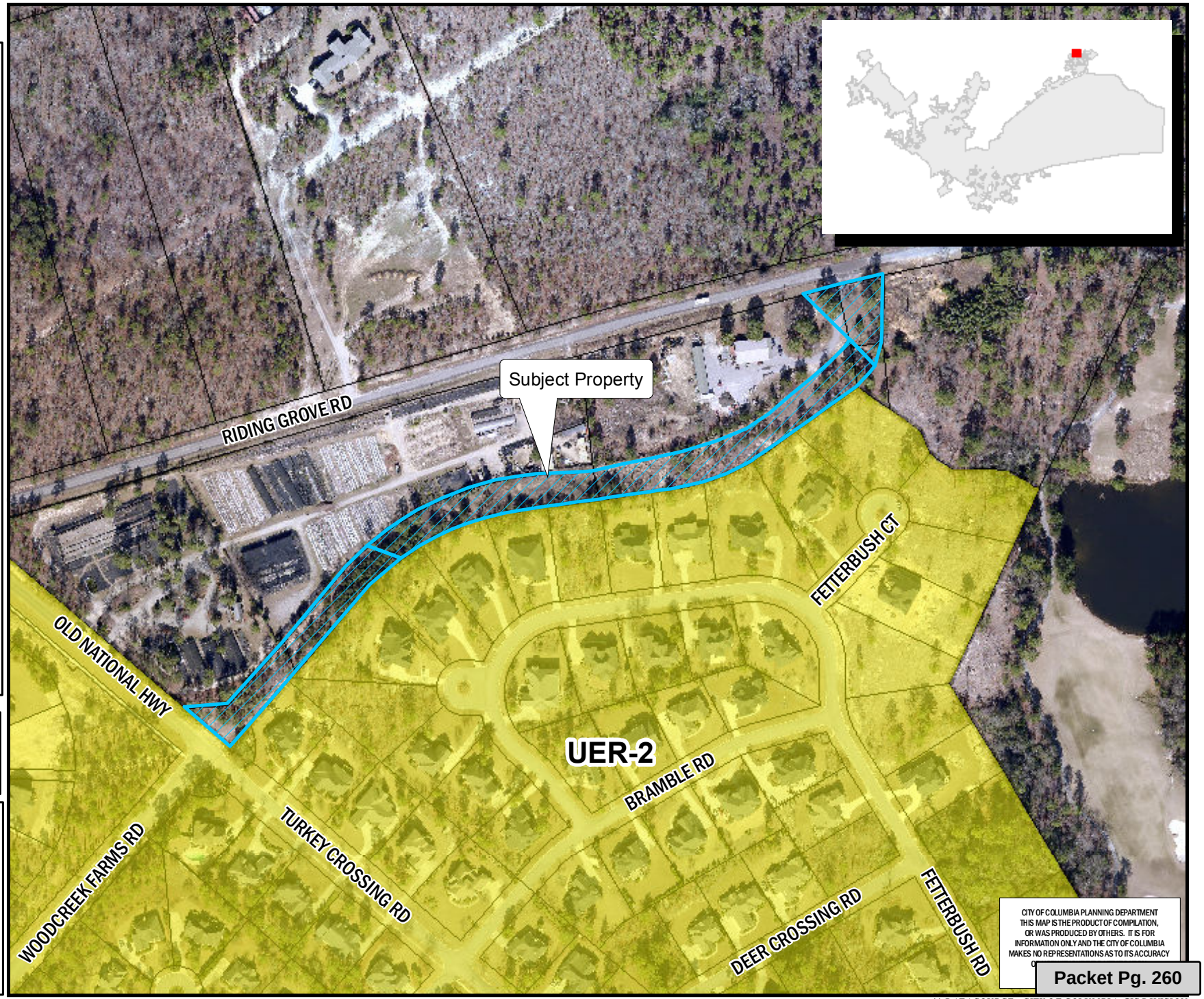
Staff recommends that Planning Commission approve a resolution to recommend the assignment of Urban Edge Residential-Large Lot (UER-2) land use classification at the time of annexation.

Staff recommends the Planning Commission recommend to City Council the assignment of Urban Edge Residential-Large Lot (UER-2) land use classification and PUD-R zoning at the time of annexation.

Future Land Use Map

±2.49 acres proposed for Woodcreek Farms Road; TMS# 28900-01-11(p), 28900-01-14 and 289
Existing Richland FLU: Neighborhood (Medium Density); Proposed FLU: UER-2

Department of Planning & Development Services



ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
March 24, 2017

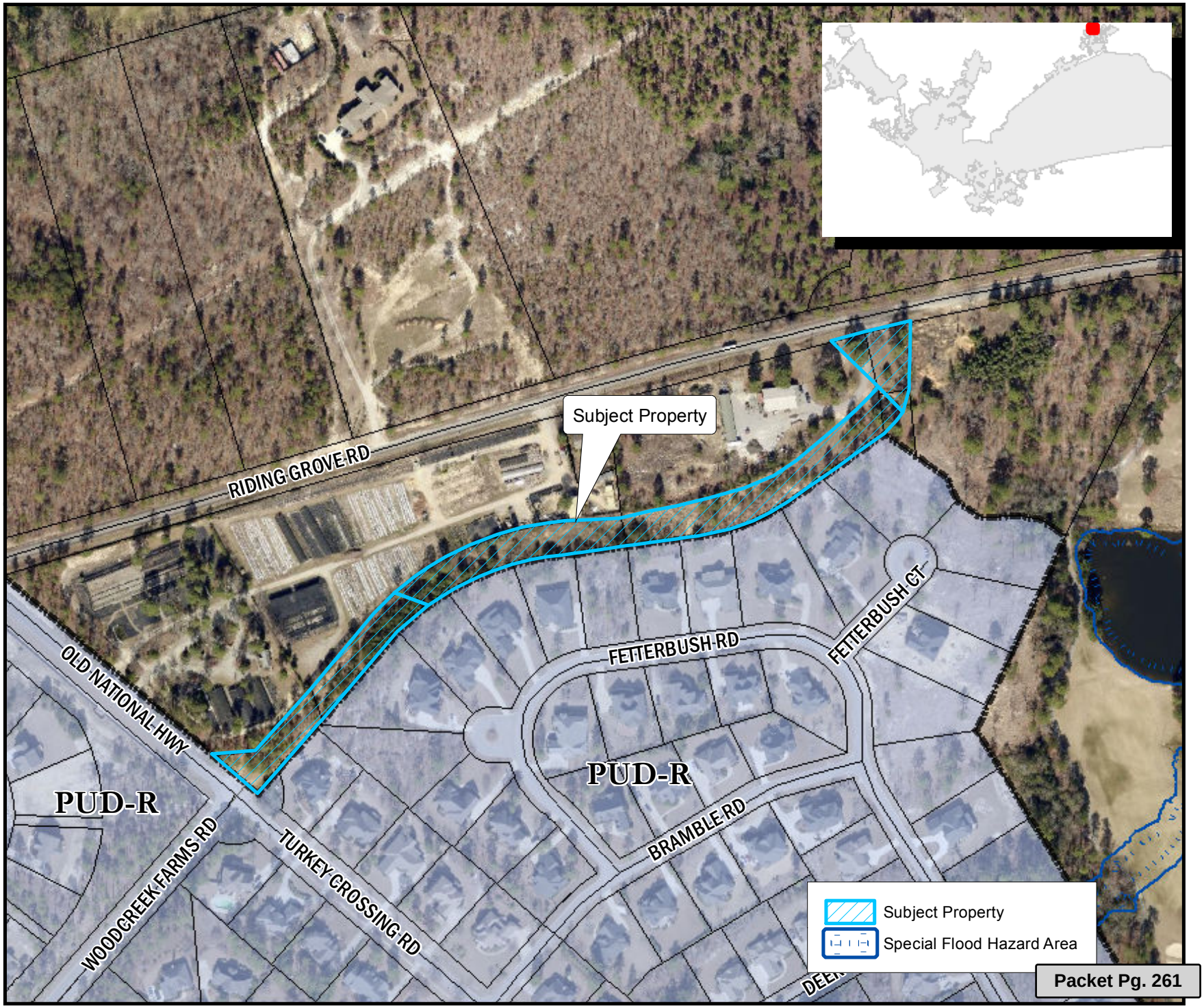
CITY of COLUMBIA, S.C.
JUSTITIA VIRTUTUM REGINA
We Are Columbia

*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

Zoning Map

+/-2.49 acres proposed for Woodcreek Farms Road; TMS# 28900-01-11(p), 28900-01-14 and 28900-
Existing Zoning: PDD; Proposed Zoning: PUD-R

Department of Planning & Development Services



ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
March 24, 2017

DISCLAIMER:
The City of Columbia Department of Planning and Development Services data represented on this map or plan is the product of compilation, as produced by others. It is provided for informational purposes only and the City of Columbia makes no representation as to its accuracy. Its use without field verification is at the sole risk of the user.

We Are Columbia

*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

LEGAL DEPARTMENT DRAFT

ORDINANCE NO.: 2017-037

Annexing and Incorporating 2.49 acres proposed for Woodcreek Farms Road, a/k/a: 10750 Two Notch Road and E/S Old National Highway (p), E/S Old National Highway, and 168 Riding Grove Road(p), Richland County TMS# 28900-01-11 (p), 28900-01-14, and 28900-01-10 (p) 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 _____, 2017, 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 Planned Unit Development-Residential (PUD-R), apportioned to City Council District 4, Census Tract 114.07, contains 2.49 acres, and shall be assigned a land use classification Urban Edge Residential-Large Lot (UER-2).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 28900-01-11 (p), 28900-01-14, and 28900-01-10 (p)

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:

_____
City Attorney

ATTEST:

_____
City Clerk

Introduced:
Final Reading:

Last revised: 4/5/2017
17042251

LEGAL DEPARTMENT DRAFT

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2017-037

All that certain piece, parcel or lot of land, with improvements thereon, if any, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, being shown and designated as a 2.49 acres portion of unopened 66" R/W designated as Woodcreek Farms Road as shown on a plat prepared for Roar SC Ventures by Belter & Associates, Inc. dated March 24, 2017, and having such boundaries and measurements as shown on said plat.

Last revised: 4/5/2017
17042251

MEMORANDUM

Office of the City Manager

TO: Department Heads

FROM: Teresa Wilson, City Manager

DATE: March 27, 2017

RE: **Property Address:** ±2.49 acres proposed for Woodcreek Farms Road, a/k/a: 10750 Two Notch Road and E/S Old National Highway (p), E/S Old National Highway, and 168 Riding Grove Road (p)
Richland County TMS#: 28900-01-11 (p), 28900-01-14, and 28900-01-10 (p)
Owner(s): Woodcreek Development LLC f/k/a Woodcreek Development Partnership
Current Use: Vacant land
Proposed Use: Right-of-way for residential development (Woodcreek Farms Road)
Current County Land Use: Neighborhood (Medium Density)
Proposed City Land Use: Urban Edge Residential – Large Lot (UER-2)
Current County Zoning: PDD (Planned Development District)
Proposed City Zoning: PUD-R (Planned Unit Development - Residential)
Reason for Annexation: Adjacent/Secondary
City Council District: 4
Census Tract: 114.07

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 **April 3, 2016** 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
William Holbrook, Police Chief
Teresa Knox, City Attorney
Dana Higgins, City Engineer
Krista Hampton, Planning & Development Services
Gloria Saaed, Community Development Director
Roger Myers, Business License Administrator
Angela Adams, Water Customer Service
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David Hatcher, Housing Official
Richland County Solid Waste Collection
John Fellows, Planning Administrator
Zach Kay, Dev. Center Administrator
Alfreda Tindall, Richland Co. 911 Addressing Coordinator

Planning Commission Zoning Recommendation: PUD-R (Zoning classification) by 7 - 0 on 04/03/2017 (mm/dd/yyyy).

Planning Commission Land Use Recommendation: UER-2 (Land Use classification) by 7 - 0 on 04/03/2017 (mm/dd/yyyy).

(Signature of Annexation Coordinator)

Future Land Use Map

±2.49 acres proposed for Woodcreek Farms Road; TMS# 28900-01-11(p), 28900-01-14 and 289
Existing Richland FLU: Neighborhood (Medium Density); Proposed FLU: UER-2

Department of Planning & Development Services

ORIGINAL PREPARATION/DATE:
This map was prepared by:
Shane Shaughnessy
March 24, 2017

CITY of COLUMBIA, S.C.
JUSTITIA VIRTUTUM REGINA
We Are Columbia

*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

Zoning Map

+/-2.49 acres proposed for Woodcreek Farms Road; TMS# 28900-01-11(p), 28900-01-14 and 28900-
Existing Zoning: PDD; Proposed Zoning: PUD-R

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 50 100 200 Feet

ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
March 24, 2017

DISCLAIMER:
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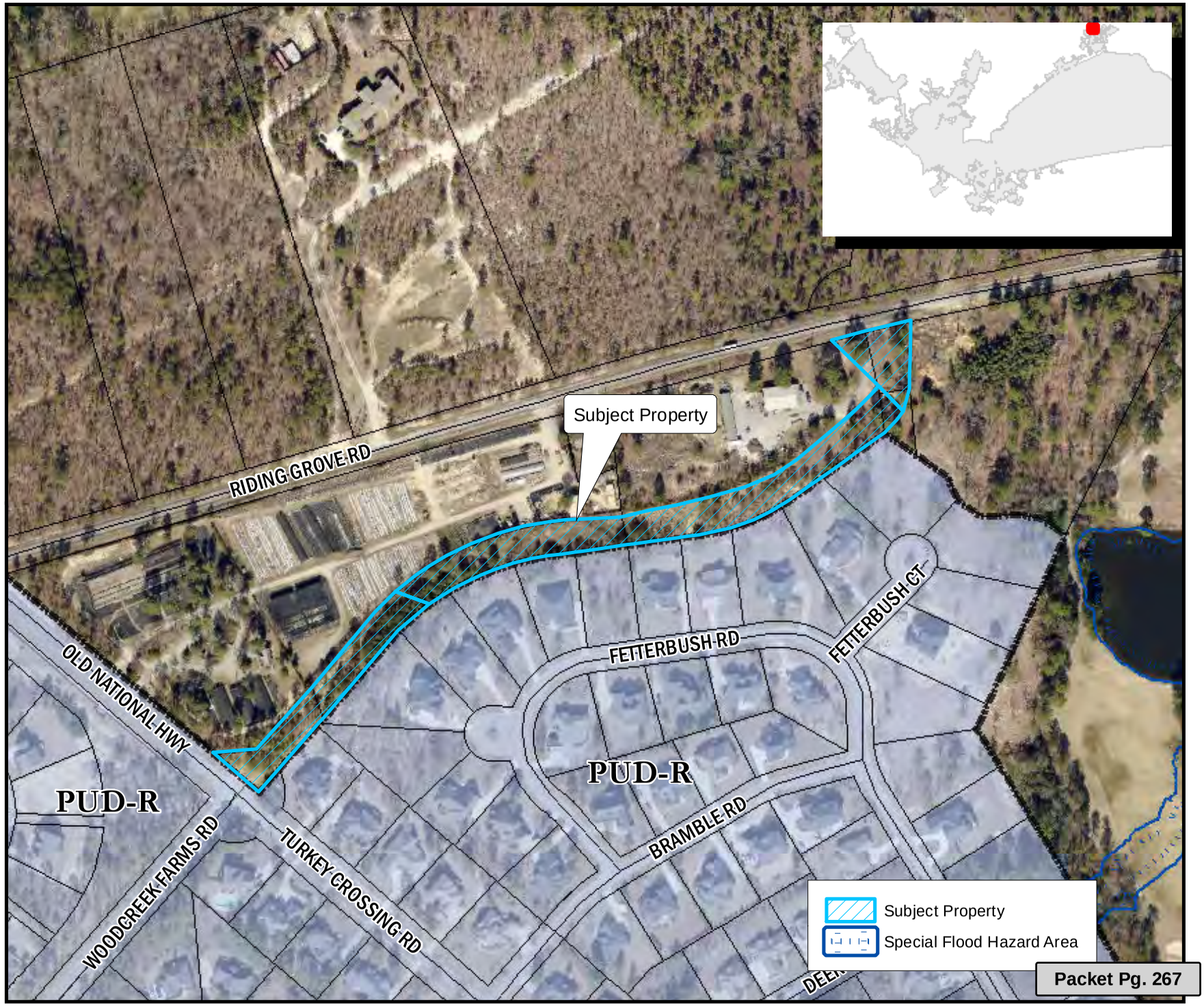
We Are Columbia



** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

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 lot of land, with improvements thereon, if any, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, being shown and designated as a 2.49 acre portion of unopened 66' R/W designated as Woodcreek Farms Road as shown on a plat prepared for Roar SC Ventures by Belter & Associates, Inc. dated March 24, 2017, and having such boundaries and measurements as shown on said plat..

Richland County TMS: 028900-01-11 (portion);
028900-01-14; and
028900-01-10 (portion)

Property Address: ±2.49 acres proposed for Woodcreek Farms Road, a/k/a:
10750 Two Notch Road and E/S Old National Highway (p);
E/S Old National Highway; and
168 Riding Grove Road (p)

Woodcreek Development LLC
f/k/a Woodcreek Development Partnership

BY: _____ Date: 3/24/17

Harold Pickrel
(Print or Type Name)

Its: Manager
(Print or Type Title)

Book 2197-3594
2017021660 03/28/2017 16:17:03:940 Notice
Fee: $0.00 County Tax: $0.00 State Tax: $0.00
2017021660 John T. Hopkins II Richland County R.O.D.

CCC-031

ROAR SC VENTURES

PLAT PREPARED FOR

NEAR PONTIAC, SC, IN RICHLAND COUNTY

FB XX-XXX, PG. XX

SCALE: 1" = 50'
SURVEY DATE: 04-14-15
DRAWING DATE: 04-17-15

LOT AREA: SEE DWG.

RICHLAND COUNTY TMS# 28900 BLOCK 01 LOT 11.14

JOB NO. 1703072

EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS PLAT, THIS SURVEY DOES NOT PURPORT TO REFLECT ANY OF THE FOLLOWING WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE: EASEMENTS, OTHER THAN POSSIBLE EASEMENTS THAT WERE VISIBLE AT THE TIME OF MAKING OF SURVEY, UNRECORDED EASEMENTS OR OTHER MATTERS THAT A PROPER SUBDIVISION RESTRICTIONS, ZONING OR OTHER LAND-USE REGULATIONS MAY DISCLOSE. IN ADDITION, WE WILL NOT UPDATE THE SURVEY FOR FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

THE LOCATIONS OF UNDERGROUND UTILITIES AS SHOWN HEREON ARE BASED ON VISIBLE EVIDENCE AND/OR AVAILABLE RECORDS. THE LOCATION OF UTILITIES, STRUCTURES AND/OR EASEMENTS MAY VARY FROM LOCATIONS SHOWN HEREON UNLESS DESIGNATED WITH BEARINGS & DISTANCES.

NOTE:
ALL IRONS ARE (O) 1/2" REBAR UNLESS OTHERWISE SHOWN.

GRAPHIC SCALE
50 0 50 100
1" = 50'

NORTH

BELTER & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS
114 FRASER STREET, SUITE 101
P.O. BOX 731
BEAUFORT, SOUTH CAROLINA 29903
TELEPHONE (843) 379-8484
FAX (843) 379-2891

CERTIFICATE OF AUTHORIZATION
BELTER & ASSOCIATES, INC.
No. C000787

F.I.R.M. MAP # 45079C - 0065 G DATED: 01-19-94

I HEREBY STATE THAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION AND BELIEF, THE SURVEY SHOWN HEREON WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE MINIMUM STANDARD MANUAL FOR THE PRACTICE OF LAND SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS [illegible] SURVEY AS SPECIFIED THEREIN; ALSO THERE ARE NO VISIBLE ENCROACHMENTS OR PROJECTIONS OTHER THAN SHOWN.

2-24-17
DATE

WILLIAM M. BRASINGTON
SCPLS # 9312

THIS PROPERTY IS NOT LOCATED IN A FLOOD HAZARD AREA AS SHOWN ON FEMA MAPS OR OTHER KNOWN PROPERTY HAS BEEN CHECKED AGAINST FEMA MAPS OR OTHER KNOWN FLOOD DATA AND FINISHED FLOOR (IF NOT) OR PROPERTY (IF NOT) LOCATED IN A SPECIAL FLOOD HAZARD AREA.

FETTERBUSH ROAD

FETTERBUSH COURT

WOODCREEK FARMS DEVELOPMENT
PHASE A9-3

WOODCREEK FARMS ROAD
(UNOPENED 66' R/W)
2.49 ACRES
108883 SF

RIDING GROVE ROAD
S-40-2128
66' R/W

TURKEY CROSSING ROAD

WOODCREEK FARMS ROAD

OLD NATIONAL HIGHWAY

LOT 86
LOT 78
LOT 77
LOT 76
LOT 75
LOT 74
LOT 73
LOT 72
LOT 71
LOT 70
LOT 69
LOT 68

N/F
WOODCREEK DEVELOPMENT, LLC
TMS 28900-01-02,11(PORTION)

N/F
MEMBERS CLUB @ WOODCREEK
TMS 28900-01-19
PBK 56-7066 UB-643-R

N/F
FOREST LAND COMPANY
TMS 28804-03-01
RB 1606-894 UB-838

15' STORM DRAINAGE EASEMENT

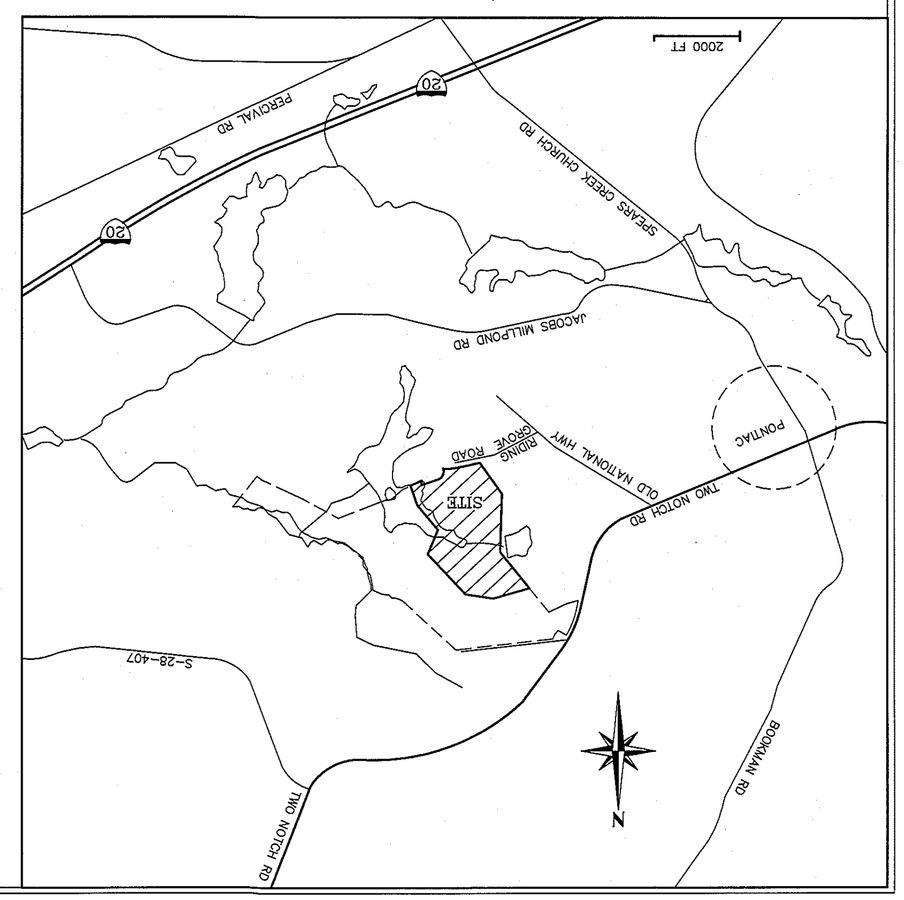
UGHT POLE

PAVEMENT

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	383.00'	161.79'	160.59'	S11°08'33"W	24°12'11"
C2	383.00'	14.82'	14.81'	S23°36'33"W	2°06'54"
C3	383.00'	97.76'	97.49'	S32°05'34"W	14°37'27"
C4	383.00'	82.27'	82.19'	S17°15'36"W	12°18'47"
C5	383.00'	88.04'	87.85'	S05°56'36"W	13°10'13"
C6	467.00'	52.55'	52.52'	S76°44'44"W	6°26'50"
C7	467.00'	134.68'	134.21'	S67°15'57"W	16°31'28"
C8	100.00'	71.88'	70.44'	S24°17'09"E	41°11'39"
C9	100.00'	22.40'	70.83'	N85°41'17"E	41°28'48"
C10	533.00'	382.04'	373.92'	N61°29'18"E	41°04'05"
C11	317.00'	270.20'	262.52'	N48°34'27"E	48°51'41"
C12	716.13'	126.30'	126.20'	N77°07'43"E	10°06'47"
C13	467.00'	120.44'	120.10'	S61°37'12"W	14°46'35"
C14	467.00'	26.55'	26.55'	S42°34'44"W	3°15'28"

LINE	BEARING	DISTANCE
L1	S82°03'44"W	37.07'
L2	S40°56'06"W	18.53'

VICINITY MAP / RICHLAND COUNTY, S.C.



We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Planning and Development Services**

FROM: ***Krista Hampton, Director***

SUBJECT: **Annexation, Comprehensive Plan Map Amendment, and Zoning Map Amendment - 152 Island View Circle; TMS# 28907-01-08**

PRESENTER: **Krista Hampton**

FINANCIAL IMPACT: **Ordinance No.: 2017-038 - Annexing and Incorporating 152 Island View Circle, Richland County TMS #28907-01-08, into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015**

Council District:4

Proposal:Request to annex, assign land use classification of Urban Edge Residential-Large Lot (UER-2) and assign zoning of Planned Unit Development-Residential District (PUD-R). The property is currently classified as Neighborhood (Medium Density) by Richland County and zoned as PDD by Richland County.

Applicant: Executive Construction Homes, LLC

Staff Recommendation: Approval

PC Recommendation: 04/03/2017; Approval (7-0)

ATTACHMENTS:

- **#a:** ANNEX_152_IslandView (PDF)
- #b: 2017-038 annex-incorporate 152 Island View Circle (PDF)

CITY COUNCIL

May 16, 2017 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
152 Island View Circle; TMS# 28907-01-08

Council District:	4
Proposal:	Request to annex, assign land use classification of Urban Edge Residential-Large Lot (UER-2) and assign zoning of Planned Unit Development-Residential District (PUD-R). The property is currently classified as Neighborhood (Medium Density) by Richland County and zoned as PDD by Richland County.
Applicant:	Executive Construction Homes, LLC
Staff Recommendation:	Approval
PC Recommendation:	04/03/2017; Approval (7-0)
PH, 1st Reading:	05/16/2017; PENDING
2nd Reading:	06/06/2017; PENDING

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 0.6 acres
Current Use: Vacant Land
Proposed Use: Single Family Residence
Reason for Annexation: Municipal Services
Urban Service Area: Donut Hole
Current Land Use Classification: Neighborhood (Medium Density)
Proposed Land Use Classification: Urban Edge Residential-Large Lot (UER-2)
Current Richland County Zoning: Planned Development District (PDD)
Proposed Zoning: Planned Unit Development-Residential District (PUD-R)
Census Tract: 114.07

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 **$14** annually to provide service for this single family residence.

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 cost associated with solid waste service for this property is $187.00 annually per household.

Engineering
Because water 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 service rates to the property.

Planning & Development Services
We recommend annexation of this property. A single family residence containing approximately 3100 heated square feet is currently under construction. The estimated annual City property tax revenue generated after annexation of this property will be approximately **$740**.

*Estimated City Tax Revenue calculated as: (Tax Value*Tax Rate)*City Millage Rate (.0961)) - (Tax Value*Local Option Sales Tax Credit (.002347)).

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 Edge Residential – Large Lot (UER-2) in The Columbia Plan 2018 Future Land Use Map.

Urban Edge Residential Large Lot neighborhoods represent many of the City's 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 unites

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 covered by an area plan which has been adopted by the City of Columbia or Richland County.

PROPOSED ZONING DISTRICT SUMMARY

The parcel is currently zoned Planned Development District (PDD) by Richland County. Surrounding parcels within the City of Columbia are currently Planned Unit Development-Residential District (PUD-R).

The proposed City of Columbia zoning district is Planned Unit Development-Residential District (PUD-R).

Planned Unit Development-Residential District (PUD-R)

(a). 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) 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.

STAFF RECOMMENDATION

Staff recommends that Planning Commission approve a resolution to recommend the assignment of Urban Edge Residential-Large Lot (UER-2) land use classification at the time of annexation.

Staff recommends the Planning Commission recommend to City Council the assignment of Urban Edge Residential-Large Lot (UER-2) land use classification and PUD-R zoning at the time of annexation.

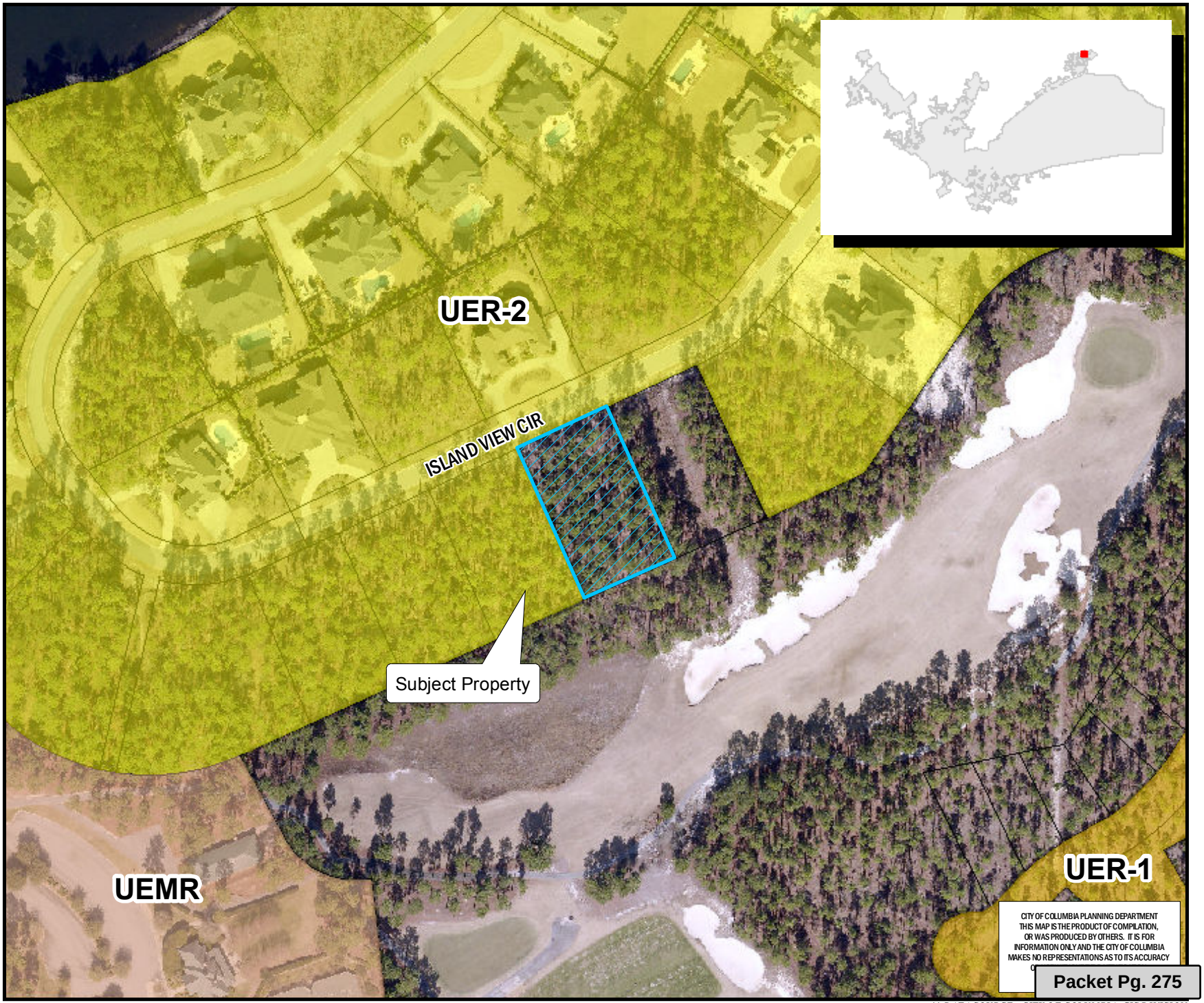
02/18/2013

© 2013 Pictometry

Future Land Use Map

152 Island View Circle; TMS# 28907-01-08;
Existing Richland FLU: Neighborhood (Medium Density); Proposed FLU: UER-2

Department of Planning & Development Services



ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
March 14, 2017

CITY of COLUMBIA, S.C. JUSTITIA VIRTUTUM REGINA

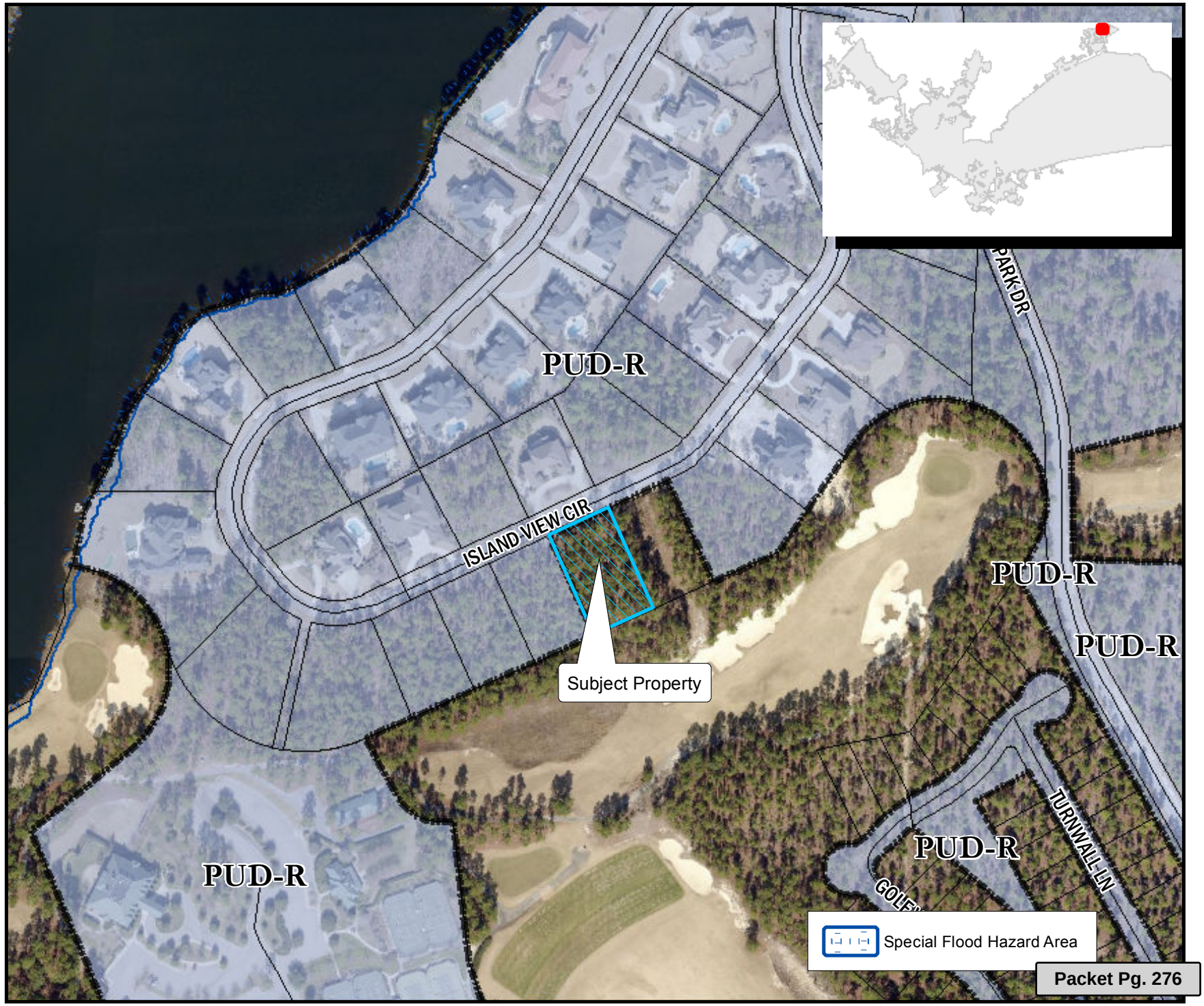
We Are Columbia

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Zoning Map

152 Island View Circle; TMS# 28907-01
Existing Zoning: PDD; Proposed Zoning: PUD-R

Department of Planning & Development Services



Legend

- CITY LIMITS
- PARCELS

D-1	C-1
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March 17, 2017

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We Are Columbia

*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

LEGAL DEPARTMENT DRAFT

ORDINANCE NO.: 2017-038

Annexing and Incorporating 152 Island View Circle, Richland County TMS #28907-01-08, 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 _____, 2017, 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 Planned Unit Development-Residential (PUD-R), apportioned to City Council District 4, Census Tract 114.07, contains 0.6 acres, and shall be assigned a land use classification Urban Edge Residential-Large Lot (UER-2).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 28907-01-08

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:

_____
City Attorney

ATTEST:

_____
City Clerk

Introduced:
Final Reading:

Last revised: 4/5/2017
17042252

LEGAL DEPARTMENT DRAFT

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2017-038

All that certain piece, parcel or lot of land, with improvements thereon, if any, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, being shown and designated as Lot 29, Area B2, Phase 2 on a Bonded Plat of Woodcreek Farms Development prepared by United Design Services, Inc. dated October 4, 2006, and recorded in the Office of the Register of Deeds for Richland County in Plat/Record Book 1315 at Page 168. Reference to said plat is made for a more complete and accurate description.

Last revised: 4/5/2017
17042252

MEMORANDUM

Office of the City Manager

TO: Department Heads

FROM: Teresa Wilson, City Manager

DATE: March 17, 2017

RE: **Property Address:** 152 Island View Circle
Richland County TMS#: 28907-01-08
Owner(s): Executive Construction Homes, LLC
Current Use: Vacant land
Proposed Use: Single Family Residence
Current County Land Use: Neighborhood (Medium Density)
Proposed City Land Use: Urban Edge Residential – Large Lot (UER-2)
Current County Zoning: PDD (Planned Development District)
Proposed City Zoning: PUD-R (Planned Unit Development - Residential)
Reason for Annexation: Municipal Services/Donut Hole
City Council District: 4
Census Tract: 114.07

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 **April 3, 2016** 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:
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William Holbrook, Police Chief
Teresa Knox, City Attorney
Dana Higgins, City Engineer
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Richland County Solid Waste Collection
John Fellows, Planning Administrator
Zach Kay, Dev. Center Administrator
Alfreda Tindall, Richland Co. 911 Addressing Coordinator

Planning Commission Zoning Recommendation: PUD-R (Zoning classification) by 7 - 0 on 04/03/2017 (mm/dd/yyyy).

Planning Commission Land Use Recommendation: UER-2 (Land Use classification) by 7 - 0 on 04/03/2017 (mm/dd/yyyy).

(Signature of Annexation Coordinator)

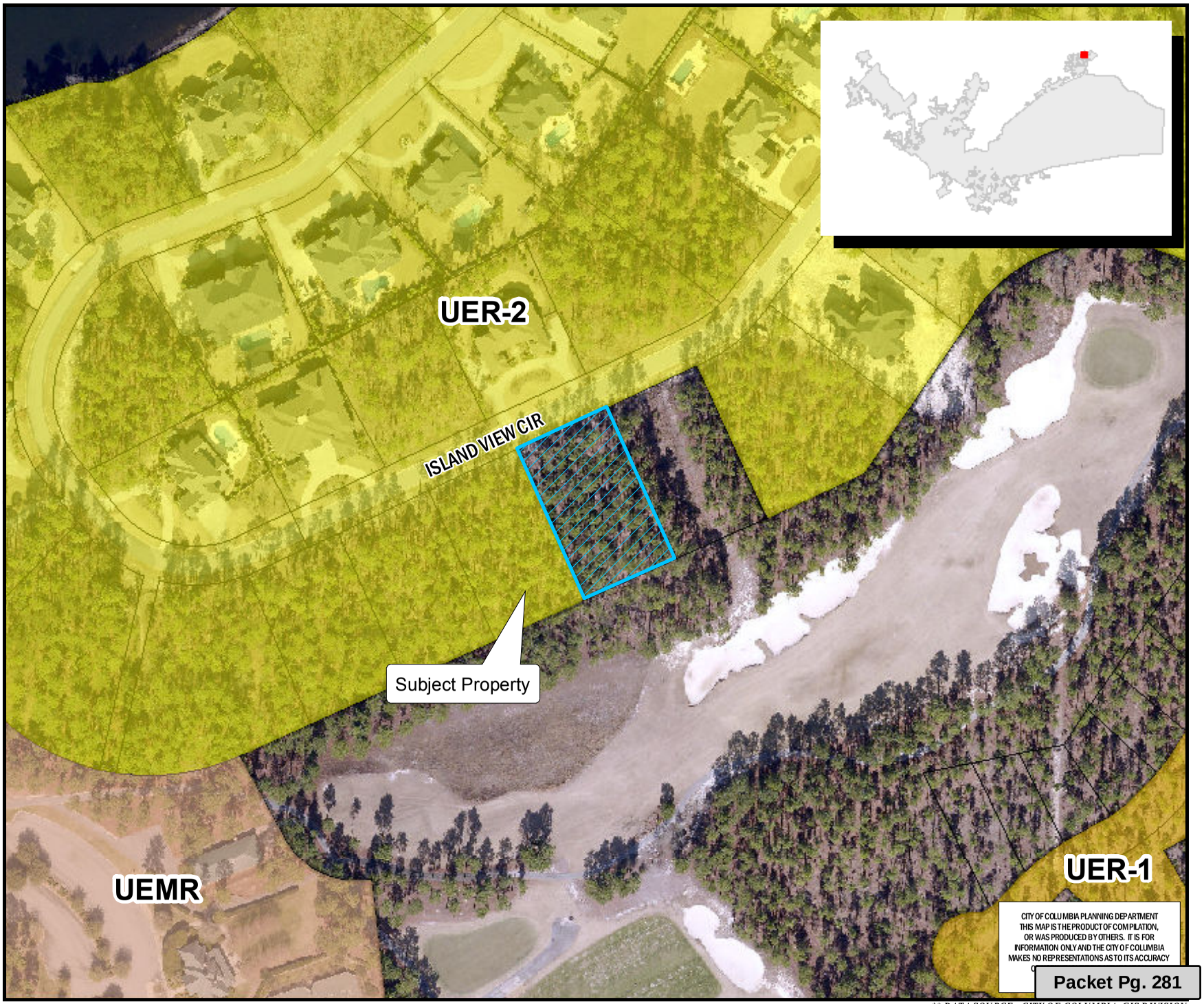
02/18/2013

© 2013 Pictometry

Future Land Use Map

152 Island View Circle; TMS# 28907-01-08;
Existing Richland FLU: Neighborhood (Medium Density); Proposed FLU: UER-2

Department of Planning & Development Services



ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
March 14, 2017

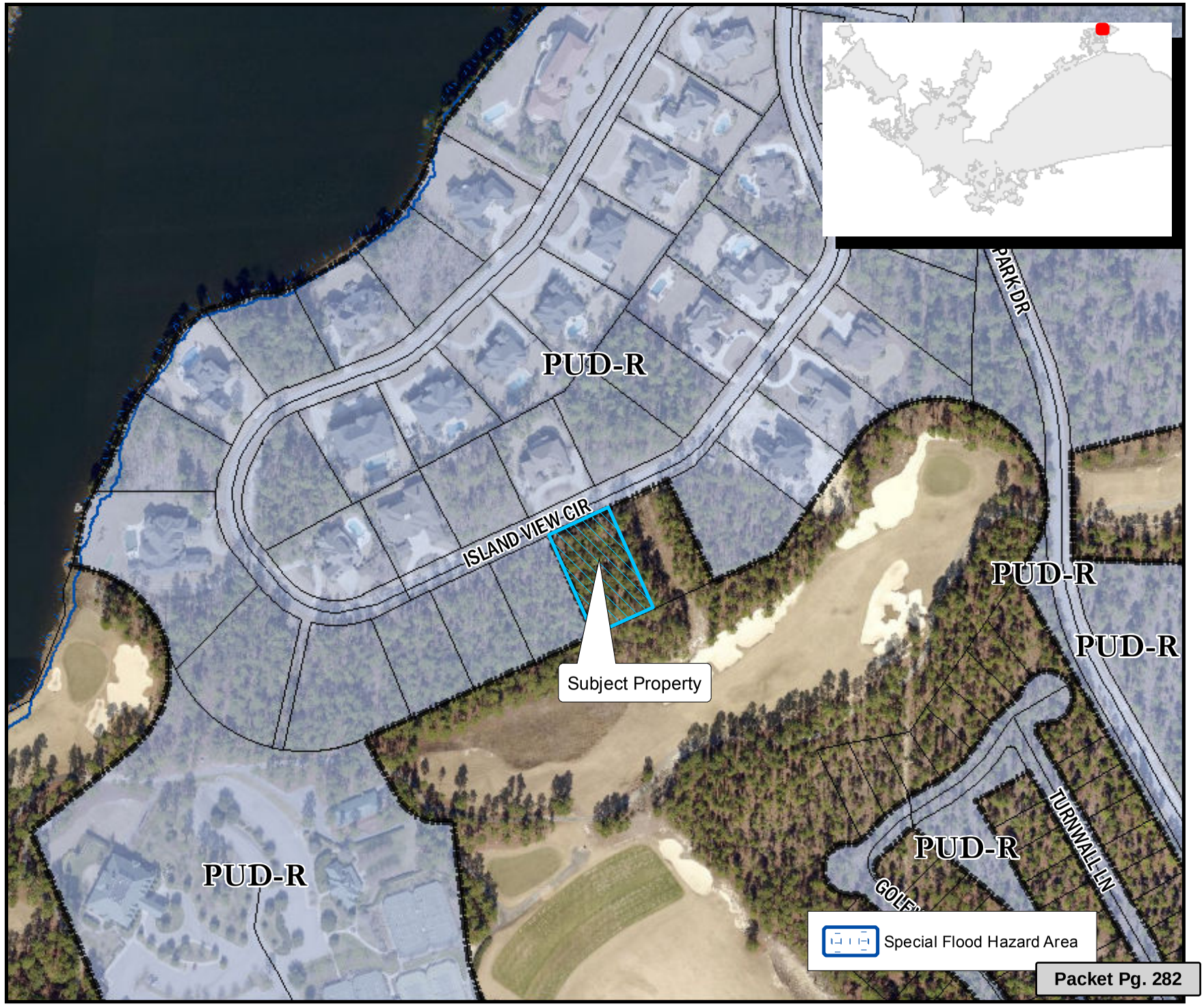
CITY of COLUMBIA, S.C.
JUSTITIA VIRTUTUM REGINA
We Are Columbia

*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

Zoning Map

152 Island View Circle; TMS# 28907-01
Existing Zoning: PDD; Proposed Zoning: PUD-R

Department of Planning & Development Services



ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
March 17, 2017

DISCLAIMER:
The City of Columbia Department of Planning and Development Services data represented on this map or plan is the product of compilation, as produced by others. It is provided for informational purposes only and the City of Columbia makes no representation as to its accuracy. Its use without field verification is at the sole risk of the user.

We Are Columbia

*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

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 lot of land, together with improvements thereon, situate, lying and being in the County of Richland, State of South Carolina, being shown and designated as Lot 29, Area B2, Phase 2 on a Bonded Plat of Woodcreek Farms Development prepared by United Design Services, Inc. dated October 4, 2006, and recorded in the office of the Register of Deeds for Richland County in Plat/Record Book 1315 at page 168. Reference to said plat is made for a more complete and accurate description.

Richland County TMS: 28907-01-08

Property Addresses: 152 Island View Circle

Executive Construction Homes, LLC

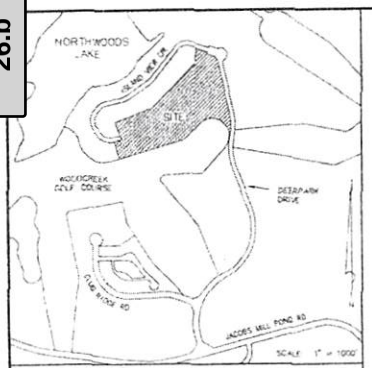
BY: _____

Edward O Yandle
(Print or Type Name)

Date: 3/14/17

Its: Member
(Print or Type Title)

Book 2194-1113
2017017644 03/15/2017 14:31:05:577
Fee: $0.00 County Tax: $0.00 Notice State Tax: $0.00
2017017644 John T. Hopkins II Richland County R.O.D.



VICINITY MAP

NOTES:
THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE EXAMINATION BY AN ATTORNEY. NO ABSTRACT, TITLE SEARCH, NOR TITLE COMMITMENT SEARCH WERE FURNISHED. THERE MAY BE OTHER RECORDED OR UNRECORDED SETBACKS, EASEMENTS, RESTRICTIONS OR RIGHTS-OF-WAY THAT MAY AFFECT THIS PROPERTY THAT WERE NOT OBSERVED OR NOT SHOWN ON THIS SURVEY.
THIS SURVEY IS BASED ON REFERENCED PLATS OF RECORD AND EXISTING EVIDENCE AND CONDITIONS OBSERVED THE DATE OF THIS SURVEY.
SUBSURFACE AND ENVIRONMENTAL CONDITIONS WERE NOT SURVEYED OR EXAMINED OR CONSIDERED AS PART OF THIS SURVEY. NO EVIDENCE OR STATEMENT IS MADE CONCERNING THE EXISTENCE OF UNDERGROUND OR OVERHEAD CONDITIONS, CONTAINERS OR FACILITIES THAT MAY AFFECT THE USE OR DEVELOPMENT OF THIS PROPERTY.
EASEMENT LOCATIONS ARE APPROXIMATE AND BASED ON ENGINEERING DRAWINGS, NOT FIELD TIES.
NEW IRONS (#R REBAR) SET AT ALL CORNERS AND CHANGE IN DIRECTION EXCEPT WHERE OTHERWISE NOTED.

WATER PROVIDER:
CITY OF COLUMBIA
P.O.B. 147
COLUMBIA, SC 29217
(803)545-3400

SEWER PROVIDER:
PALMETTO UTILITIES
1710 WOODCREEK FARMS ROAD
ELGIN, SC 29045
(803)699-2409

16.97 AC IN PHASE 2
14.51 AC IN 21 SINGLE FAMILY RESIDENTIAL LOTS
0.67 AC IN COMMON AREA
1.79 AC IN ROAD RIGHT-OF-WAY

THERE IS A 10' CITY OF COLUMBIA WATER LINE EASEMENT ON ALL SERVICES TO THE MAIN WATER LINE

OWNERSHIP OF STREETS AND STORM DRAINAGE TO BE RETAINED BY THE DEVELOPER

MINIMUM SETBACKS PER ZONING:
25' FRONT
20' REAR
10' SIDE

NORTHWOODS LAKE

TIE TO EX WATER LINE CITY FILE No.222-22E

ISLAND VIEW CIRCLE

DEERPARK DRIVE

COMMON AREA

WOODCREEK GOLF COURSE FAIRWAY No.

= Subject property

OWNER / DEVELOPER:
BEAVER LAKE PARTNERSHIP
5217 NORTH TRENHOLM ROAD
COLUMBIA, SC 29206
EDWIN H. COOPER, JR.
(803)787-4121

CURRENT ZONING: PUD-2

I HAVE CONSULTED THE F.E.M.A. FLOOD INSURANCE RATE MAP 450170 0110 G DATED 2/20/02, AND TO THE BEST OF MY KNOWLEGE AND BELIEF, THE PROPERTY IS IN ZONE "X" AS SHOWN THEREON.

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREIN IS A TRUE AND CORRECT SURVEY TO THE ACCURACY REQUIRED BY THE RICHLAND COUNTY SUBDIVISION REGULATIONS, AND THE MONUMENTS SHOWN HAVE BEEN PLACED TO THE SPECIFICATIONS SET FORTH THEREIN.

I HEREBY STATE THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF, THE SURVEY SHOWN HEREIN WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE MINIMUM STANDARDS MANUAL FOR THE PRACTICE OF LAND SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS B SURVEY AS SPECIFIED THEREIN; ALSO THERE ARE NO VISIBLE ENCROACHMENTS OR PROJECTIONS OTHER THAN SHOWN.

WILLIAM M. BRASINGTON, PROFESSIONAL LAND SURVEYOR - No.9312

PLANNING & DEVELOPMENT SERVICES
RICHLAND COUNTY, SOUTH CAROLINA
APPROVED AS NOTED
Date 5-17-07
RCF # SD-05-201
Signature

REVISED NEW WATER LINE EASEMENTS FROM 10' TO 15' WIDE (5/3/07)
REVISED 4/2/07 PER CITY OF COLUMBIA REVIEW COMMENTS

CURVE	RADIUS	BEARING	CHORD
C1	72.00'	S 41°11'33" E	26.45'
C2	50.00'	S 32°24'26" E	35.16'
C3	225.00'	S 18°30'42" E	36.80'
C4	575.00'	S 08°05'22" E	260.90'
C5	625.00'	S 03°31'07" W	31.44'
C6	200.00'	N 71°39'05" W	385.08'
C7	175.00'	N 65°52'11" E	8.12'
C8	475.00'	N 02°41'16" W	170.16'
C9	200.00'	N 34°10'39" W	239.76'
C10	200.00'	S 85°53'06" W	157.00'
C11	200.00'	S 48°24'41" W	96.23'
C12	175.00'	N 51°15'27" E	83.14'
C13	175.00'	N 36°32'03" E	6.00'
C14	175.00'	N 18°57'19" E	99.97'
C15	175.00'	N 09°35'43" W	72.50'
C16	425.00'	N 07°07'37" W	211.72'
C17	475.00'	N 17°16'40" W	70.77'
C18	125.00'	N 07°59'00" E	123.23'
C19	125.00'	N 40°22'29" E	12.47'
C20	125.00'	N 54°06'56" E	47.20'

LINE	BEARING	DIST
L1	S 79°31'55" E	50.07'
L2	S 10°28'05" W	22.00'
L3	S 79°31'55" E	99.81'
L4	N 64°59'55" E	74.25'
L5	N 25°00'05" W	50.00'
L6	N 35°53'47" E	40.68'
L7	N 35°49'40" E	53.53'
L8	S 21°12'08" E	21.58'
L9	S 00°23'52" E	112.61'
L10	S 00°23'52" E	76.32'
L11	S 00°23'52" E	36.29'
L12	S 34°22'49" W	25.94'
L13	N 62°06'32" E	9.63'
L14	N 62°07'19" E	23.38'
L15	N 35°54'54" E	26.31'
L16	N 64°59'55" E	13.61'
L17	N 37°31'00" E	23.23'
L18	N 37°31'00" E	14.68'
L19	N 21°32'59" W	159.92'
L20	N 21°32'59" W	23.51'
L21	N 21°32'59" W	125.45'
L22	N 21°32'59" W	10.96'

CURVE #1
R=150.00'
D=27°28'55"
T=36.68'
L=71.95'
C LEN=71.26'
BRG=N 51°15'27" E

CURVE #2
R=150.00'
D=59°03'33"
T=84.97'
L=154.62'
C LEN=147.86'
BRG=N 07°59'14" E

CURVE #3
R=450.00'
D=32°11'04"
T=129.82'
L=252.78'
C LEN=249.47'
BRG=N 05°27'27" W

SOUTH CAROLINA UNITED DESIGN SERVICES, INC. No. C00574 CERTIFICATE OF AUTHORIZATION

UNITED DESIGN SERVICES, INC.
LAND SURVEYING SERVICES
540 ST. ANDREWS ROAD, COLUMBIA, SC 29210 ■ (803)750-9142

BONDED SUBDIVISION PLAT OF

WOODCREEK FARMS DEVELOPMENT
AREA B2 - PHASE 2

RICHLAND COUNTY near COLUMBIA, SOUTH CAROLINA

RECEIVED
MAY 16 2007
RICHLAND COUNTY ZONING OFFICE

MAG NORTH

50 0 100
SCALE: 1" = 100'

DATE: 4 OCT 2006
T.M.S.#: 26900-01-16
DWG.#: US-431-B
SHEET 1 OF 1

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Planning and Development Services**

FROM: ***Krista Hampton, Director***

SUBJECT: **Annexation, Comprehensive Plan Map Amendment, and Zoning Map Amendment: ±347.2 acres, a/k/a 10750 Two Notch Road; TMS# 28900-01-11(p)**

PRESENTER: **Krista Hampton**

FINANCIAL IMPACT: **Ordinance No.: 2017-040 - Annexing and Incorporating 347.2 acres a/k/a 10750 Two Notch Road, Richland County TMS #28900-01-11(p), into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014**

on February 17, 2015

Council District:4

Proposal:Request to annex, assign land use classifications of Urban Edge Residential-Small Lot (UER-1), Urban Edge Residential-Large Lot (UER-2), and Community Activity Corridor (AC-2), and assign zoning of Planned Unit Development-Residential District (PUD-R). The property is currently classified as Neighborhood (Medium Density) and zoned PDD by Richland County.

Applicant:Woodcreek Development, LLC

Staff Recommendation:Approval

PC Recommendation:04/03/2017; Approval (7-0)

ATTACHMENTS:

- **#a:** ANNEX_347.2acres_aka_TwoNotch(PDF)

- #b: 2017-040 annex-incorporate 347.2 ac 10750 Two Notch (PDF)

CITY COUNCIL

May 16, 2017 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
±347.2 acres, a/k/a 10750 Two Notch Road; TMS# 28900-01-11(p)

Council District:	4
Proposal:	Request to annex, assign land use classifications of Urban Edge Residential-Small Lot (UER-1), Urban Edge Residential-Large Lot (UER-2), and Community Activity Corridor (AC-2), and assign zoning of Planned Unit Development-Residential District (PUD-R). The property is currently classified as Neighborhood (Medium Density) and zoned PDD by Richland County.
Applicant:	Woodcreek Development, LLC
Staff Recommendation:	Approval
PC Recommendation:	04/03/2017; Approval (7-0)
PH, 1st Reading:	05/16/2017; PENDING
2nd Reading:	06/06/2017; PENDING

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: ±347.2 acres
Current Use: Vacant Land
Proposed Use: Residential subdivisions with commercial
Reason for Annexation: Municipal Services.
Urban Service Area: Secondary and Long Range
Current Land Use Classification: Neighborhood (Medium Density)
Proposed Land Use Classification: Urban Edge Residential-Small Lot (UER-1), Urban Edge Residential-Large Lot (UER-2), and Community Activity Corridor (AC-2)
Current Richland County Zoning: Planned Development District (PDD)
Proposed Zoning: Planned Unit Development-Residential District (PUD-R)
Census Tract: 114.07

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 **$17,800** annually to provide service for this proposed residential subdivision based upon current calls for service within nearby residential areas.

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 a proposed residential subdivision. Solid Waste services cost would be $187 per dwelling unit.

Engineering
Because water lines are available to the property, 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 service rates for the property.

Planning & Development Services
We recommend annexation of this property. Based upon the allowable development within the current Richland County PDD/proposed City of Columbia PUD-R, this section of Woodcreek Farms may have up to approximately 960 dwelling units, though the final developed number may be half as much. Based on this range, the estimated annual City property tax revenue generated after annexation of this property will be approximately **$200,000 to $400,000**.

*Estimated City Tax Revenue calculated as: (Tax Value*Tax Rate)*City Millage Rate (.0961)) - (Tax Value*Local Option Sales Tax Credit (.002347)).

PLANS, POLICIES, AND LAND USE

Urban Service Area

Subject property is partially in a "Secondary area" and partially in a "Long Range 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.

Secondary areas are those areas where the City determines it logical or advantageous to provide services, but where all services and/or the condition of existing infrastructure may not be at optimal levels for annexation at this time. For instance, it may be that the property is outside of the generally accepted fire response area, or the storm drainage and/or road system is substandard. Annexation in these areas may occur, but a more detailed analysis will be needed to determine the possible impact on revenue. As is stated in the policy, these areas may include "higher value" properties that would prove beneficial to revenues.

Long Range areas include parcels that are anticipated for future growth and urban service expansion, but are currently lacking in basic service availability. The basis for this area is the Water Service Boundary established in the Comprehensive Plan which was then modified for the establishment of an Urban Service Area through a more detailed analysis of existing development and growth of adjacent municipalities. Long Range areas periodically will need to be reviewed to determine whether the status needs revision due to change in conditions.

The Columbia Plan 2018: Comprehensive Plan Land Use Classification

Staff recommends that the subject property be designated Urban Edge Residential – Small Lot (UER-1), Urban Edge Residential- Large Lot (UER-2), and Community Activity Corridor (AC-2) in The Columbia Plan 2018 Future Land Use Map (as shown on the enclosed map).

Urban Edge Residential – Small Lot (UER-1)
Urban Edge Residential Small Lot neighborhoods account for a significant portion of the city's existing residential neighborhoods. This development type is appropriate as development on remaining large lots or as redevelopment in the outer areas of Columbia. Most of these developments are relatively modern and occurred after 1970. Urban Edge Residential Small Lot developments generally do not continue the grid and block pattern found in the urban core neighborhoods, but do tend to have a consistently organized internal street network with loops and interconnections. Culs-de-sac are most prominent in this development type.

Primary Types:
- Single-family Detached

Tertiary Types:
- Single-family Attached
- Two-family
- Three-family
- Multi-family Small
- Small Format Business / Employment (excl. Flex)
- Small Format Civic / Institutional
- Cemeteries & Mausoleums

Urban Edge Residential – Large Lot (UER-2)
Urban Edge Residential Large Lot neighborhoods represent many of the City's 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 unites

Tertiary Types:
- Single-family Attached
- Two-family
- Three-family
- Small Format Business / Employment
- Small Format Civic / Institutional
- Cemeteries & Mausoleums

Community Activity Corridor (AC-2)
Community Activity Corridors are a linear extension of a Community Activity Center. They contain nearly identical building types and uses to a Community Activity Center; the primary difference is the configuration of the lots and the lack of an internal subdivision or street network. Uses are built on frontage lots along principal and minor arterial roadways. They serve surrounding neighborhoods within a 3-5 mile drive and typically consist of a variety of commercial and service uses.

Primary Types:
- Small and Medium Business / Employment (excl. Flex)
- Multi-family Small and Medium Mixed-use

Secondary Types:

- Multi-family Small and Medium

Tertiary Types:

- Civic / Institutional
- Large Format Business / Employment (excl. Flex)
- Single-family Attached
- Cemeteries & Mausoleums
- Parking Structures and Lots

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is not covered by an area plan which has been adopted by the City of Columbia or Richland County.

PROPOSED ZONING DISTRICT SUMMARY

The parcel is currently zoned Planned Development District (PDD) by Richland County. Surrounding parcels within the City of Columbia are currently Planned Unit Development-Residential District (PUD-R).

The proposed City of Columbia zoning district is Planned Unit Development-Residential District (PUD-R).

Planned Unit Development-Residential District (PUD-R)

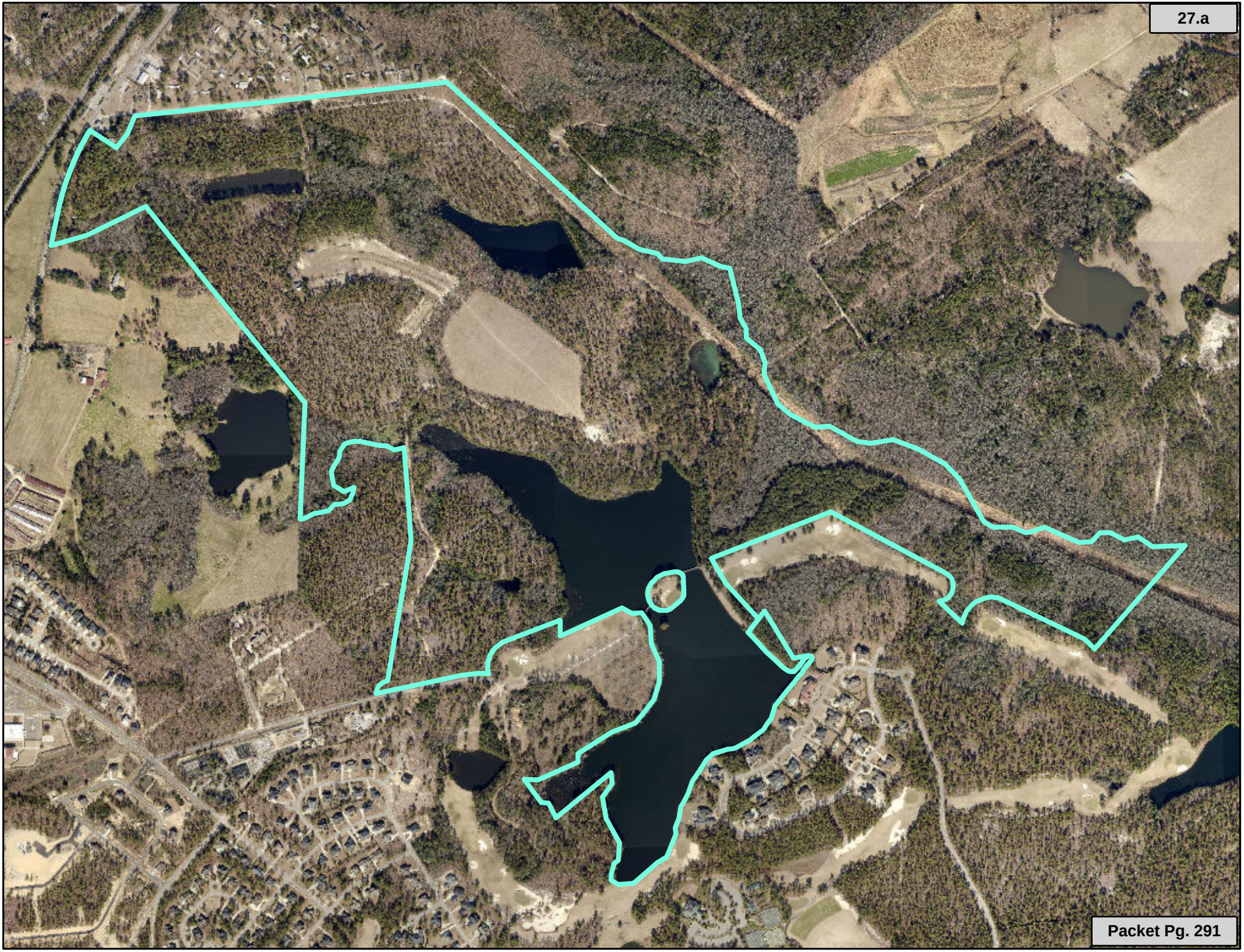
(a). The intent of planned unit development districts is to derive the benefits of efficiency, economy and flexibility by encouraging unified development of large sites, while also obtaining the advantage of creative site design, improved appearance, compatibility of uses, optimum service by community 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) 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.

STAFF RECOMMENDATION

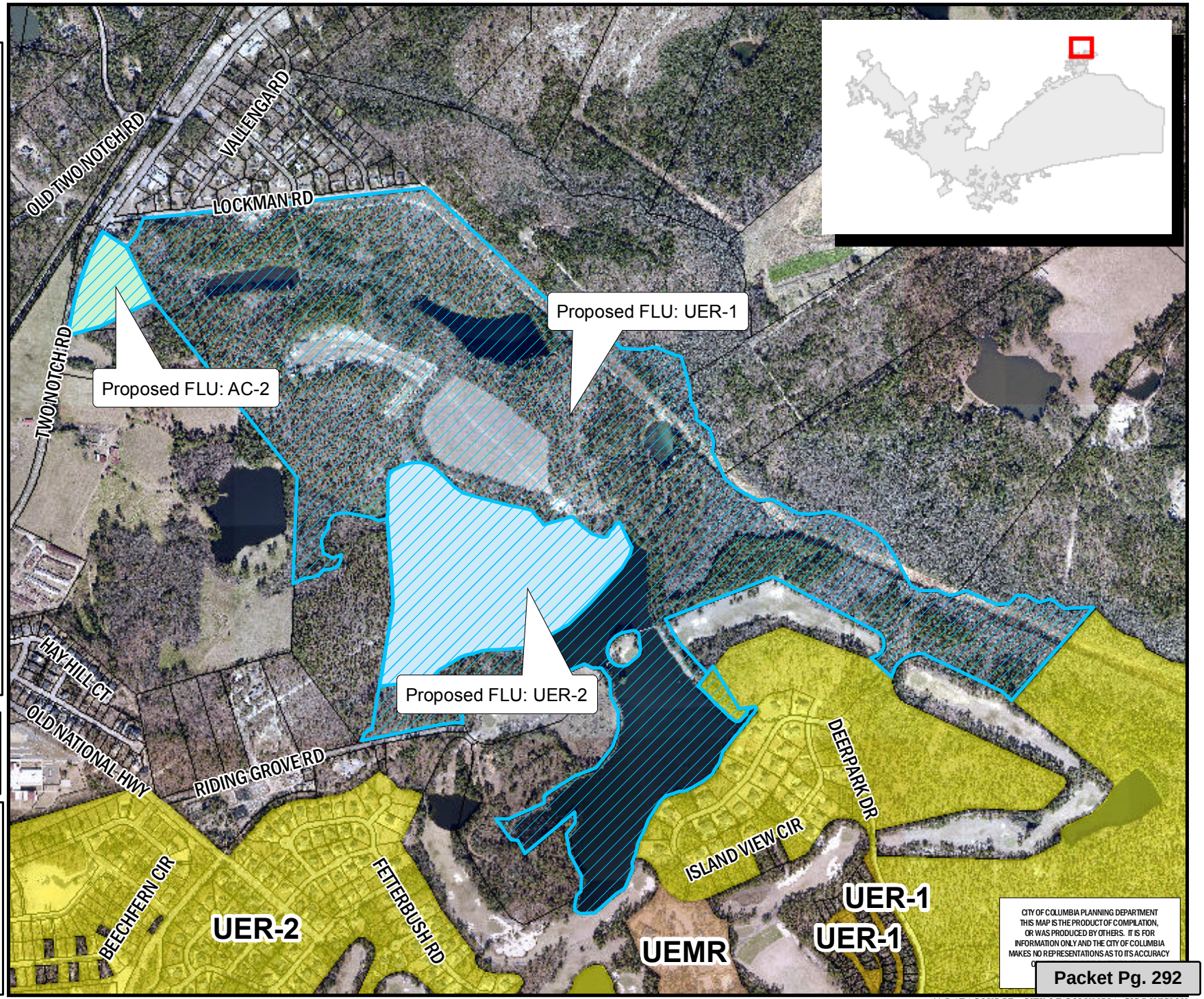
Staff recommends City Council annex the property, adopt an ordinance assigning Urban Edge Residential-Small Lot (UER-1), Urban Edge Residential-Large Lot (UER-2), and Community Activity Corridor (AC-2) land use classification and assign PUD-R zoning at the time of annexation.



Future Land Use Map

±347.2 acres, a/k/a 10750 Two Notch Road; TMS# 28900-01-11(p);
Existing Richland FLU: Neighborhood (Medium Density); Proposed FLU: UER-1, UER-2 and AC-2

Department of Planning & Development Services



ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
March 17, 2017

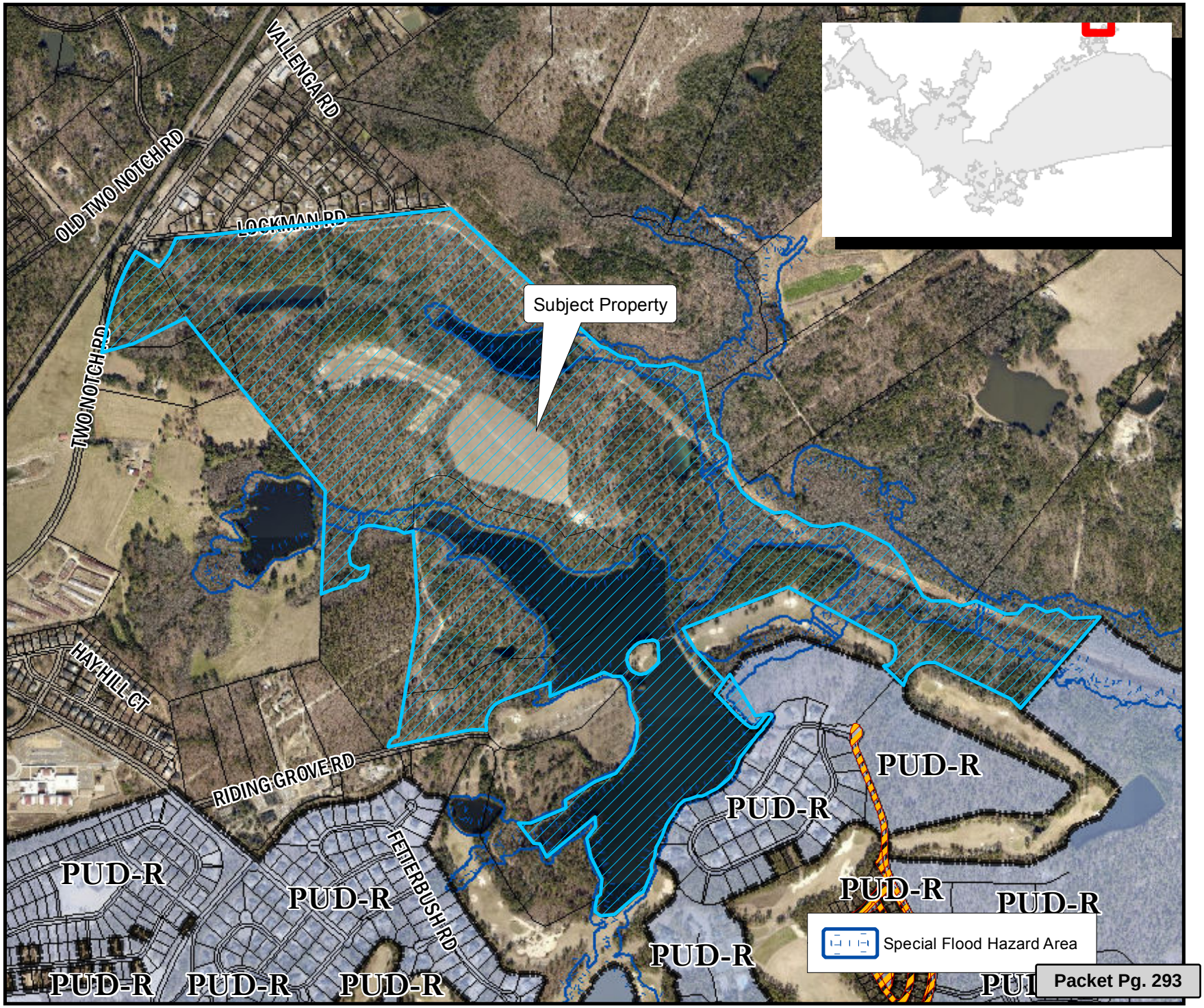
CITY of COLUMBIA, S.C.
JUSTITIA VIRTUTUM REGINA
We Are Columbia

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Zoning Map

±347.2 acres, a/k/a 10750 Two Notch Road; TMS# 28900-0
Existing Zoning: PDD; Proposed Zoning: PUD-R

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	

0 250 500 1,000 Feet

ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
March 17, 2017

DISCLAIMER:
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We Are Columbia

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

LEGAL DEPARTMENT DRAFT

ORDINANCE NO.: 2017-040

Annexing and Incorporating 347.2 acres a/k/a 10750 Two Notch Road, Richland County TMS #28900-01-11(p), 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 _____, 2017, 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 Planned Unit Development-Residential (PUD-R), apportioned to City Council District 4, Census Tract 114.07, contains 347.2 ascres, and shall be assigned a land use classification Urban Edge Residential-Small Lot (UER-1), Urban Edge Residential-Large Lot (UER-2), and Community Activity Corridor (AC-2).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 28900-01-11(p)

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:

_____
City Attorney

ATTEST:

_____
City Clerk

Introduced:
Final Reading:

Last revised: 4/19/2017
17042254

LEGAL DEPARTMENT DRAFT

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2017-040

All that certain piece, parcel or lot of land, with improvements thereon, if any, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, a 347.2 acre portion of Tract A as shown on a plat prepared for Woodcreek Development, LLC by United Design Services, Inc. dated June 3, 2013, and recorded in the Office of the Register of Deeds for Richland County in Record Book 1889 at Page 1578.

Last revised: 4/19/2017
17042254

MEMORANDUM

Office of the City Manager

TO: Department Heads

FROM: Teresa Wilson, City Manager

DATE: March 23, 2017

RE: **Property Address:** ±347.2 acres, a/k/a 10750 Two Notch Road (portion)
Richland County TMS#: 28900-01-11 (portion)
Owner(s): Woodcreek Development, LLC
Current Use: Vacant land
Proposed Use: Residential subdivisions with commercial
Current County Land Use: Neighborhood (Medium Density)
Proposed City Land Use: Urban Edge Residential – Small Lot (UER-1), Urban Edge Residential – Large Lot (UER-2), and Community Activity Corridor (AC-2)
Current County Zoning: PDD (Planned Development District)
Proposed City Zoning: PUD-R (Planned Unit Development - Residential)
Reason for Annexation: Municipal Services/Secondary and Long Range
City Council District: 4
Census Tract: 114.07

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 **April 3, 2016** 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.

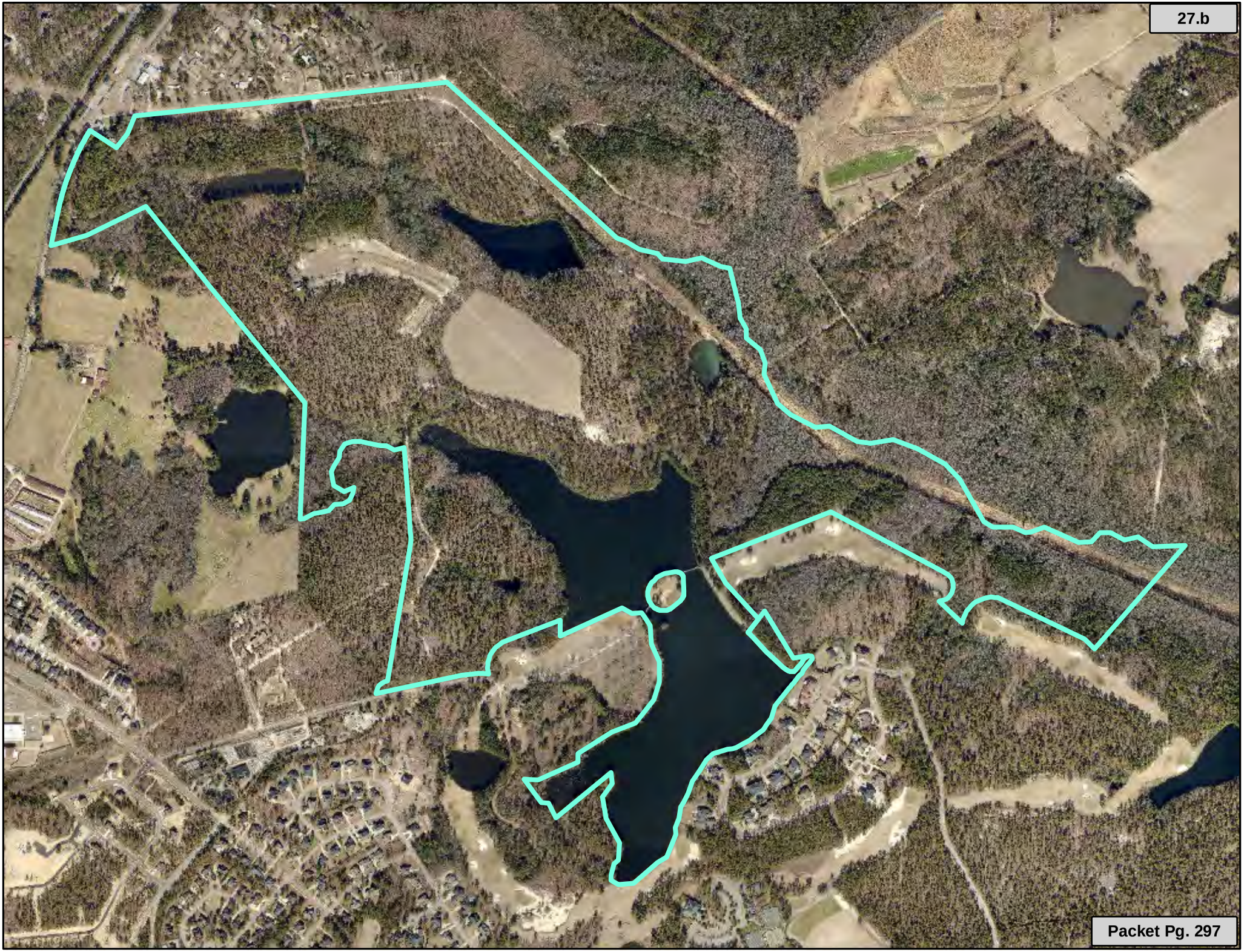
/atl
Attachments

cc:
S. Allison Baker, Sr. Assistant City Manager
William Holbrook, Police Chief
Teresa Knox, City Attorney
Dana Higgins, City Engineer
Krista Hampton, Planning & Development Services
Gloria Saaed, Community Development Director
Roger Myers, Business License Administrator
Angela Adams, Water Customer Service
Jerry Thompson, Building Official
Susan Leitner, Engineering
Denny Daniels, Engineering
Carolyn Wilson, Police Planning & Research
Jan Alonso, Finance Director
Missy Gentry, Assistant City Manager
Aubrey Jenkins, Fire Chief
Joseph Jaco, Utilities and Engineering
Robert Anderson, Public Works 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
Alfreda Tindall, Richland Co. 911 Addressing Coordinator

Planning Commission Zoning Recommendation: PUD-R (Zoning classification) by 7 - 0 on 04/03/2017 (mm/dd/yyyy).

Planning Commission Land Use Recommendation: UER-1/ UER-2/ AC-2 (Land Use classification) by 7 - 0 on 04/03/2017 (mm/dd/yyyy).

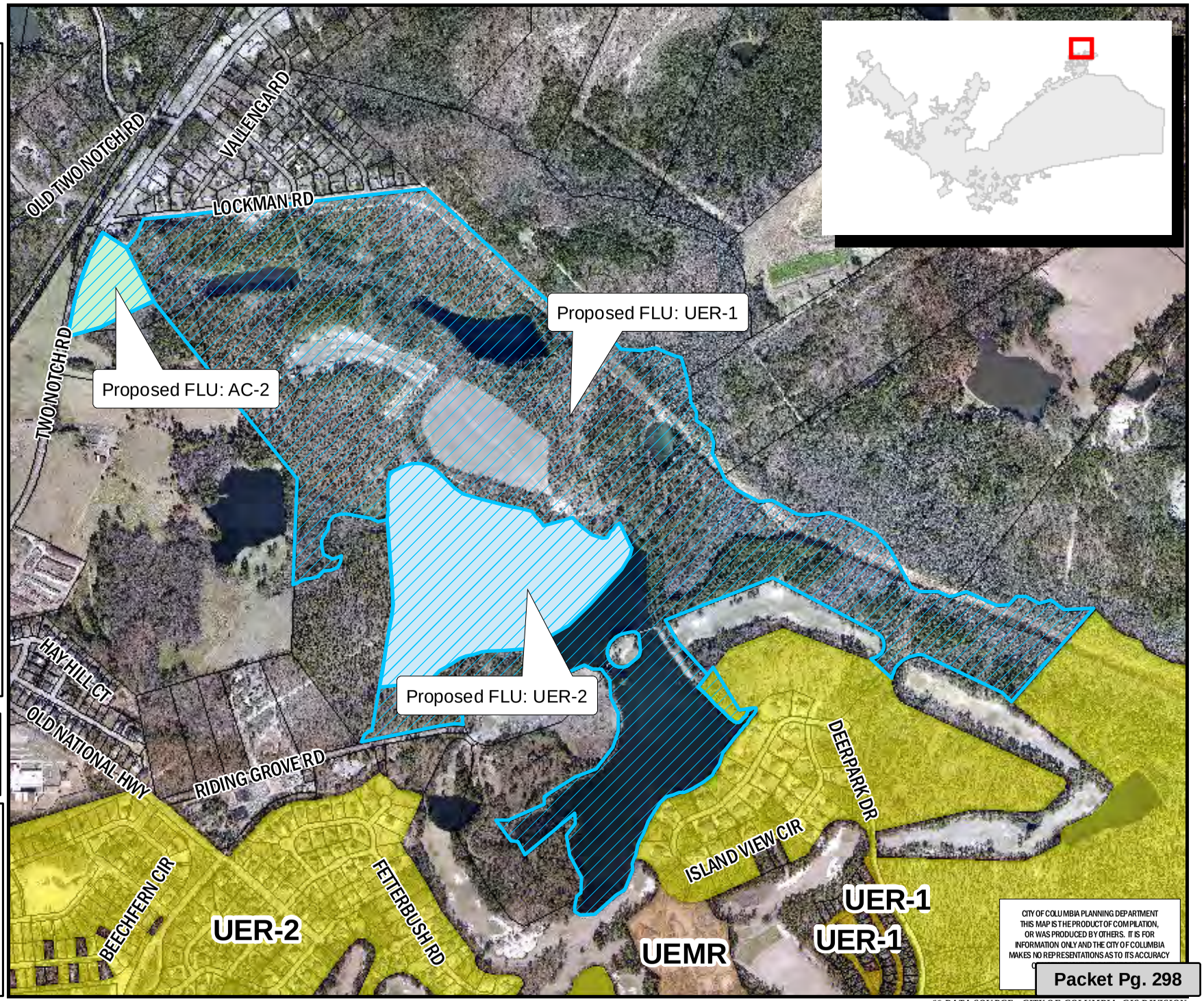
(Signature of Annexation Coordinator)



Future Land Use Map

±347.2 acres, a/k/a 10750 Two Notch Road; TMS# 28900-01-11(p);
Existing Richland FLU: Neighborhood (Medium Density); Proposed FLU: UER-1, UER-2 and AC-2

Department of Planning & Development Services



ORIGINAL PREPARATION/DATE:
This map was prepared by:
Shane Shaughnessy
March 17, 2017

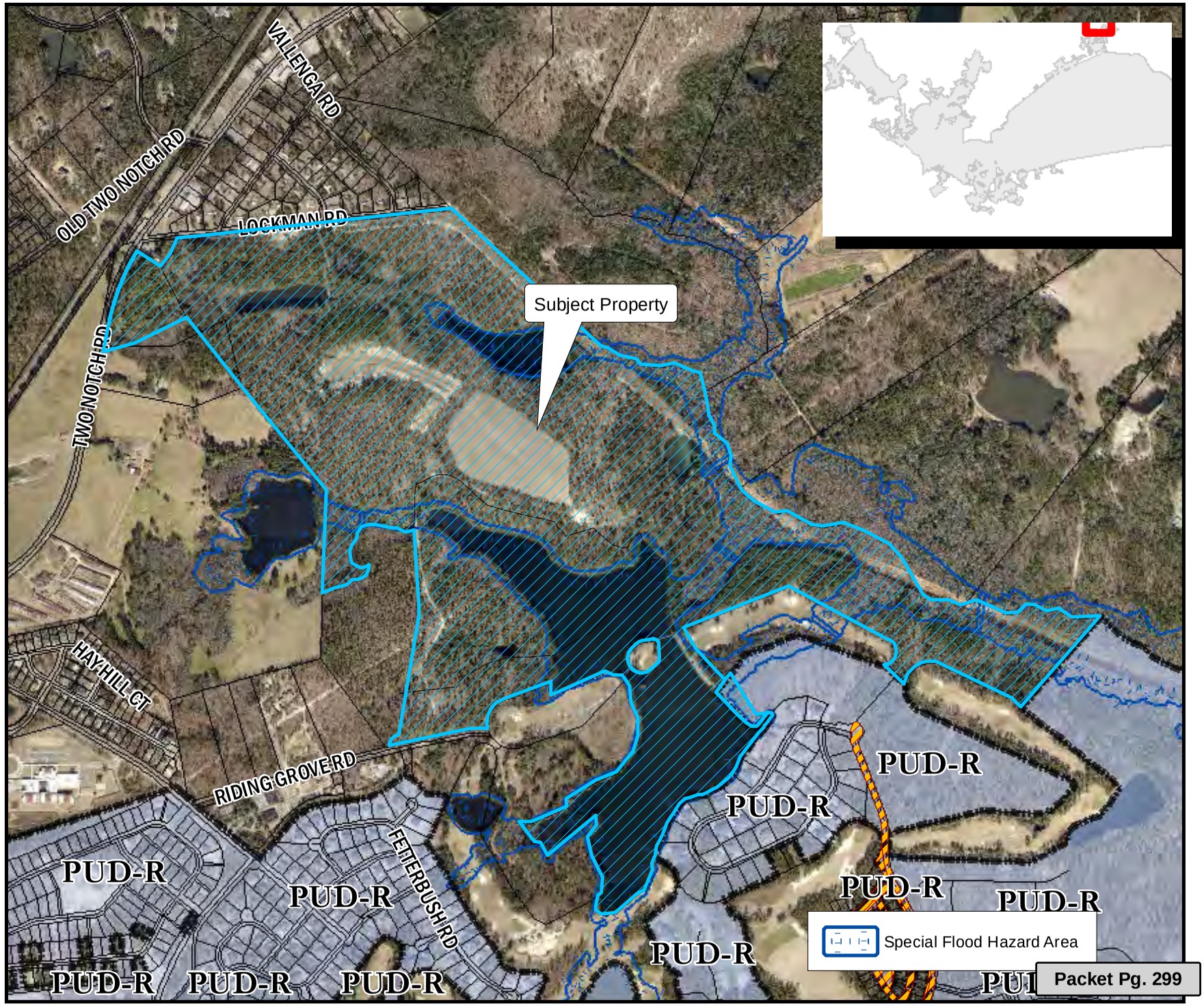
CITY of COLUMBIA, S.C.
JUSTITIA VIRTUTUM REGINA
We Are Columbia

*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

Zoning Map

±347.2 acres, a/k/a 10750 Two Notch Road; TMS# 28900-0
Existing Zoning: PDD; Proposed Zoning: PUD-R

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	

0 250 500 1,000 Feet

ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
March 17, 2017

DISCLAIMER:
The City of Columbia Department of Planning and Development Services data represented on this map or plan is the product of compilation, as produced by others. It is provided for informational purposes only and the City of Columbia makes no representation as to its accuracy. Its use without field verification is at the sole risk of the user.

We Are Columbia

*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

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, if any, being situate in the County of Richland, State of South Carolina, a 347.2 acre portion of Tract A as shown on a plat prepared for Woodcreek Development LLC, by United Design Services, Inc., dated June 3, 2013, and recorded in the office of the Register of Deeds for Richland County in Record Book 1889 at page 1578.

Richland County TMS: 028900-01-11 (portion)

Property Address: ±347.2 acres, a/k/a 10750 Two Notch Road (portion)

Woodcreek Development LLC

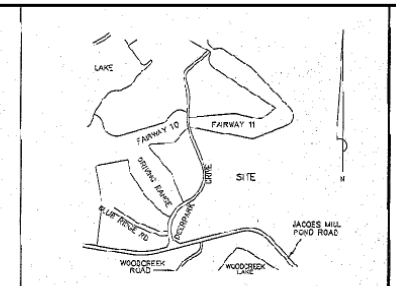
BY: _____ Date: 3-16-17

Harold Pickrel for Woodcreek Development LLC
(Print or Type Name)

Its: Manager
(Print or Type Title)

Book 2197-3596
2017021661 03/28/2017 16:17:04:117 Notice
Fee: $0.00 County Tax: $0.00 State Tax: $0.00
2017021661 John T. Hopkins II Richland County R.O.D.

THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE EXAMINATION BY AN ATTORNEY. NO ABSTRACT TITLE SEARCH, NOR TITLE COMMITMENT SEARCH WERE FURNISHED. THERE MAY BE OTHER RECORDED OR UNRECORDED SETBACKS, EASEMENTS, RESTRICTIONS OR RIGHTS-OF-WAY THAT MAY AFFECT THIS PROPERTY THAT WERE NOT OBSERVED OR NOT SHOWN ON THIS SURVEY.
THIS SURVEY IS BASED ON REFERENCED PLATS OF RECORD AND EXISTING EVIDENCE AND CONDITIONS OBSERVED THE DATE OF THIS SURVEY.
SUBSURFACE AND ENVIROMENTAL CONDITIONS WERE NOT SURVEYED OR EXAMINED OR CONSIDERED AS PART OF THIS SURVEY. NO EVIDENCE OR STATEMENT IS MADE CONCERNING THE EXISTENCE OF UNDERGROUND OR OVERHEAD CONDITIONS, CONTAINERS OR FACILITIES THAT MAY AFFECT THE USE OR DEVELOPMENT OF THIS PROPERTY.
EASEMENTS LOCATIONS SHOWN ARE APPROXIMATE.



VICINITY MAP

+/-347.2 acre portion of 'Tract A'

REFERENCE:
THIS IS A PORTION OF THE PROPERTY SHOWN AS 2000.08 ACRES ON A PLAT OF PROPERTY OF WOODCREEK PROPERTIES BY DANIEL RIDDICK ASSOCIATES, INC. DATED JULY 1, 1986 AND RECORDED IN THE R.O.D. FOR RICHLAND COUNTY IN PLAT BOOK 51 PAGE 162.

OTHER REFERENCES SHOWN AT ADJOINERS INFORMATION.

CURVE	CHORD BEARING	CHORD LENGTH	RADIUS
C1	N 81°05'13" W	630.83'	607.47'
C2	N 37°56'37" W	99.88'	210.00'
C3	S 29°16'40" W	286.12'	200.00'
C4	N 84°36'56" W	128.40'	356.27'
C5	S 81°44'02" W	205.79'	1794.55'
C6	S 77°28'02" W	252.11'	1552.13'
C7	N 13°50'10" W	193.77'	100.00'
C8	S 81°05'48" W	322.30'	200.00'

LINE	BEARING	DISTANCE
L1	N 11°35'56" E	250.58
L2	N 13°09'00" E	168.00
L3	N 19°40'08" E	150.12
L4	N 24°04'54" E	146.70
L5	N 28°12'31" E	150.88
L6	N 36°30'40" E	126.79
L7	S 64°59'39" E	31.54
L8	S 72°00'56" E	172.73
L9	N 35°09'17" E	68.65
L10	S 43°22'48" E	100.12
L11	N 89°07'02" E	74.30
L12	S 70°15'13" E	103.15
L13	S 64°04'19" E	253.69
L14	S 00°09'22" W	97.68
L15	S 18°40'46" E	171.04
L16	S 11°01'52" E	152.36
L17	S 04°05'08" E	63.80
L18	S 25°37'10" E	94.35
L19	S 16°39'05" E	112.02
L20	S 62°34'46" E	191.31
L21	N 80°29'04" E	91.72
L22	S 69°51'46" E	213.90
L23	S 73°28'06" E	99.55
L24	N 75°08'39" E	169.27
L25	S 74°20'46" E	60.30
L26	S 61°36'26" E	255.28
L27	S 40°01'28" E	135.80
L28	S 82°06'11" E	72.48
L29	N 87°23'19" E	108.33
L30	S 7°13'11" E	147.72
L31	N 73°49'44" E	126.36
L32	S 68°32'31" E	272.76
L33	N 80°37'19" E	64.19
L34	N 51°52'19" E	104.75
L35	S 83°16'26" E	75.98
L36	S 64°25'16" E	98.69
L37	N 73°00'39" E	83.67
L38	S 58°45'44" E	1250.83
L39	N 84°50'19" E	147.44
L40	N 31°42'02" W	142.16
L41	S 68°31'36" W	207.22
L42	N 72°26'16" E	182.03
L43	S 49°46'53" W	290.39
L44	S 65°26'56" W	121.67
L45	S 64°22'41" W	82.49
L46	S 50°20'34" W	84.22
L47	S 69°42'50" W	88.06
L48	S 82°41'11" W	118.06
L49	N 02°30'22" E	109.54
L50	S 43°23'52" E	38.71
L51	N 81°34'25" E	91.43
L52	S 44°18'11" E	112.94
L53	S 58°06'47" E	86.06
L54	N 80°22'11" E	27.92
L55	S 76°54'51" E	21.26
L56	S 45°19'43" E	47.00
L57	S 36°47'14" E	90.29
L58	S 70°16'49" E	16.49
L59	S 33°45'07" E	69.26
L60	S 7°06'07" E	44.90
L61	S 39°36'20" E	63.39
L62	N 76°53'35" E	51.66
L63	S 53°14'11" E	82.50
L64	N 75°38'00" E	31.04
L65	S 53°14'14" E	83.20
L66	S 82°09'25" E	79.57
L67	N 63°27'47" E	67.60
L68	S 47°50'04" E	110.51
L69	S 58°34'23" E	75.01
L70	S 62°07'38" E	58.03
L71	S 51°56'52" E	132.06
L72	S 49°15'23" E	232.53
L73	S 54°10'16" E	261.17
L74	S 40°48'01" E	63.29
L75	S 82°34'06" E	92.76
L76	N 69°26'34" E	113.23
L77	N 12°20'49" E	80.87
L78	N 55°48'02" E	91.41
L79	S 67°17'51" E	141.06
L80	S 22°09'07" E	74.85
L81	S 4°11'51" E	40.05
L82	N 49°49'24" W	120.48
L83	S 16°41'59" E	87.52
L84	S 46°55'11" W	50.91
L85	S 65°33'05" W	77.03
L86	S 68°32'11" W	76.14
L87	S 70°57'44" W	77.41
L88	S 49°33'30" W	99.86
L89	S 38°26'36" W	69.80
L90	N 30°44'31" E	119.32

LINE	BEARING	DISTANCE
L91	S 47°07'37" E	133.55
L92	W 37° 3.38" E	71.37
L93	N 80°43'32" E	109.36
L94	S 81°35'23" E	26.45
L95	S 12°34'28" E	18.34
L96	S 33°15'52" W	1..12
L97	S 43°36'10" W	16.68
L98	S 32°41'35" W	22.43
L99	S 29°10'47" W	21.20
L100	S 47°27'26" W	29.90
L101	S 38°31'53" W	36.91
L102	S 39°14'28" W	74.25
L103	S 38°11'00" W	159.08
L104	S 18°46'54" W	91.21
L105	S 33°15'03" W	52.20
L106	S 33°15'03" W	39.17
L107	S 52°23'12" W	69.68
L108	S 52°23'12" W	33.28
L109	S 50°45'33" W	62.48
L110	S 62°47'24" W	47.64
L111	S 69°06'24" W	28.76
L112	S 88°58'22" W	37.03
L113	S 70°51'22" W	62.43
L114	S 75°49'37" W	45.32
L115	S 49°02'20" W	64.12
L116	S 31°04'32" W	82.51
L117	S 33°16'40" W	50.50
L118	S 13°16'40" W	92.82
L119	S 20°32'31" W	93.14
L120	S 27°33'32" W	66.07
L121	S 27°33'32" W	43.15
L122	S 10°11'54" W	81.81
L123	S 20°36'44" W	25.00
L124	S 21°45'27" W	56.87
L125	S 04°42'02" E	40.37
L126	S 16°40'26" W	76.03
L127	S 27°48'35" W	98.58
L128	S 61°10'28" W	63.66
L129	S 51°06'13" W	104.35
L130	S 32°51'52" W	120.20

LINE	BEARING	DISTANCE
L131	N 78°39'01" W	133.84
L132	N 62°53'50" W	92.87
L133	N 00°16'16" E	31.61
L134	N 09°26'53" E	12.43
L135	N 19°23'16" E	34.05
L136	S 51°04'34" W	13.38
L137	N 10°54'27" E	122.68
L138	N 29°20'26" W	298.41
L139	N 10°41'50" W	131.28
L140	N 30°39'46" E	184.80
L141	N 19°03'42" W	49.60
L142	S 50°22'02" W	182.69
L143	S 50°30'53" W	210.32
L144	S 50°47'18" W	126.03
L145	N 26°05'56" W	120.71
L146	S 53°00'47" W	43.48
L147	N 36°30'46" E	216.10
L148	S 87°59'39" E	79.27
L149	N 87°53'08" E	102.98
L150	N 63°34'17" E	142.76
L151	N 31°27'13" E	61.56
L152	N 58°03'49" E	100.91
L153	N 62°26'22" E	148.54
L154	N 70°58'02" E	134.55
L155	N 39°25'24" E	124.14
L156	N 33°28'47" E	94.74
L157	N 15°31'21" E	135.64
L158	N 07°17'55" E	86.96
L159	N 13°22'16" W	39.89
L160	N 72°08'18" W	93.05
L161	N 66°03'07" W	126.02
L162	N 32°49'53" W	73.74
L163	N 54°03'09" W	50.29
L164	S 88°28'33" W	56.27
L165	N 36°22'33" W	75.46
L166	N 48°51'01" W	100.99
L167	N 45°59'39" W	126.22

N/F LOU ELLA CAMPBELL 25900-04-01 PB M-39
N/F JOHN D. MONROE 25900-04-02
N/F FRANKLIN C. MONROE 25900-04-03
N/F LOCKMAN ROAD ASSOCIATES 29000-02-35 PB 56-5766
N/F CHARLIE DUNCAY 29000-02-18 PB V-147
N/F HARRY O. GOFF 29000-02-08
N/F WAYNE GOFF 29000-02-39
N/F NELSON FAMILY TRUST 29000-02-26 PB K-56
N/F CHOICE HOME BUILDERS 29000-02-45 PLAT BY MICHAEL S. HOWARD DATED 07/19/2010
N/F WOODCREEK DEVELOPMENT PARTNERSHIP 28900-01-30 RB 745-3758
N/F WOODCREEK DEVELOPMENT PARTNERSHIP 28908-03-C1
N/F WOODCREEK DEVELOPMENT PARTNERSHIP 28608-03-01
N/F WOODCREEK DEVELOPMENT, LLC PORTION OF TMS 28900-01-11
N/F WOODCREEK DEVELOPMENT, LLC TMS 28900-01-18 RECORD BOOK 1805-3656 PAGE
PRIME DEVELOPMENT LLC & CENTERLINE DEVELOPMENT LLC AREA B3 TMS 28612-02-01
MEMBERS CLUB @ WOODCREEK & WILDEWOOD TMS 28900-01-18 PLAT BOOK 56 PAGE 7066
MEMBERS CLUB @ WOODCREEK & WILDEWOOD TMS 28900-01-19 PLAT BOOK 56 PAGE 7066
AREA B-4 WOODCREEK DEVELOPMENT, LLC P.A. FOR SAME BY UNITED DESIGN SERVICES, INC DATED NOVEMBER 30, 2011
TRACT A 370.08 Acres
TRACT B 238.82 Acres
CENTERLINE OF TERRIBLE CREEK THE LINE DIMENSIONS +/- PER REFERENCED PLAT AT PB 51 PGS 162-162A
CENTERLINE OF TERRIBLE CREEK THE LINE
CENTERLINE OF BRANCH THE LINE DIMENSIONS +/- PER REFERENCED PLAT AT PB 56 PG 5766
100' SCENIC EASEMENT DEED 336 Pg. 640
25' PALMETTO UTILITIES SEWER EASEMENT RB 1663/2890
15' PALMETTO UTILITIES SANITARY SEWER EASEMENT
CITY OF COLUMBIA MAINTAINED PAVED ROAD
NORTHWOOD LAKE
FAIRWAY 11
FAIRWAY 10
POND
SPRING CREEK
CLUB RIDGE DRIVE
DEVELOPER'S DRIVE
JACOBS MILL POND ROAD
RIDING GROVE PL. 66' R/W
TWO NOTCH RD. - 150' R/W
#4 REBARS FOUND AT LAKE FRONT EXCEPT AS NOTED
#4 REBAR(O)
#4 REBAR(S)
#5 RBR(O)
#5 RBR(S)
#4 RBR(O)
#5 RBR(O)
WOOD FENCES
P.O.L. ELEV. 360.0 NOT KNOWN
LOCATIONS OF POLES, LINES AND GUYING ARE APPROXIMATE.
S 58°55'25" E 112.67'
S 32°01'11" E 114.46' TO R/W IRON 19.65' FROM R/W
N 58°55'25" W 112.67'
S 0°08'44" W (D) (89')
N 0°08'44" E 1353.62'
N 0°48'19" E 1353.62'
N 35°37'57" W 1100.19'
S 35°37'57" E 1100.19'
S 27°04'44" E 1746.45'
N 61°37'16" W 940.39'
N 51°40'02" W 624.43'
S 88°01'19" E 1192.59'
N 16°11'33" W 224.72'
N 12°12'42" E 831.24' (CHORD RAD=825.0')
N 16°48'36" E 699.30' (CHORD RAD=857.0')
S 63°09'37" E 1348.50'
S 35°57'39" W 3361.00'
S 63°09'37" E 1348.50'
N 26°50'23" E 100.00'
S 63°09'37" E 1348.50'
S 48°45'22" E 479.97'
S 48°45'22" E 45.05'
S 48°45'22" E 45.05'
S 67°39'58" W 1203.54'
1/2" OPP (C)
1/2" OPP (D)
#4 REBAR(3)
#4 REBAR(5)
#4 REBAR(7)
#4 REBAR(8)
#4 REBAR(9)
#4 REBAR(10)
#4 REBAR(11)
#4 REBAR(12)
#4 REBAR(13)
#4 REBAR(14)
#4 REBAR(15)
#4 REBAR(16)
#4 REBAR(17)
#4 REBAR(18)
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#4 REBAR(21)
#4 REBAR(22)
#4 REBAR(23)
#4 REBAR(24)
#4 REBAR(25)
#4 REBAR(26)
#4

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Planning and Development Services**

FROM: ***Krista Hampton, Director***

SUBJECT: **Annexation, Comprehensive Plan Map Amendment, and Zoning Map Amendment: 29.25 acres N/S Riding Grove Road (p); TMS# 28900-01-11(p) and 28900-01-30**

PRESENTER: **Krista Hampton**

FINANCIAL IMPACT: **Ordinance No.: 2017-039 - Annexing and Incorporating 29.25 acres N/5 Riding Grove Road, Richland County TMS # 28900-01-11 (p) and 28900-01-30 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015**

Council District: 4

Proposal:Request to annex, assign land use classification of Urban Edge Residential-Small Lot (UER-1), and assign zoning of PUD-R (Planned Unit Development-Residential District). The property is currently classified as Neighborhood (Medium Density) by Richland County for both parcels and zoned PDD by Richland County for TMS# 28900-01-11 (p) and RS-MD by Richland County for TMS# 28900-01-30.

Applicant:ARBO Woodcreek LLC

Staff Recommendation:Approval

PC Recommendation: 04/03/2017; Approval (7-0)

ATTACHMENTS:

- **#a:** ANNEX_29.25_NS_RidingGrove (PDF)

- #b: 2017-039 annex-incorporate 29.25 ac NS Riding Grove Road (PDF)

CITY COUNCIL

May 16, 2017 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
29.25 acres N/S Riding Grove Road (p); TMS# 28900-01-11(p) and 28900-01-30

Council District:	4
Proposal:	Request to annex, assign land use classification of Urban Edge Residential-Small Lot (UER-1), and assign zoning of PUD-R (Planned Unit Development-Residential District). The property is currently classified as Neighborhood (Medium Density) by Richland County for both parcels and zoned PDD by Richland County for TMS# 28900-01-11 (p) and RS-MD by Richland County for TMS# 28900-01-30.
Applicant:	ARBO Woodcreek LLC
Staff Recommendation:	Approval
PC Recommendation:	04/03/2017; Approval (7-0)
PH, 1st Reading:	05/16/2017; PENDING
2nd Reading:	06/06/2017; PENDING

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 29.25 acres
Current Use: Vacant Land
Proposed Use: Single family residential subdivision
Reason for Annexation: Municipal Services
Urban Service Area: Secondary and Long Range
Current Land Use Classification: Neighborhood (Medium Density) for both parcels
Proposed Land Use Classification: Urban Edge Residential-Small Lot (UER-1)
Current Richland County Zoning: PDD for TMS# 28900-01-11(p) and RS-MD for TMS# 28900-01-30
Proposed Zoning: Planned Unit Development-Residential District (PUD-R)
Census Tract: 114.07

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 not result in an increased number of calls for services and will cost the CPD approximately **$1,625** annually at full build-out to provide service for this residential subdivision based upon current calls for service within nearby residential areas.

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 a proposed residential subdivision. Solid Waste services cost would be $187 per dwelling unit.

Engineering
Because water lines are currently available to the property, 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 service rates to the property.

Planning & Development Services
We recommend annexation of this property. Based upon the development plan within the current Richland County PDD/proposed City of Columbia PUD-R, this section of Woodcreek Farms may have up to approximately 90 dwelling units, with 64 dwellings in the first phase. Based on this number, at full build-out the estimated annual City property tax revenue generated after annexation of this property will be approximately **$35,000-$40,000**.

*Estimated City Tax Revenue calculated as: (Tax Value*Tax Rate)*City Millage Rate (.0961)) - (Tax Value*Local Option Sales Tax Credit (.002347)).

PLANS, POLICIES, AND LAND USE

Urban Service Area

Subject property is partially in a "Secondary area" and partially in a "Long Range 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.

Secondary areas are those areas where the City determines it logical or advantageous to provide services, but where all services and/or the condition of existing infrastructure may not be at optimal levels for annexation at this time. For instance, it may be that the property is outside of the generally accepted fire response area, or the storm drainage and/or road system is substandard. Annexation in these areas may occur, but a more detailed analysis will be needed to determine the possible impact on revenue. As is stated in the policy, these areas may include "higher value" properties that would prove beneficial to revenues.

Long Range areas include parcels that are anticipated for future growth and urban service expansion, but are currently lacking in basic service availability. The basis for this area is the Water Service Boundary established in the Comprehensive Plan which was then modified for the establishment of an Urban Service Area through a more detailed analysis of existing development and growth of adjacent municipalities. Long Range areas periodically will need to be reviewed to determine whether the status needs revision due to change in conditions.

The Columbia Plan 2018: Comprehensive Plan Land Use Classification

Staff recommends that the subject property be designated Urban Edge Residential – Small Lot (UER-1) in The Columbia Plan 2018 Future Land Use Map.

Urban Edge Residential Small Lot neighborhoods account for a significant portion of the city's existing residential neighborhoods. This development type is appropriate as development on remaining large lots or as redevelopment in the outer areas of Columbia. Most of these developments are relatively modern and occurred after 1970. Urban Edge Residential Small Lot developments generally do not continue the grid and block pattern found in the urban core neighborhoods, but do tend to have a consistently organized internal street network with loops and interconnections. Culs-de-sac are most prominent in this development type.

Primary Types:

- Single-family Detached

Tertiary Types:

- Single-family Attached
- Two-family
- Three-family
- Multi-family Small
- Small Format Business / Employment (excl. Flex)
- Small Format Civic / Institutional
- Cemeteries & Mausoleums

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is not covered by an area plan which has been adopted by the City of Columbia or Richland County.

PROPOSED ZONING DISTRICT SUMMARY

The parcel is currently zoned Planned Development District (PDD) by Richland County for TMS# 28900-01-11(p) and Single Family Residential-Medium Density District (RS-MD) for TMS# 28900-01-30. Surrounding parcels within the City of Columbia are currently Planned Unit Development-Residential District (PUD-R).

The proposed City of Columbia zoning district is Planned Unit Development-Residential District (PUD-R).

Planned Unit Development-Residential District (PUD-R)

(a). 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) 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.

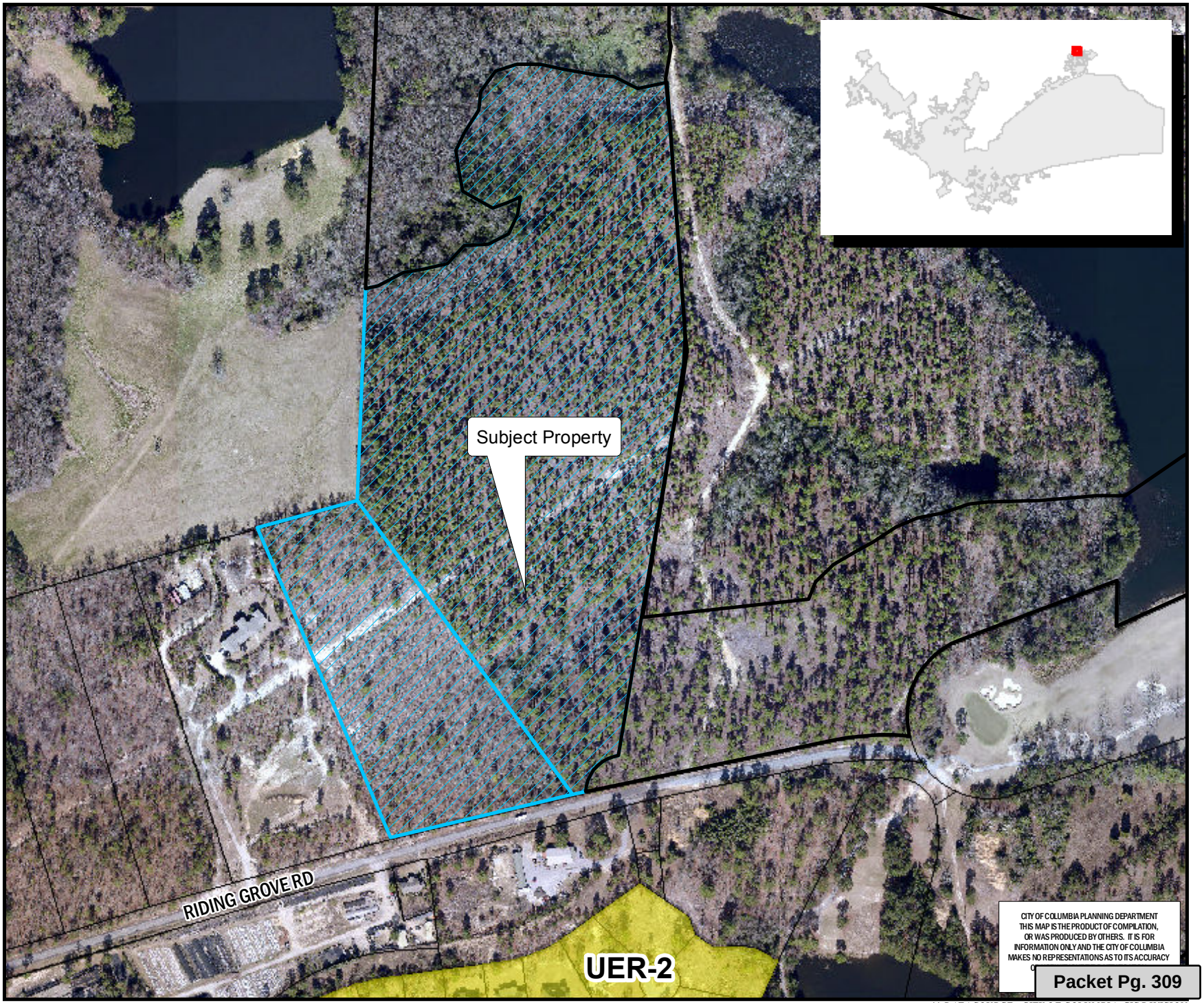
STAFF RECOMMENDATION

Staff recommends City Council annex the property, adopt an ordinance assigning of Urban Edge Residential-Small Lot (UER-1) land use classification and assign PUD-R zoning at the time of annexation.

Future Land Use Map

29.25 acres N/S Riding Grove Road (p); TMS# 28900-01-11(p) and 289(
Existing Richland FLU: Neighborhood (Medium Density); Proposed FLU: UER-1

Department of Planning & Development Services



ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
March 17, 2017

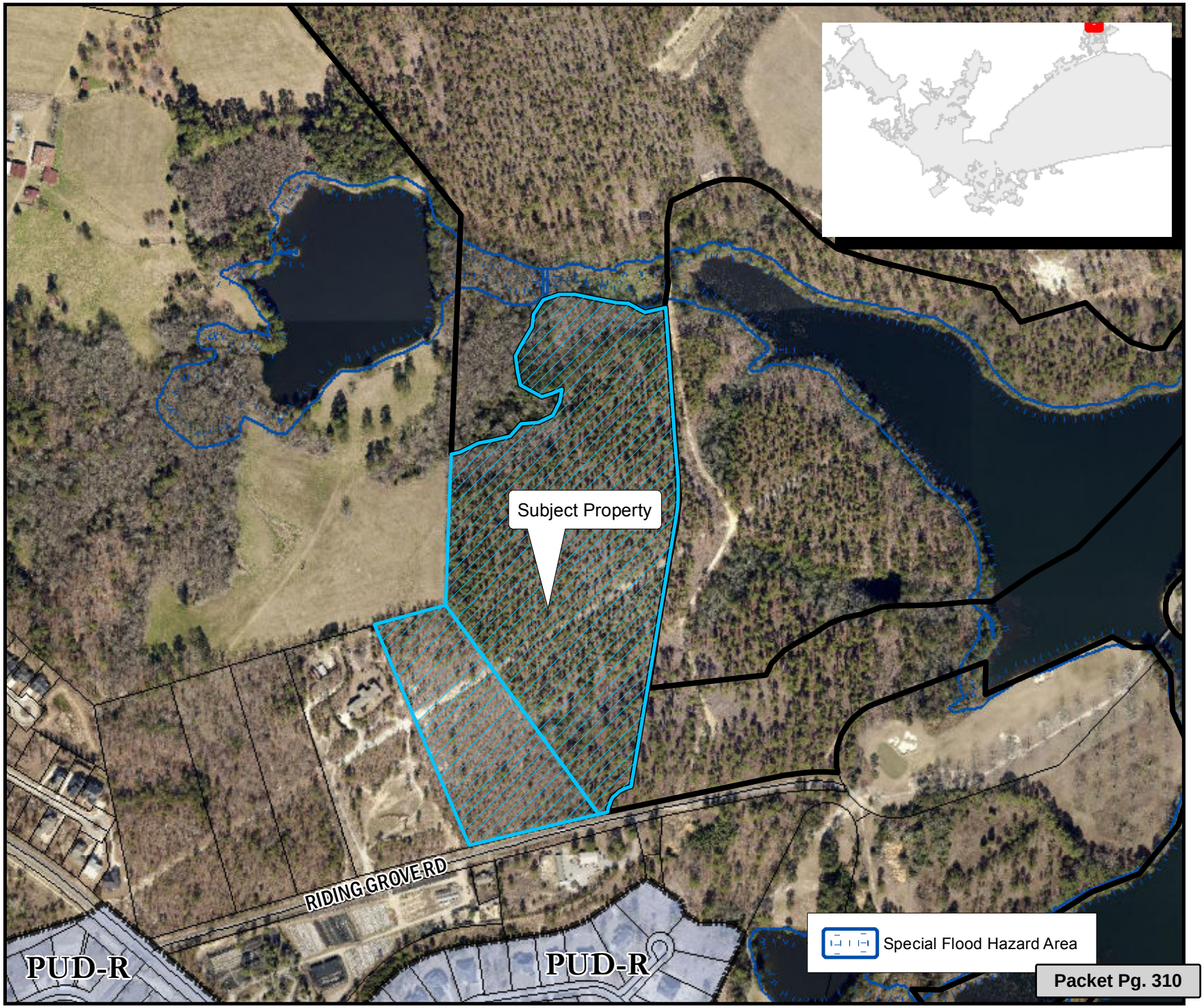
CITY of COLUMBIA, S.C.
JUSTITIA VIRTUTUM REGINA
We Are Columbia

*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

Zoning Map

29.25 acres N/S Riding Grove Road (p); TMS# 28900-01-11(p) and 28900-01-30;
Existing Zoning: PDD for TMS# 28900-01-11(p) and RS-MD for TMS# 28900-01-30; Proposed Zoning: PUD-R

Department of Planning & Development Services



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LEGAL DEPARTMENT DRAFT

ORDINANCE NO.: 2017-039

Annexing and Incorporating 29.25 acres N/S Riding Grove Road, Richland County TMS #28900-01-11(p) and 28900-01-30 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 _____, 2017, 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 Planned Unit Development-Residential (PUD-R), apportioned to City Council District 4, Census Tract 114.07, contains 29.25 acres, and shall be assigned a land use classification Urban Edge Residential-Small Lot (UER-1).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 28900-01-11(p) and 28900-01-30

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:

_____
City Attorney

ATTEST:

_____
City Clerk

Introduced:
Final Reading:

Last revised: 4/24/2017
17042253

LEGAL DEPARTMENT DRAFT

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2017-039

All that certain piece, parcel or lot of land, with improvements thereon, if any, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, and being delineated as Parcel 1, containing 22.24 acres, more or less, on a plat prepared for Woodcreek Development LLC by Belter & Associates, Inc. dated November 23, 2016, and recorded in the Office of the Register of Deeds for Richland County in Record Book 2178 at page 283. Reference being made to said plat for a more complete and accurate description. All measurements being a little more or less.

Together with:

All that certain piece, parcel or tract of land, together with improvements thereon, if any, situate, lying and being in the County of Richland, State of South Carolina, and being shown and delineated as Parcel D, containing 7.01 acres, more or less, on a plat prepared for Woodcreek Development, LLC by Belter & Associates, Inc., dated November 23, 2016, and recorded in the Office of the Register of Deeds for Richland County in Record Book 2178 at page 283. Reference being made to said plat for a more complete and accurate description. All measurements being a little more or less.

MEMORANDUM

Office of the City Manager

TO: Department Heads

FROM: Teresa Wilson, City Manager

DATE: March 23, 2017

RE: **Property Address:** 29.25 acres, N/S Riding Grove Road
Richland County TMS#: 28900-01-11 (portion), 28900-01-30
Owner(s): ARBO Woodcreek LLC
Current Use: Vacant land
Proposed Use: Single-family residential subdivision
Current County Land Use: Neighborhood (Medium Density)
Proposed City Land Use: Urban Edge Residential – Small Lot (UER-1)
Current County Zoning: PDD (Planned Development District) and RS-MD (Single Family –Medium Density)
Proposed City Zoning: PUD-R (Planned Unit Development - Residential)
Reason for Annexation: Municipal Services/Secondary and Long Range
City Council District: 4
Census Tract: 114.07

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 **April 3, 2016** 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
William Holbrook, Police Chief
Teresa Knox, City Attorney
Dana Higgins, City Engineer
Krista Hampton, Planning & Development Services
Gloria Saaed, Community Development Director
Roger Myers, Business License Administrator
Angela Adams, Water Customer Service
Jerry Thompson, Building Official
Susan Leitner, Engineering
Denny Daniels, Engineering
Carolyn Wilson, Police Planning & Research
Jan Alonso, Finance Director
Missy Gentry, Assistant City Manager
Aubrey Jenkins, Fire Chief
Joseph Jaco, Utilities and Engineering
Robert Anderson, Public Works 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
Alfreda Tindall, Richland Co. 911 Addressing Coordinator

Planning Commission Zoning Recommendation: PUD-R (Zoning classification) by 7-0 on 04/03/2017 (mm/dd/yyyy).

Planning Commission Land Use Recommendation: UER-1 (Land Use classification) by 7-0 on 04/03/2017 (mm/dd/yyyy).

(Signature of Annexation Coordinator)

Future Land Use Map

29.25 acres N/S Riding Grove Road (p); TMS# 28900-01-11(p) and 289(
Existing Richland FLU: Neighborhood (Medium Density); Proposed FLU: UER-1

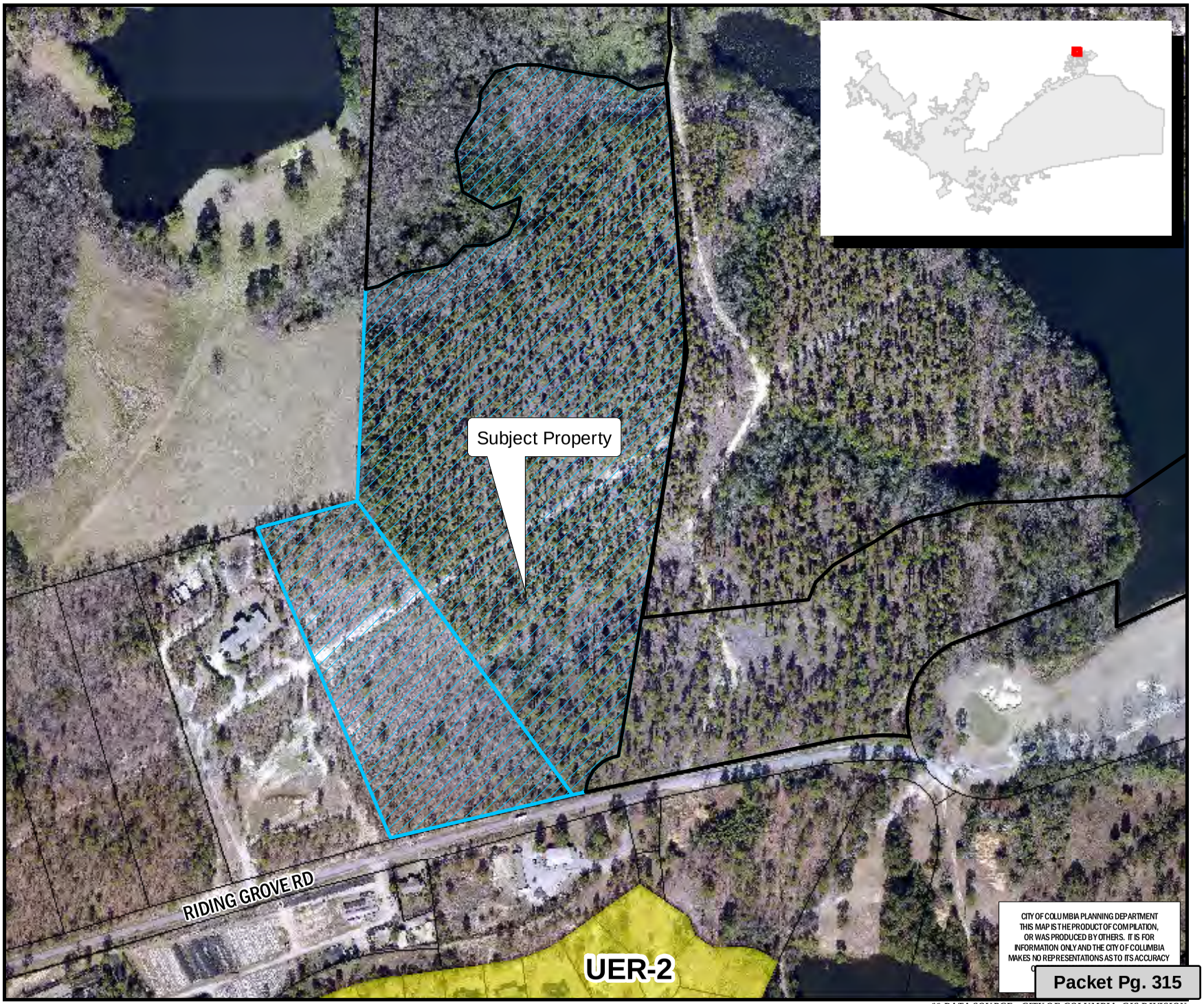
Department of Planning & Development Services

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 75 150 300 Feet



CITY OF COLUMBIA PLANNING DEPARTMENT
THIS MAP IS THE PRODUCT OF COMPILATION, OR WAS PRODUCED BY OTHERS. IT IS FOR INFORMATION ONLY AND THE CITY OF COLUMBIA MAKES NO REPRESENTATIONS AS TO ITS ACCURACY

ORIGINAL PREPARATION/DATE:
This map was prepared by:
Shane Shaughnessy
March 17, 2017

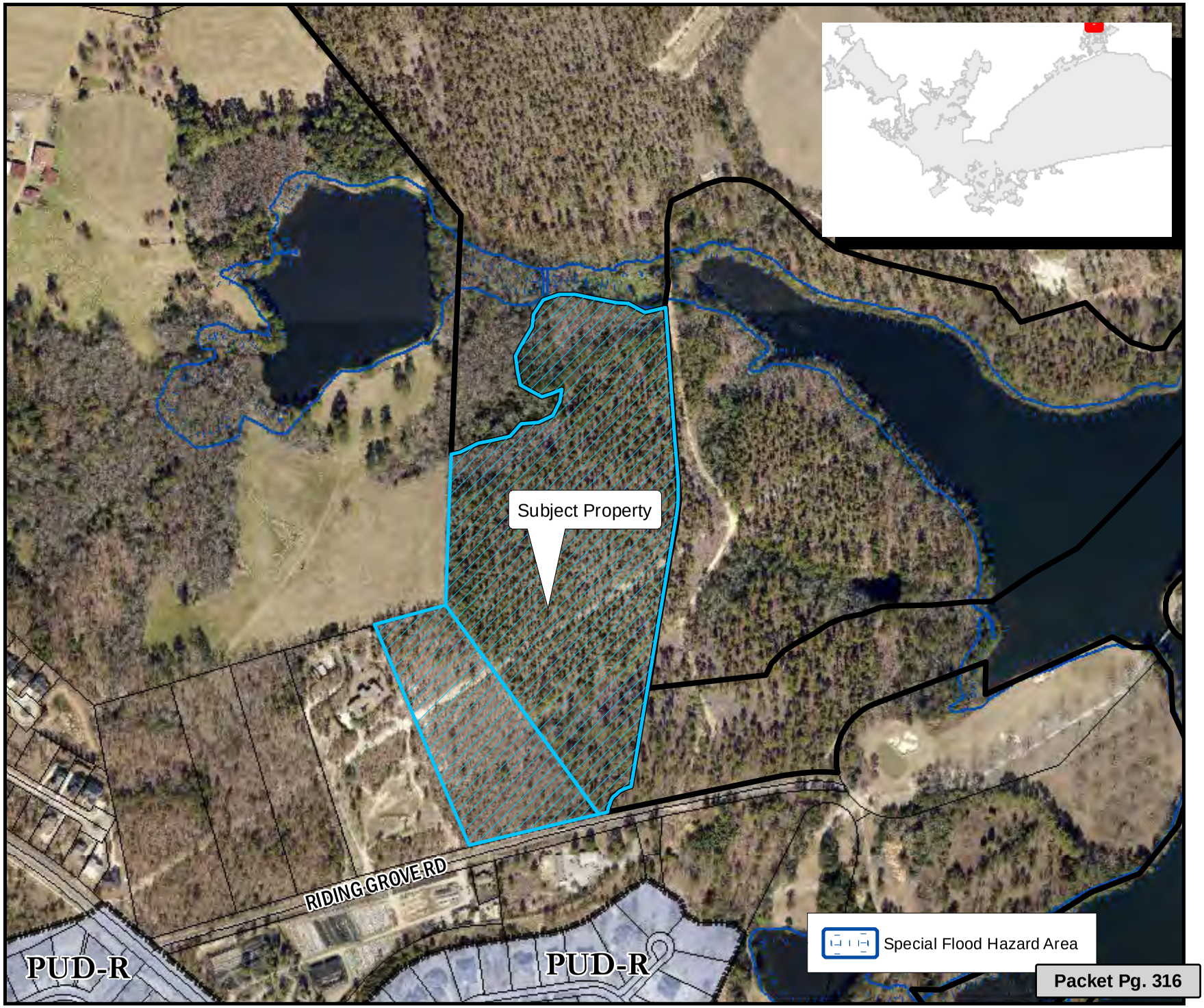
CITY of COLUMBIA, S.C. JUSTITIA VIRTUTUM REGINA
We Are Columbia

*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

Zoning Map

29.25 acres N/S Riding Grove Road (p); TMS# 28900-01-11(p) and 28900-01-30;
Existing Zoning: PDD for TMS# 28900-01-11(p) and RS-MD for TMS# 28900-01-30; Proposed Zoning: PUD-R

Department of Planning & Development Services



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*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

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, if any, being situate in the County of Richland, State of South Carolina, and being delineated as Parcel 1, containing 22.24 acres, more or less, on a plat prepared for Woodcreek Development LLC, by Belter & Associates, Inc., dated November 23, 2016, and recorded in the office of the Register of Deeds for Richland County in Record Book 2178 at page 283. Reference being made to said plat for a more complete and accurate description. All measurements being a little more or less.

Together with:

All that certain piece, parcel or tract of land, together with improvements thereon, if any, situate, lying and being in the County of Richland, State of South Carolina, and being shown and delineated as Parcel D, containing 7.01 acres, more or less, on a plat prepared for Woodcreek Development, LLC, by Belter & Associates, Inc., dated November 23, 2016, and recorded in the office of the Register of Deeds for Richland County in Record Book 2178 at page 283. Reference being made to said plat for a more complete and accurate description. All measurements being a little more or less.

Richland County TMS: 028900-01-11 (portion), 28900-01-30

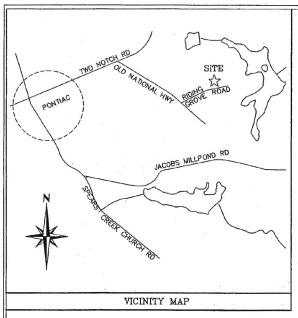
Property Address: 29.25 acres, N/S Riding Grove Road

ARBO Woodcreek LLC

BY: Angus C Rogers Date: 21 MAR 2017

ANGUS ROGERS
(Print or Type Name)

Its: MANAGER
(Print or Type Title)



VICINITY MAP

NUM	DELTA	ARC	RADIUS	BEARING	DISTANCE
C1	7°34'42"	128.68'	100.00'	S43°14'44"W	119.98'
C2	0°12'39"	30.55'	7582.00'	S76°34'46"W	30.55'
C3	1°39'49"	131.92'	567.00'	N2°43'03"E	131.62'
C4	2°36'31"	345.19'	7582.00'	S75°09'13"W	345.16'

LINE	BEARING	DISTANCE
L1	N81°53'43"E	33.18'
L2	N07°13'24"E	61.73'
L3	N63°57'10"W	94.88'
L4	N56°04'15"E	14.35'
L5	N77°03'58"E	60.40'
L6	N85°02'26"E	58.21'
L7	N03°56'43"W	50.00'
L8	N85°03'17"E	12.50'
L9	N62°36'31"W	19.08'
L10	N74°29'13"E	25.74'
L11	N52°13'33"E	71.40'
L12	N77°50'49"E	49.91'
L13	N75°55'59"E	62.64'
L14	N43°16'54"E	57.78'
L15	N84°21'15"E	58.80'
L16	N62°34'18"E	56.45'
L17	N24°53'30"E	53.01'
L18	N9°13'15"E	43.31'
L19	S66°12'08"W	33.21'
L20	S69°34'01"W	40.26'
L21	N61°01'24"W	83.17'
L22	N11°36'30"W	46.82'
L23	N8°44'44"W	56.99'
L24	N27°22'33"E	47.35'
L25	N31°31'01"E	69.28'
L26	N7°14'48"E	46.04'
L27	N35°47'12"E	61.19'
L28	N71°57'23"E	54.87'
L29	N86°45'23"E	56.39'
L30	S78°31'02"E	57.14'
L31	S78°48'39"E	88.80'
L32	S85°17'38"E	36.82'
L33	S83°06'44"E	64.19'
L34	N75°14'15"E	72.83'

N/F
WOODCREEK DEVELOPMENT, LLC
TMS 28900-01-11 (399.5 ACRES REMAINING±)

(0) 1" PIPE

LIMIT OF WETLAND AREA C & D AS DELINEATED BY PALMETTO ENVIRONMENTAL CONSULTING, INC., AND SHOWN ON A WETLAND BOUNDARY MAP FOR WOODCREEK PROPERTIES PARTNERSHIP BY BELTER & ASSOCIATES, INC., DATED 12-22-2014. WOODCREEK PROPERTIES PARTNERSHIP BY BELTER

SCALED LIMIT OF SPECIAL FLOOD HAZARD ZONE "A" AS SHOWN ON THE REFERENCED FLOOD MAP.

SCALED LIMIT OF SPECIAL FLOOD HAZARD ZONE "A" AS SHOWN ON THE REFERENCED FLOOD MAP.

N/F
FRANKLIN DELANO MONROE
TMS 25900-04-03

PLAT FOR FRANKLIN D. MONROE BY DANIEL RIDDICK & ASSOCIATES, INC. DATED 10-10-2007, AND RECORDED IN THE R.O.D. FOR RICHLAND COUNTY IN RECORD BOOK 1468-2364.

PARCEL 1
22.24 Acres.
967902 Sq.ft.

N/F
WOODCREEK DEVELOPMENT, LLC
TMS 28900-01-11 (399.5 ACRES REMAINING±)

S.C.E.&G. GAS PIPELINE 30' R/W

(0) 3/4" PINCH TOP

(0) 5/8" REBAR

N/F
JEAN THIGPEN COOPER
TMS 28900-01-29
SEE REFERENCE #3

N/F
WOODCREEK PROPERTIES PARTNERSHIP
PARCEL "D"
TMS 28900-01-30
SEE REFERENCE #3
7.01 Acres.
305,331 Sq.ft.

UPON APPROVAL AND RECORDING OF THIS PLAT AND DEED, PARCEL "D" WILL BECOME AN UNDIVIDED PORTION OF PARCEL 1 THEN TOTALING 29.23 ACRES.

PROPERTY LINE TO BE REMOVED UPON DEED AND PLAT APPROVAL AND RECORDING

(0) 1/2" PINCH TOP

(0) 1/2" REBAR

(0) 1/2" REBAR

RIDING GROVE ROAD 66' R/W
(SC ROAD S-40-2128)

1920'± S. JCT. OF OLD NATIONAL HWY.

WOODCREEK FARMS ROAD 66' R/W (TINDERMAN)

Book 2178-283
20170000549 04/03/2017 11:41:02 P13
Fee: $10.00 County Tax: $0.00 Plat Oversized State Tax: $0.00
20170000549 Jeana T. Rouillard P Richland County R.O.D.

PLANNING & DEVELOPMENT SERVICES
RICHLAND COUNTY SOUTH CAROLINA
APPROVED FOR RECORDING
Date 1/5/17
SCI # ADJ7-004
Signature

REFERENCE:
1. PLAT FOR WOODCREEK FARMS PARTNERSHIP BY UNITED DESIGN SERVICES, INC., DATED 08-05-2007 AND RECORDED IN THE R.O.D. FOR RICHLAND COUNTY IN RECORD BOOK 1418-3295.

2. RICHLAND COUNTY APPROVAL LETTER DATED JULY 22, 2015 FOR RICHLAND COUNTY FILE NUMBER SD15-020, PROJECT TITLE "WOODCREEK A-5, PHASE 1A".

3. PLAT FOR OAK 1, LLC BY UNITED DESIGN SERVICES, DATED 12-27-2002, REVISED 01-08-2003, AND RECORDED IN THE R.O.D. FOR RICHLAND COUNTY IN RECORD BOOK 0745-3759.

NOTE:
ALL IRONS ARE NEW 1/2" REBAR UNLESS OTHERWISE SHOWN.

100' 50' 0 100'
GRAPHIC SCALE
1" = 100'

FB XX-XXX, PG. XX

BBB-114

PLAT PREPARED FOR
WOODCREEK DEVELOPMENT LLC
NEAR COLUMBIA, S.C. IN RICHLAND COUNTY

SCALE: 1" = 100'
DATE: 11-23-2016
RICHLAND COUNTY TMS# 28900
JOB NO. 1811066

EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS PLAT, THIS SURVEY DOES NOT PURPORT TO REFLECT ANY OF THE FOLLOWING WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE: EASEMENTS, OTHER THAN VISIBLE EASEMENTS THAT WERE VISIBLE AT THE TIME OF MAKING OF SURVEY; BUILDING SETBACK LINES, RESTRICTIVE COVENANTS, SUBDIVISION REGULATIONS, ZONING OR OTHER LAND-USE REGULATIONS, AND ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
ONLY THE LISTED DOCUMENTS SHOWN HEREON WERE CONSIDERED AS A PART OF THIS SURVEY.
THE LOCATIONS OF UNDERGROUND UTILITIES AS SHOWN HEREON ARE BASED ON ABOVE-GROUND VISIBLE STRUCTURES. LOCATIONS OF UNDER-GROUND UTILITIES, STRUCTURES AND/OR EASEMENTS MAY VARY FROM LOCATIONS SHOWN HEREON UNLESS DESIGNATED WITH BEARINGS & DISTANCES.

SOUTH CAROLINA LICENSED PROFESSIONAL ENGINEER
BELTER & ASSOCIATES, INC.
No. C00767
STATE OF SOUTH CAROLINA

BELTER & ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS
144 FRANSGATE BOULEVARD
P.O. BOX 731
IRMO, SOUTH CAROLINA 29063
TELEPHONE: (803) 732-4004
FAX: (803) 732-2091

F.I.R.M. MAP # 45079C - 0165 K DATED: 09-29-2010

THE UNDERSIGNED STATES THAT TO THE BEST OF HIS KNOWLEDGE AND BELIEF THE LOCATION OF THE SUBJECT PROPERTY HAS BEEN CHECKED AGAINST FIRM / FEMA MAPS OR OTHER FLOOD DATA AND A PORTION OF THE PROPERTY AS SHOWN HEREON LIES WITHIN SPECIAL FLOOD HAZARD ZONE "A".

I HEREBY STATE THAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION, AND BELIEF, THE SURVEY SHOWN HEREIN WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE STANDARDS OF PRACTICE MANUAL FOR SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS S SURVEY AS SPECIFIED THEREIN; ALSO THERE ARE NO VISIBLE ENCROACHMENTS OR PROJECTIONS OTHER THAN SHOWN.

DATE WILLIAM M. BRASINGTON SCPLS # 9312

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Planning and Development Services**

FROM: ***Krista Hampton, Director***

SUBJECT: **Annexation, Comprehensive Plan Map Amendment and Zoning Map Amendment - 1115 Shop Road; TMS# 11210-01-01**

PRESENTER: **Krista Hampton**

FINANCIAL IMPACT: **Ordinance No.: 2017-034 - Annexing and Incorporating 1115 Shop Road, Richland County TMS #11210-01-01 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 District (M-1).The property is currently classified as Mixed Residential (High Density) by Richland County and zoned as M-1 by Richland County.

Applicant:1115 & 1087 Shop Rd, LLC / Reign Living, LLC

Staff Recommendation:Approval

PC Recommendation: 03/06/2017; Cancelled; 03/20/2017; Approval (6-0)

ATTACHMENTS:

- **#a:** ANNEXATION_1115Shop (PDF)
- #b: 2017-034 annex-incorporate 1115 Shop Road (PDF)

CITY COUNCIL

May 16, 2017 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
1115 Shop Road; TMS# 11210-01-01

Council District:	3
Proposal:	Request to annex, assign land use classification of Employment Campus (EC) and assign zoning of Light Industrial District (M-1). The property is currently classified as Mixed Residential (High Density) by Richland County and zoned as M-1 by Richland County.
Applicant:	1115 & 1087 Shop Rd, LLC / Reign Living, LLC
Staff Recommendation:	Approval
PC Recommendation:	03/06/2017; Cancelled
	03/20/2017; Approval (6-0)
PH, 1st Reading:	05/16/2017; PENDING
2nd Reading:	06/06/2017; PENDING

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: +/- 7.31 acres
Current Use: Warehouse
Proposed Use: Student Housing / Apartments
Reason for Annexation: Municipal Services – a portion of the property is already located in the City.
Urban Service Area: Primary
Current Land Use Classification: 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 **$7,000** annually to provide service for the proposed student housing development based upon current calls for service within similar student housing developments.

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 vacant warehouse and student housing/apartments are proposed. Solid Waste services cost would be $0.00 since this service is not provided to large multifamily or student housing developments.

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
Because this land is currently vacant, there will be no loss of revenue as a result of annexation. Annexation will result in an approximately **40% reduction** in water and sewer service rates for the property.

Planning & Development Services
We recommend annexation of this property. The applicant is proposing a 507-bed student housing development on 10.3 acres, 3 acres of which are already within the City limits and ±7.3 acres proposed for annexation. If left undeveloped, the estimated annual City property tax revenue generated after annexation of this property will be approximately $7,800. If developed as proposed into a student housing development, the estimated annual City property tax revenue generated for the currently unincorporated portion of this property will be approximately **$64,000** (70% of $92,000 annually).

*Estimated City Tax Revenue calculated as: (Tax Value*Tax Rate)*City Millage Rate (.0961)) - (Tax Value*Local Option Sales Tax Credit (.002347)).

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 parcel be designated Employment Campus (EC) in The Columbia Plan 2018 Future Land Use Map.

These are areas dedicated to concentrations of employment uses ranging from professional services, research and development, and light productions 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 covered by an area plan which has been 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, and surrounding parcels within the City of Columbia are currently zoned Light Industrial District (M-1) to the East. Surrounding parcels in unincorporated Richland County are zoned Heavy Industrial (HI) to the West and South and M-1 to the North.

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

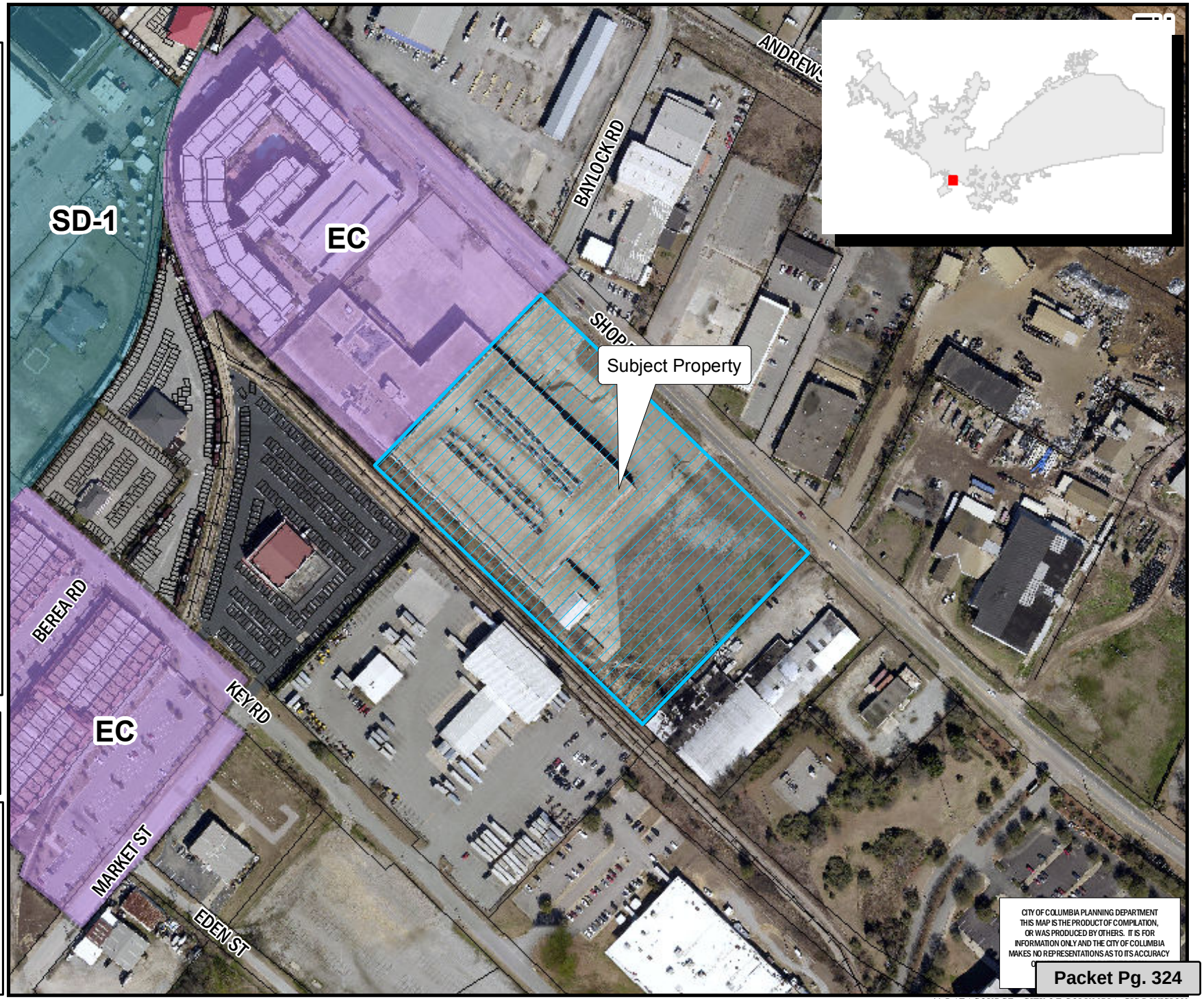
Staff recommends City Council annex the property, adopt an ordinance assigning Employment Campus (EC) land use classification and assign M-1 zoning at the time of annexation.

© 2015 Pictometry

Future Land Use Map

1115 Shop Road; TMS# 11210-01-01;
Current FLU: Mixed Residential (High Density); Proposed FLU: EC

Department of Planning & Development Services



ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
February 16, 2017

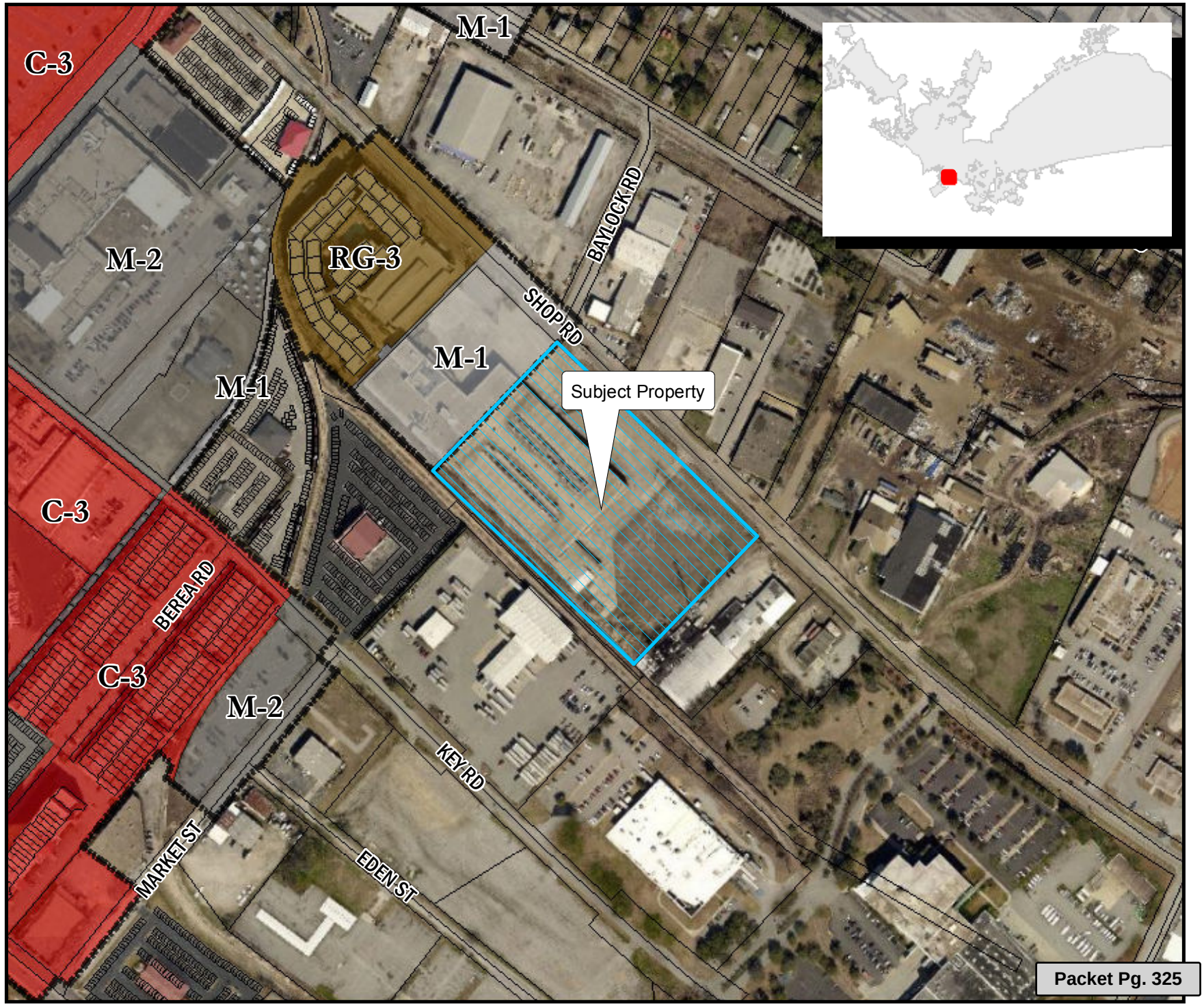
We Are Columbia

** *DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

Zoning Map

1115 Shop Road; TMS# 11210-01-01;
Existing Richland County Zoning: M-1; Proposed Zoning: M-1

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 75 150 300 Feet

ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
February 16, 2017

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*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

LEGAL DEPARTMENT DRAFT

ORDINANCE NO.: 2017-034

Annexing and Incorporating 1115 Shop Road, Richland County TMS #11210-01-01 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 _____, 2017, 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 District, (M-1), apportioned to City Council District 3, Census Tract 117.01, contains 7.31 acres, and shall be assigned a land use classification Employment Campus (EC).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 11210-01-01

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:

_____
City Attorney

ATTEST:

_____
City Clerk

Introduced:
Final Reading:

Last revised: 4/5/2017
17032128

LEGAL DEPARTMENT DRAFT

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2017-034

All that certain piece, parcel or lot of land, with improvements thereon, if any, situate, lying and being on the southwest side of Shop Road near the southern limits of the City of Columbia, in the County of Richland, State of South Carolina, containing 7.31 acres, being designated as Parcel "A" as shown on a plat of Property Surveyed for William M. Gregg, II made by B.P. Barber & Associates, dated November 25, 1957, last revised November 23, 1988, and filed for record in the Office of the Register of Deeds for Richland County, South Carolina in Plat Book 52 at Page 4211. Said tract of land containing the same butting, boundings and dimensions as shown on said plat.

Last revised: 4/5/2017
17032128

MEMORANDUM

Office of the City Manager

TO: Department Heads

FROM: Teresa Wilson, City Manager

DATE: February 27, 2017

RE: **Property Address:** 1115 Shop Road
Richland County TMS#: 11210-01-01
Owner(s): 1115 & 1087 Shop Rd, LLC / Reign Living, LLC
Current Use: Warehouse
Proposed Use: Student Housing / Apartments
Current County Land Use: Neighborhood (Medium Density)
Proposed City Land Use: Employment Campus (EC)
Current County Zoning: M-1 (Light Industrial District)
Proposed City Zoning: M-1 (Light Industrial District)
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 **March 6, 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
William Holbrook, Police Chief
Teresa Knox, City Attorney
Dana Higgins, City Engineer
Krista Hampton, Planning & Development Services
Gloria Saaed, Community Development Director
Roger Myers, Business License Administrator
Angela Adams, Water Customer Service
Jerry Thompson, Building Official
Susan Leitner, Engineering
Denny Daniels, Engineering
Carolyn Wilson, Police Planning & Research
Jan Alonso, Finance Director
Missy Gentry, Assistant City Manager
Aubrey Jenkins, Fire Chief
Joseph Jaco, Utilities and Engineering
Robert Anderson, Public Works 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
Alfreda Tindall, Richland Co. 911 Addressing Coordinator

Planning Commission Zoning Recommendation: M-1 (Zoning classification) by 6 - 0 on 03/20/2017 (mm/dd/yyyy).

Planning Commission Land Use Recommendation: EC (Land Use classification) by 6 - 0 on 03/20/2017 (mm/dd/yyyy).

(Signature of Annexation Coordinator)

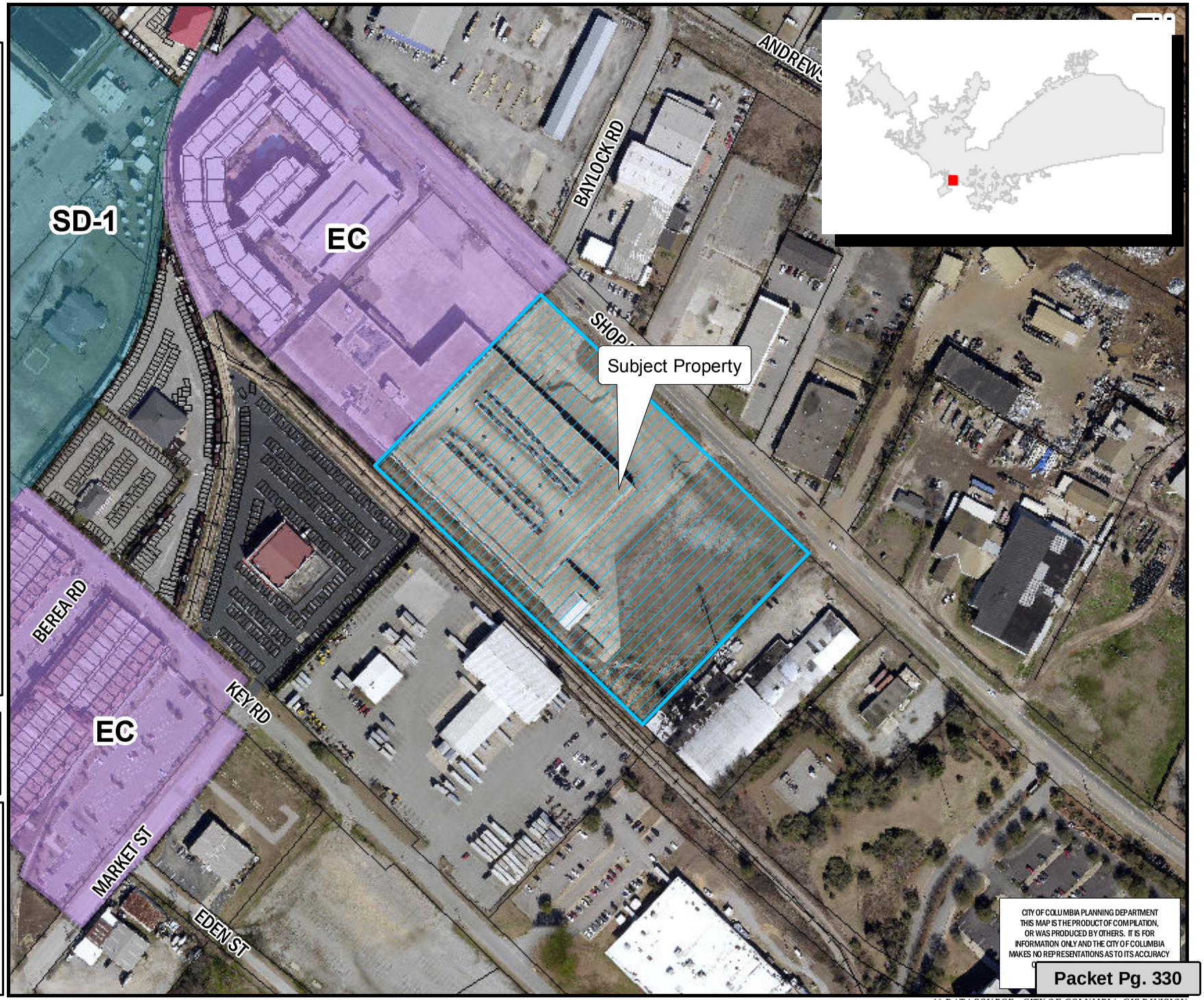
02/08/2015

© 2015 Pictometry

Future Land Use Map

1115 Shop Road; TMS# 11210-01-01;
Current FLU: Mixed Residential (High Density); Proposed FLU: EC

Department of Planning & Development Services



ORIGINAL PREPARATION/DATE:
This map was prepared by:
Shane Shaughnessy
February 16, 2017

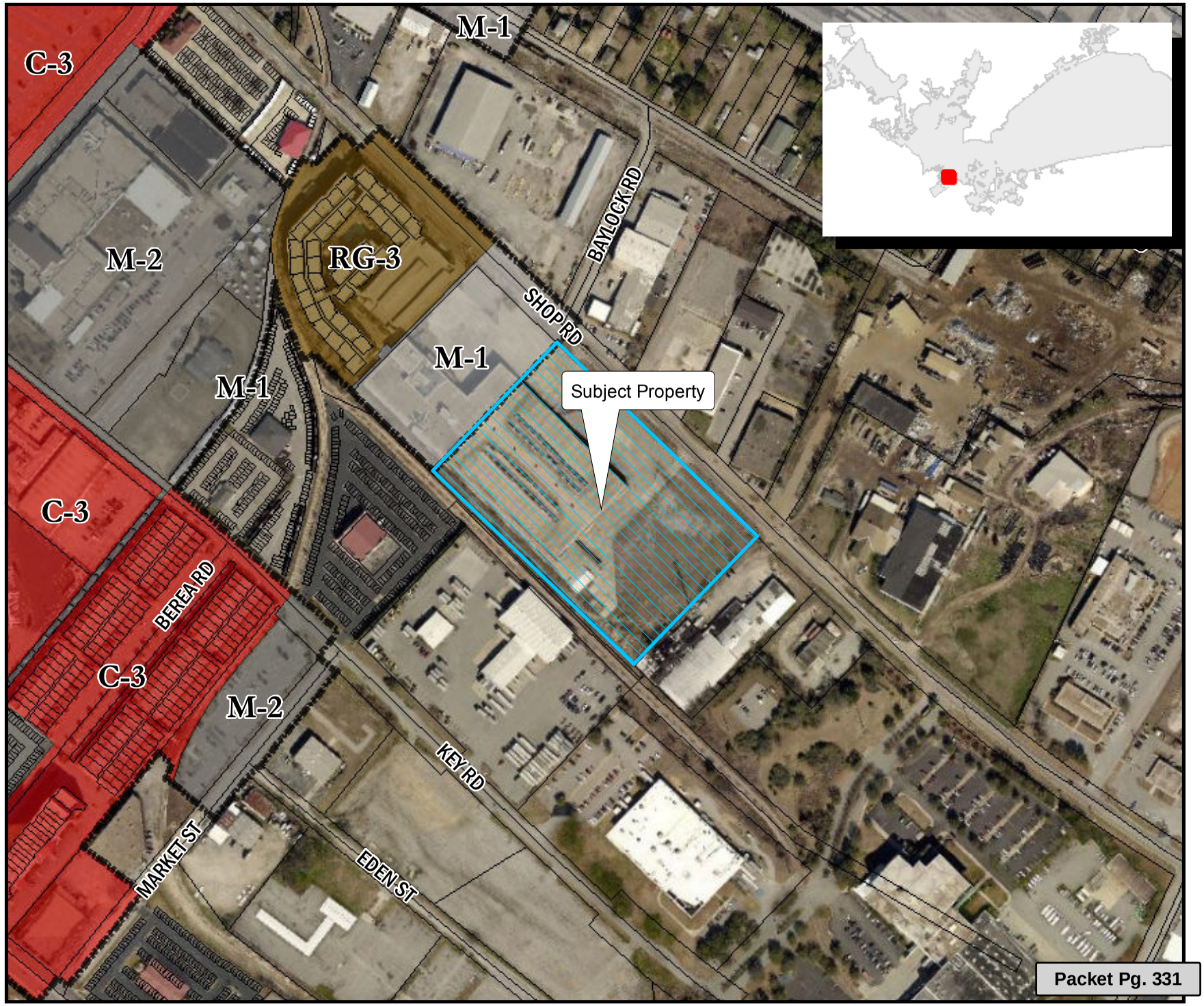
We Are Columbia

*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

Zoning Map

1115 Shop Road; TMS# 11210-01-01;
Existing Richland County Zoning: M-1; Proposed Zoning: M-1

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 75 150 300 Feet

ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
February 16, 2017

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*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

STATE OF SOUTH CAROLINA)
) PETITION FOR ANNEXATION
COUNTY OF RICHLAND)

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 on the southwest side of Shop Road near the southern limits of the City of Columbia, in the County of Richland, State of South Carolina, containing 7.31 acres, being designated as Parcel "A" as shown on a plat of Property Surveyed for William M. Gregg, II made by B.P. Barber & Associates, dated November 25, 1957, last revised November 23, 1988, and filed for record in the Office of the Register of Deeds for Richland County, South Carolina, in Plat Book 52 at Page 4211. Said tract of land containing the same buttings, boundings and dimensions as shown on said plat.

Richland County TMS: 11210-01-01

Property Address: 1115 Shop Road

OWNER/ SELLER:
1115 & 1087 Shop Rd, LLC
a South Carolina limited liability company

By: Truluck Industries, Inc.,
a South Carolina corporation
Its: Manager

By: Charles E. Truluck
Charles E. Truluck, Director
Date: 2-23-2017

By: Douglas H. Truluck
Douglas H. Truluck, Director
Date: 2-23-2017

By: Charles E. Truluck, Jr.
Charles E. Truluck, Jr., Director
Date: 2-23-2017

By: Brad L. Truluck
Brad L. Truluck, Director
Date: 2-23-2017

BUYER:
Reign Living, LLC

By: Scott E. Short
(Print or Type Name)

Its: President
(Print or Type Title)

Date: 2-23-2017

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Planning and Development Services**

FROM: ***Krista Hampton, Director***

SUBJECT: **Comprehensive Plan Future Land Use Map Amendment - 30 National Guard Road; TMS# 11100-01-04**

PRESENTER: **Krista Hampton**

FINANCIAL IMPACT: **Ordinance No.: 2017-036 - Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map for 30 National Guard Road, Richland County TMS #11100-01-04**

City Council District:3

Proposal:Request to amend Chapter 8.3 of The Columbia Plan 2018 – Future Land Use Map to modify the land use classification from EC to SD-1.

Applicant:City of Columbia Planning & Development Services

Staff Recommendation:Approval

PC Recommendation:03/06/2017; Cancelled 03/20/2017; Approval (6-0)

ATTACHMENTS:

- **#a:** LUMA_30_NationalGuardRd (PDF)
- #b: 2017-036 add 30 National Guard Road to Comprehensive Plan 2018 (PDF)

CITY COUNCIL

May 16, 2017 at 7:00pm
City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

COMPREHENSIVE PLAN – FUTURE LAND USE MAP AMENDMENT CASE SUMMARY

30 National Guard Road; TMS# 11100-01-04

City Council District:	3
Proposal:	Request to amend Chapter 8.3 of *The Columbia Plan 2018 – Future Land Use Map* to modify the land use classification from EC to SD-1.
Applicant:	City of Columbia Planning & Development Services
Staff Recommendation:	Approval
PC Recommendation:	03/06/2017; Cancelled
	03/20/2017; Approval (6-0)
PH, 1st Reading:	05/16/2017; PENDING
PH, 2nd Reading:	06/06/2017; PENDING

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 25.74 acres
Current Use: Vacant
Proposed Use: Held by USC foundation for University uses; adjacent to planned intramural fields and golf practice facility
Current Land Use Classification: Employment Campus (EC)
Current Zoning: Light Industrial District (M-1)
Proposed Land Use Classification: Sports/Amusement District (SD-1)
Census Tract: 117.01

PLANS, POLICIES, AND LAND USE

The Columbia Plan 2018: Comprehensive Plan Land Use Classification

The subject property is designated Employment Campus (EC) in The Columbia Plan 2018 Future Land Use Map.

These are areas dedicated to concentrations of employment uses ranging from professional services, research and development, and light productions 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.

Staff recommends that the subject property be designated Sports/Amusement District (SD-1) in The Columbia Plan 2018 Future Land Use Map.

These are areas dedicated to large format gathering places such as stadiums, ball parks, fair grounds, exposition centers, coliseums, race tracks, and amusement parks.

Employment Campus (EC):

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

Sports/Amusement District (SD-1):

Primary Types:

- Small to Large Entertainment

Secondary Types:

- Small to Large Format Hospitality and Office/Services
- Small to Extra Large Format Retail/Service
- Parking Structures and Lots

Tertiary Types

- Multi-family Medium to High-rise

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is not covered by an area plan which has been adopted by the City of Columbia or Richland County.

STAFF RECOMMENDATION

Staff recommends that City Council adopt an ordinance to amend Chapter 8.23 of *The Columbia Plan: 2018* – Future Land Use Map to modify the land use classification for the property from EC to SD-1.

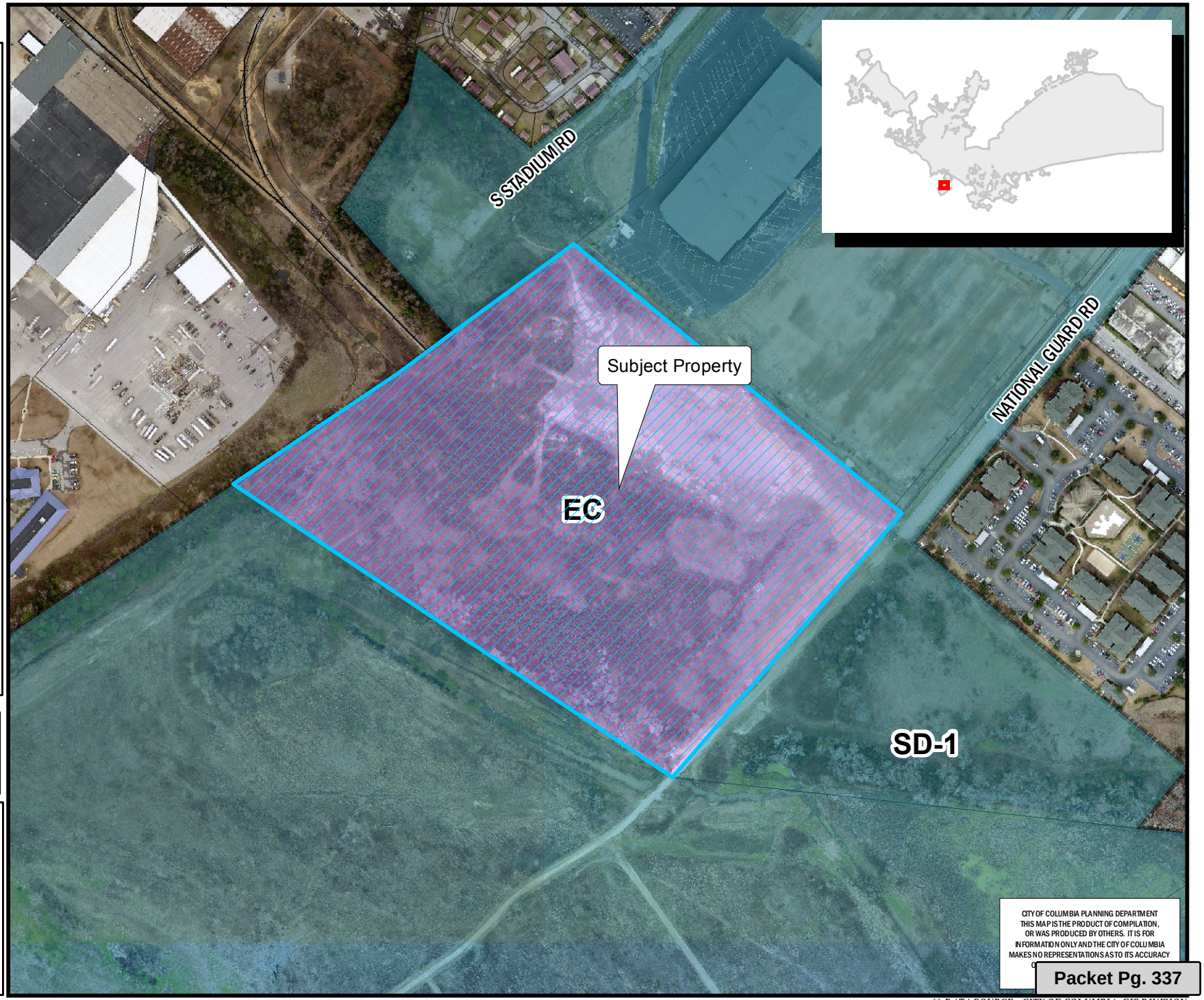
02/11/2015

© 2015 Pictometry

Future Land Use Map

30 National Guard Road; TMS# 111
Current FLU: EC; Proposed FLU: SD-1

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 50 100 200 Feet

ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
January 26, 2017

CITY OF COLUMBIA PLANNING DEPARTMENT
THIS MAP IS THE PRODUCT OF COMPILATION, OR WAS PRODUCED BY OTHERS. IT IS FOR INFORMATION ONLY AND THE CITY OF COLUMBIA MAKES NO REPRESENTATIONS AS TO ITS ACCURACY

We Are Columbia

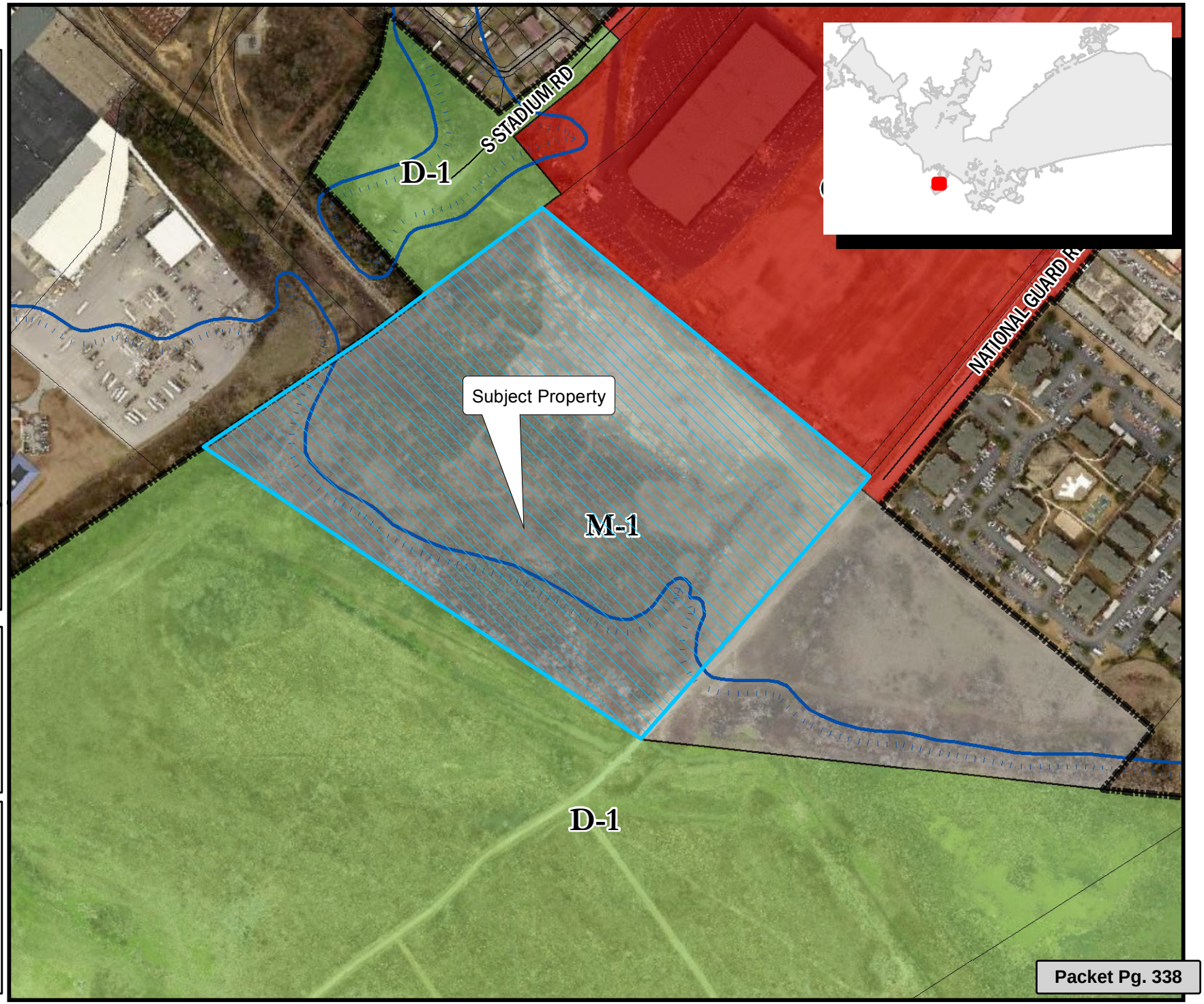
*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

Zoning Map

30 National Guard Road; TMS# 111
Existing Zoning: M-1

30.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 75 150 300 Feet

ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
January 26, 2017

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** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

LEGAL DEPARTMENT DRAFT

ORDINANCE NO.: 2017-036

Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map for 30 National Guard Road, Richland County TMS #11100-01-04

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, 30 National Guard Road, Richland County TMS #11100-01-04 was included within Plan Columbia Land Use Plan Putting the Pieces in Place adopted by City Council on February 17, 2015, and was assigned the designated future land use classification of Employment Campus (EC), while the future land use classification of Sports/Amusement District (SD-1) is more appropriate, 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 _____, 2017, that the designated land use for 30 National Guard Road, Richland County TMS #11100-01-04 was identified as Employment Campus (EC) in Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015. This property is apportioned to City Council District 3, Census Tract 117.01, contains 25.74 acres, and the land use classification shall be amended to Sports/Amusement District (SD-1).

Requested by:

Assistant City Manager Gentry

_____
Mayor

Approved by:

_____
City Manager

Approved as to form:

_____
City Attorney

ATTEST:

_____
City Clerk

Introduced:
Final Reading:

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Planning and Development Services**

FROM: ***Krista Hampton, Director***

SUBJECT: **Comprehensive Plan Future Land Use Map Amendment - 6825 Pennington Road, 843 Pepper Street and 851 Pepper Street; TMS# 16407-07-02, 16407-07-05 and 16407-07-04**

PRESENTER: **Krista Hampton**

FINANCIAL IMPACT: **Ordinance No.: 2017-035 - Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map for 6825 Pennington Road, 843 Pepper Street and 851 Pepper Street, Richland County TMS #16407-07-02,16407-07-05 and 16407-07-04**

City Council District:4

Proposal:Request to amend Chapter 8.3 of The Columbia Plan 2018 – Future Land Use Map to modify the land use classification from AC-2 to IND.

Applicant:City of Columbia Planning & Development Services

Staff Recommendation: Approval

PC Recommendation:03/06/2017; Cancelled; 03/20/2017; Approval (6-0)

ATTACHMENTS:

- **#a:** LUMA_Pepper_Pennington (PDF)
- #b: 2017-035 add 6825 Pennington 843 & 851 Pepper to Comprehensive Plan 2018 Future Land Use Map (PDF)

CITY COUNCIL

May 16, 2017 at 7:00pm
City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

COMPREHENSIVE PLAN – FUTURE LAND USE MAP AMENDMENT CASE SUMMARY

6825 Pennington Road, 843 Pepper Street and 851 Pepper Street; TMS# 16407-07-02, 16407-07-05 and 16407-07-04

City Council District:	4
Proposal:	Request to amend Chapter 8.3 of *The Columbia Plan 2018 – Future Land Use Map* to modify the land use classification from AC-2 to IND.
Applicant:	City of Columbia Planning & Development Services
Staff Recommendation:	Approval
PC Recommendation:	03/06/2017; Cancelled
	03/20/2017; Approval (6-0)
PH, 1st Reading:	05/16/2017; PENDING
2nd Reading:	06/06/2017; PENDING

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 2.94 acres
Current Uses: Book bindery, assorted commercial and warehousing
Proposed Uses: Book bindery, assorted commercial and warehousing
Current Land Use Classification: Community Activity Corridor (AC-2)
Current Zoning: Light Industrial District (M-1)
Proposed Land Use Classification: Industrial (IND)
Census Tract: 116.03

PLANS, POLICIES, AND LAND USE

The Columbia Plan 2018: Comprehensive Plan Land Use Classification

The subject property is designated Community Activity Corridor (AC-2) in The Columbia Plan 2018 Future Land Use Map.

Community Activity Corridors are a linear extension of a Community Activity Center. They contain nearly identical building types and uses to a Community Activity Center; the primary difference is the configuration of te

lots and the lack of an internal subdivision or street network. Uses are built on frontage lots along principal and minor arterial roadways. They serve surrounding neighborhoods within a 3-5 mile drive and typically consist of a variety of commercial and service uses.

Staff recommends that the subject property be designated Industrial (IND) in The Columbia Plan 2018 Future Land Use Map.

The City's 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 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.

Community Activity Corridor (AC-2):

Primary Types

- Small and Medium Business/Employment (excl. Flex)
- Multi-family Small and Medium Mixed-use

Secondary Types

- Multi-family Small and Medium

Tertiary Types

- Civic/Institutional
- Large Format Business/Employment (excl. Flex)
- Single-family Attached
- Cemeteries and Mausoleums
- Parking Structure and Lots

Industrial (IND):

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 covered by an area plan which has been adopted by the City of Columbia or Richland County.

STAFF RECOMMENDATION

Staff recommends that City Council adopt an ordinance to amend Chapter 8.23 of *The Columbia Plan: 2018* – Future Land Use Map to modify the land use classification for the property from AC-2 to IND.

02/15/2013

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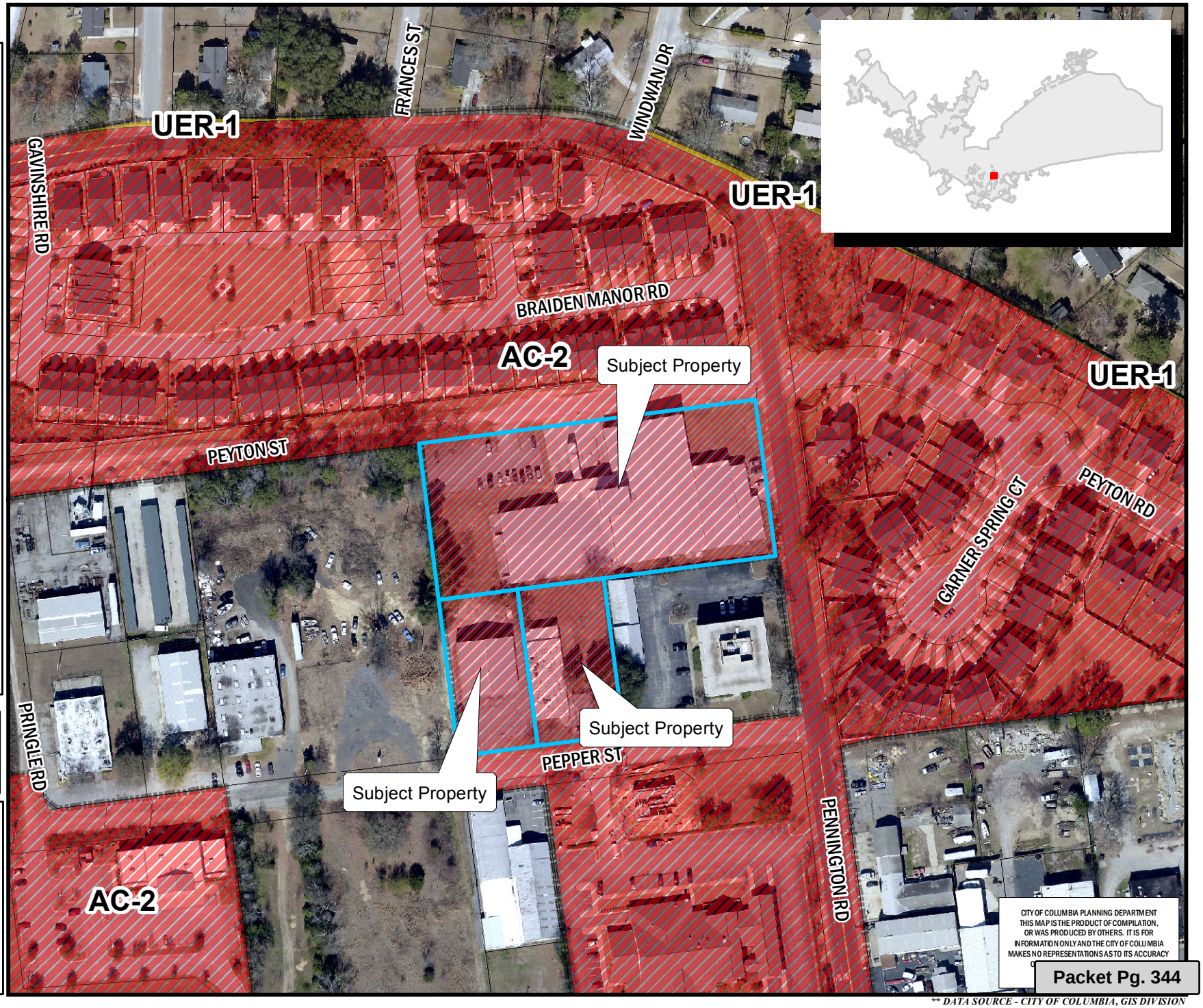
Future Land Use Map

6825 Pennington Road, 843 Pepper Street and 851 Pepper Street;
TMS# 16407-07-02, 16407-07-05 and 16407-07-04; Current FLU: AC-2; Proposed FLU: IND

Department of Planning & Development Services



ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
January 26, 2017

CITY OF COLUMBIA PLANNING DEPARTMENT
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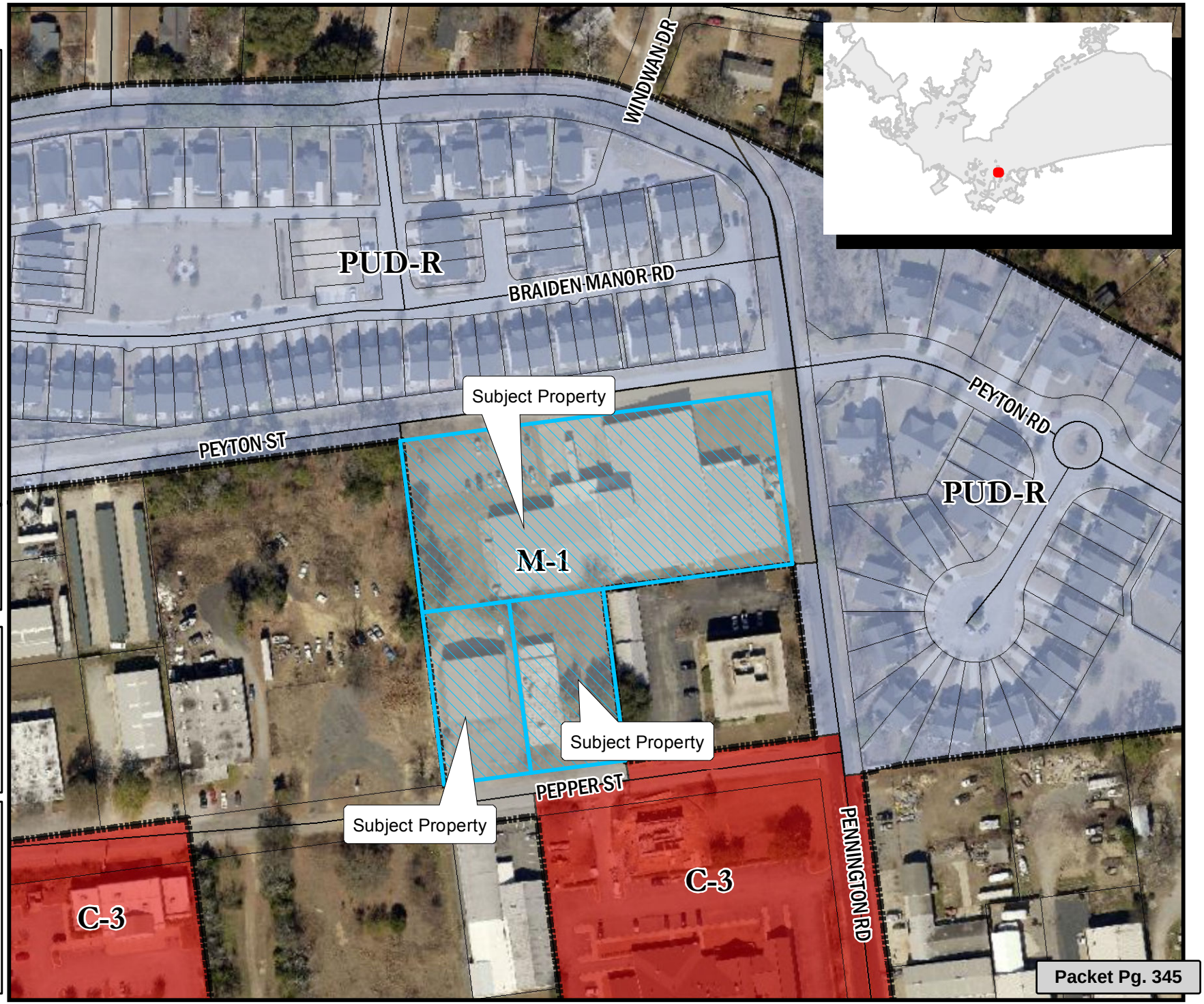
We Are Columbia

*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

Zoning Map

6825 Pennington Road, 843 Pepper Street and 851 Pepper Street
TMS# 16407-07-02, 16407-07-05 and 16407-07-04; Existing Zoning: M-1

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:
This map was prepared by:

Shane Shaughnessy
January 26, 2017

DISCLAIMER:
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CITY of COLUMBIA, S.C. JUSTITIA VIRTUTUM REGINA
We Are Columbia

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

LEGAL DEPARTMENT DRAFT

ORDINANCE NO.: 2017-035

Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map for 6825 Pennington Road, 843 Pepper Street and 851 Pepper Street, Richland County TMS #16407-07-02, 16407-07-05 and 16407-07-04

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, 6825 Pennington Road, 843 Pepper Street and 851 Pepper Street, Richland County TMS #16407-07-02, 16407-07-05 and 16407-07-04 was included within Plan Columbia Land Use Plan Putting the Pieces in Place adopted by City Council on February 17, 2015, and was assigned the designated future land use classification of Community Activity Corridor (AC-2), while the future land use classification of Industrial (IND) is more appropriate, 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 _____, 2017, that the designated land use for 6825 Pennington Road, 843 Pepper Street and 851 Pepper Street, Richland County TMS #16407-07-02, 16407-07-05 and 16407-07-04 was identified as Community Activity Corridor (AC-2) in Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015. This property is apportioned to City Council District 4, Census Tract 116.03, contains 2.94 acres, and the land use classification shall be amended to Industrial (IND).

Requested by:

Assistant City Manager Gentry

_____
Mayor

Approved by:

_____
City Manager

Approved as to form:

_____
City Attorney

ATTEST:

_____
City Clerk

Introduced:
Final Reading:

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Planning and Development Services**

FROM: ***Krista Hampton, Director***

SUBJECT: **Zoning Map Amendment - Willow Street S-40-506 (formerly Pine Street); South of TMS# 11601-25-01**

PRESENTER: **Krista Hampton**

FINANCIAL IMPACT: **Council District: 2**

Proposal: Request to rezone the parcel from RG-1A to RG-2

Applicant:Gilbert Walker, Columbia Housing Authority

Staff Recommendation: Approval

PC Recommendation: 04/03/2017; Approval (7-0)

ATTACHMENTS:

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

CITY COUNCIL

May 16, 2017 at 7:00pm
City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

ZONING MAP AMENDMENT CASE SUMMARY
Willow Street S-40-506 (formerly Pine Street); South of TMS# 11601-25-01

Council District:	2
Proposal:	Request to rezone the parcel from RG-1A to RG-2
Applicant:	Gilbert Walker, Columbia Housing Authority
Staff Recommendation:	Approval
PC Recommendation:	04/03/2017; Approval (7-0)
PH, 1st Reading:	05/16/2017; PENDING
2nd Reading:	06/06/2017; PENDING

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: ~0.39 acres
Current Use: Street (Abandoned and Unused)
Proposed Use: Multifamily Residential
Land Use Classification: Urban Core Residential – Small Lot (UCR-1)
Proposed Land Use Classification: Urban Core Residential – Small Lot (UCR-1)
Current Zoning: General Residential District (RG-1A)
Proposed Zoning: General Residential District (RG-2)

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 Office/Service
- Cemeteries & Mausoleums

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is located within the *Walkable 29203 Plan* study area; the draft *Walkable 29203 Plan* has been scheduled for Council review in June. As the subject property is neither within the North Main nor Crane Creek planning areas, no specific infrastructure recommendations are made which abut the parcel, however the general policy recommendations set forth by the plan, inclusive of pursuing healthy food access initiatives, would apply to this area.

PROPOSED ZONING DISTRICT SUMMARY

The subject property is currently zoned General Residential District (RG-1A). The abutting properties are zoned General Residential District (RG-2) to the North and West, Single-Family Residential District (RS-3) to the East, and General Residential District (RG-1A) to the South.

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.

STAFF RECOMMENDATION

Staff recommends that the Planning Commission recommend City Council approve the rezoning of the parcel to RG-2.

02/21/2013

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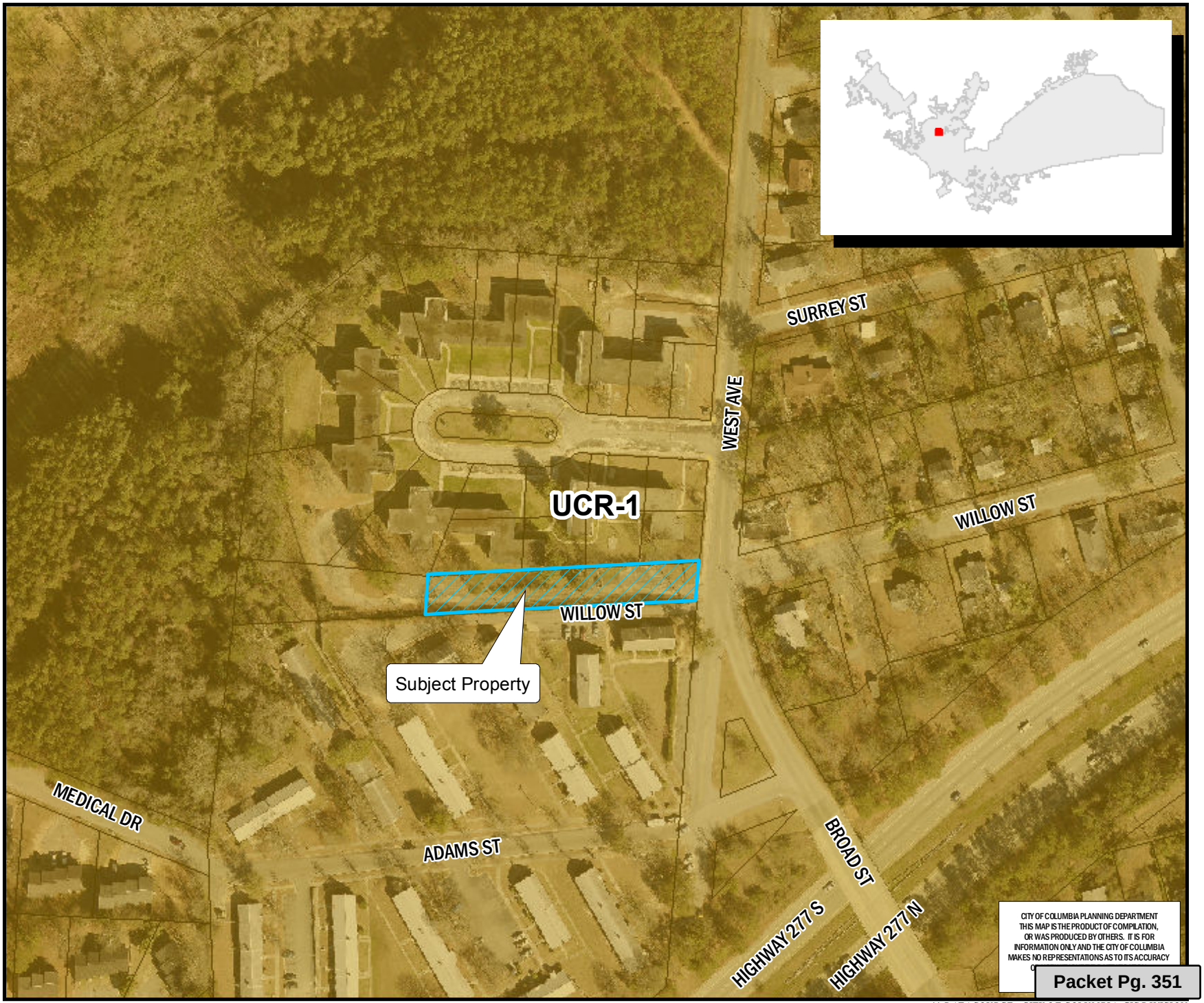
Future Land Use Map

Willow Street S-40-506 (formerly Pine St
South of TMS# 11601-25-01; Existing FLU: UCR-1

Department of Planning & Development Services



ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
March 14, 2017

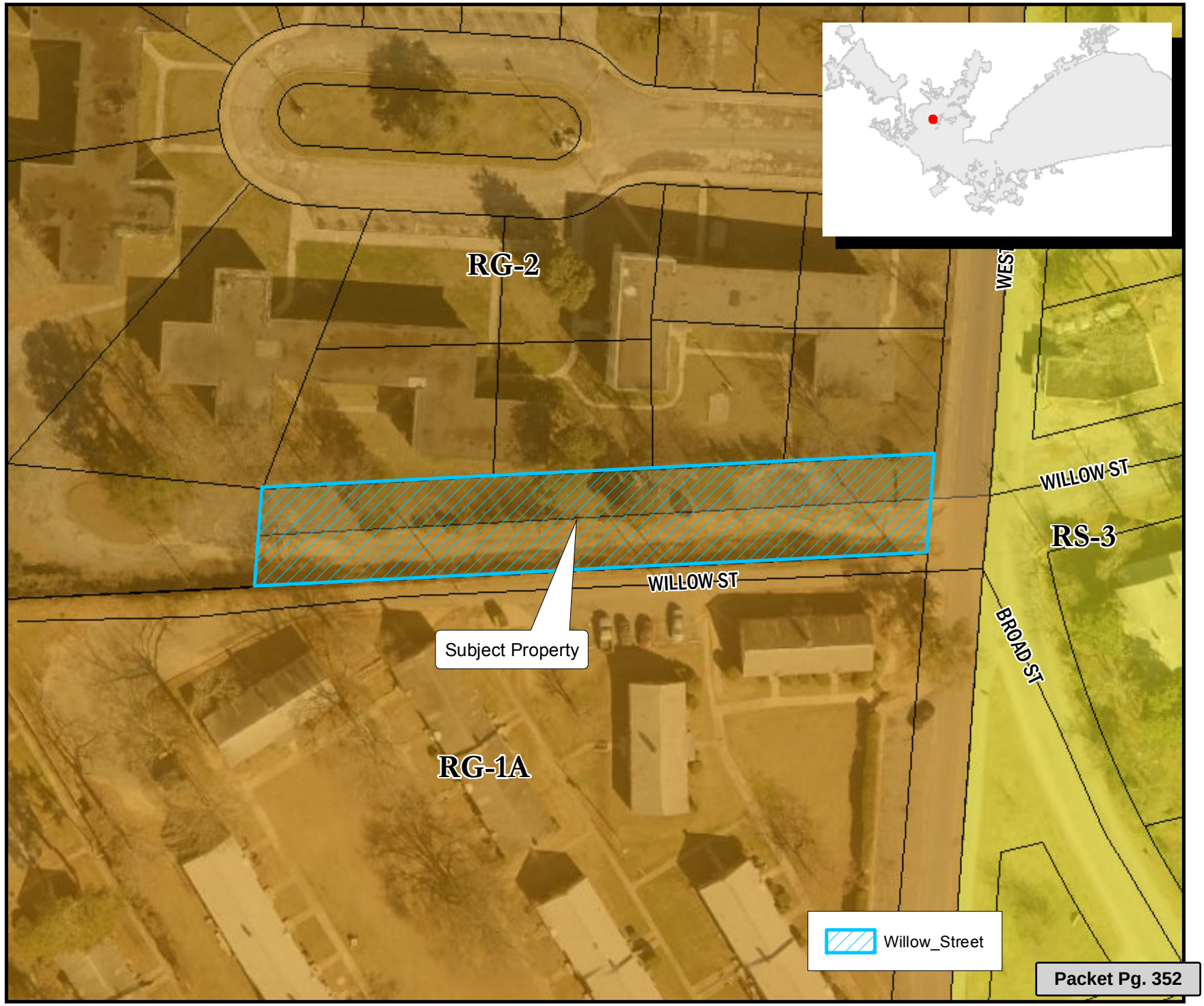
CITY of COLUMBIA, S.C.
JUSTITIA VIRTUTUM REGINA
We Are Columbia

*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

Zoning Map

Willow Street S-40-506 (formerly Pine Street); South of TMS# 1160
Existing Zoning: RG-1A; Proposed Zoning: RG-2

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 12.5 25 50 Feet

ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
March 23, 2017

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*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Planning and Development Services**

FROM: ***Krista Hampton, Director***

SUBJECT: **Zoning Map Amendment - 3319 Millwood Avenue; TMS# 13804-03-09**

PRESENTER: **Krista Hampton**

FINANCIAL IMPACT: **Council District: 3 & 4**

Proposal:Request to rezone the parcel from PUD-C to RS-2

Applicant:Raymond A. Perkins, Jr., Richland School District One

Staff Recommendation:Approval

PC Recommendation:04/03/2017; Denial (7-0)

ATTACHMENTS:

- **#a:** ZMA 3319 Millwood (PDF)

CITY COUNCIL

May 16, 2017 at 7:00pm
City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

ZONING MAP AMENDMENT CASE SUMMARY
3319 Millwood Avenue; TMS# 13804-03-09

Council District:	3 & 4
Proposal:	Request to rezone the parcel from PUD-C to RS-2
Applicant:	Raymond A. Perkins, Jr., Richland School District One
Staff Recommendation:	Approval
PC Recommendation:	04/03/2017; Denial (7-0)
PH, 1st Reading:	05/16/2017; PENDING
2nd Reading:	06/06/2017; PENDING

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: ~20.91 acres
Current Use: Dreher High School
Proposed Use: Dreher High School (addition of athletic facilities)
Land Use Classification: Urban Core Residential – Small Lot (UCR-1)
Proposed Land Use Classification: Urban Core Residential – Small Lot (UCR-1)
Current Zoning: Planned Unit Development – Commercial District (PUD-C)
Proposed Zoning: RS-2 (Single Family Residential District)

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 Office/Service
- Cemeteries & Mausoleums

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject parcel is covered by *Millwood Avenue Corridor Enhancement Guide* (1993). At the time of this corridor planning effort, the Dreher High School property was zoned RS-2, and the land use proposed for the property was Office/Institutional. The Plan recommends streetscape improvements, including a traffic signal at Butler and Millwood when warranted by pedestrian traffic from Dreher High School. It also recommends expanded tree planting and landscaping in the public rights-of-way. (pg. 34)

PROPOSED ZONING DISTRICT SUMMARY

The subject property is currently zoned Planned Unit Development – Commercial District (PUD-C). The abutting properties are zoned General Residential District (RG-1) to the North, Single-Family Residential District (RS-2) and Planned Unit Development- Commercial (PUD-C) to the East, Neighborhood Commercial District (C-2) and General Commercial District (C-3) to the South, and Office and Institutional District (C-1) and General Commercial District (C-3) to the West.

Planned Unit Development Districts

(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.

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 approve the rezoning of this property to RS-2.

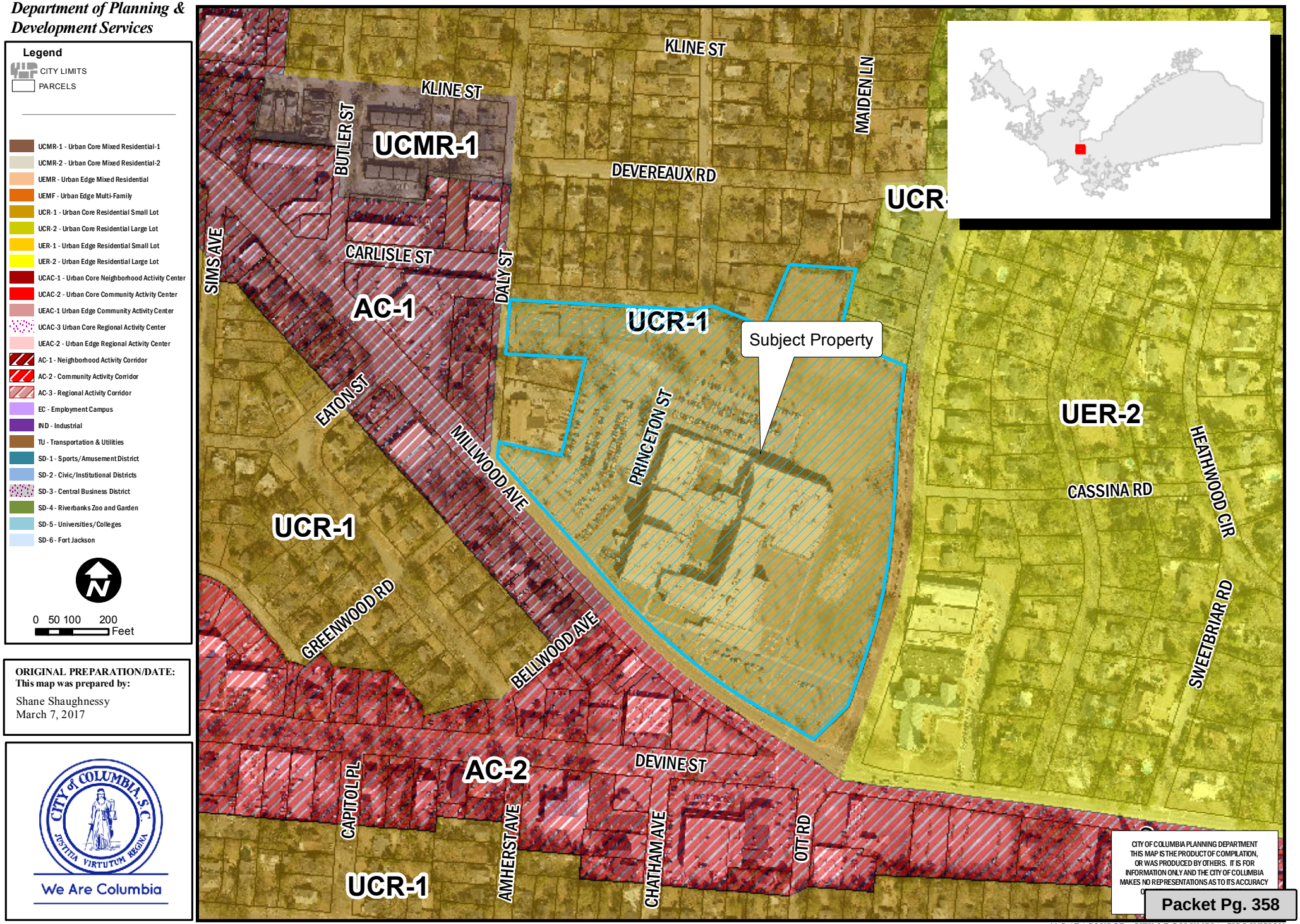
02/08/2015

© 2015 Pictometry

Future Land Use Map

3319 Millwood Avenue; TMS# 138
Existing FLU: UCR-1

Department of Planning & Development Services



ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
March 7, 2017

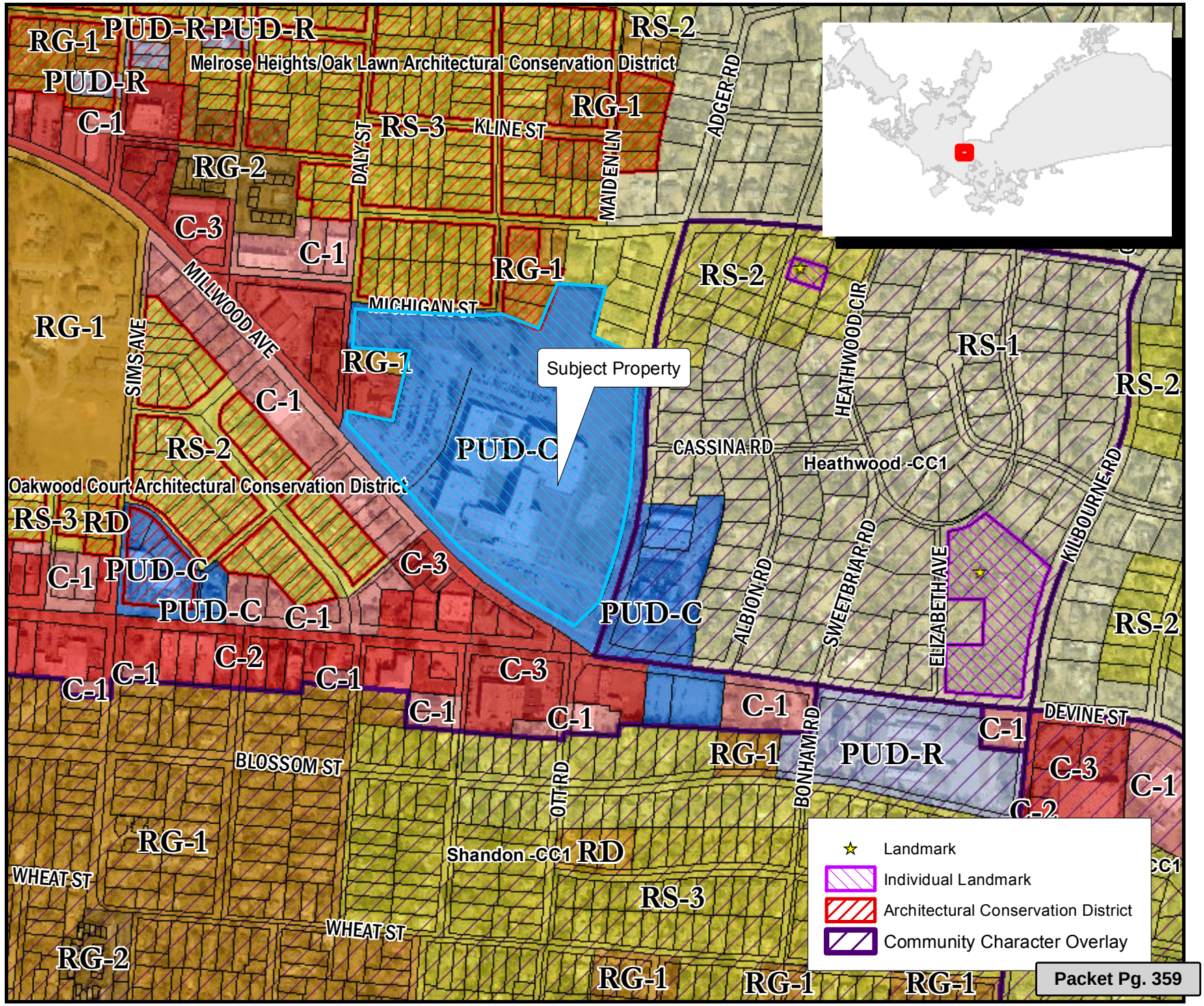
We Are Columbia

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Zoning Map

3319 Millwood Avenue; TMS# 13804-03
Existing Zoning: PUD-C; Proposed Zoning: RS-2

Department of Planning & Development Services



ORIGINAL PREPARATION/DATE:
This map was prepared by:

Shane Shaughnessy
March 7, 2017

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*** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION*

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **Traffic Engineering**

FROM: ***David Brewer,***

SUBJECT: **Council is asked to approve the Installation of four (4) Speed Humps in the Standish Acres Community, as requested by the Traffic Engineering Division.**

PRESENTER: **Robert Anderson**

FINANCIAL IMPACT: **The Police Department and the Fire Department have reviewed and approved the proposed location.**

CLEAN WATER 2020?: **No**

ATTACHMENTS:

- **#a:** Standish Acres Speed Humps to CC.docx (PDF)
- #b: Standish Acres Community - Final.pdf (PDF)

EVERYONE COUNTS, EVERYONE CONTRIBUTES, EVERYONE BENEFITS

CITY OF COLUMBIA
PUBLIC WORKS DEPARTMENT
TRAFFIC ENGINEERING DIVISION

INTEROFFICE MEMORANDUM

TO: Robert Anderson, Director of Public Works

FROM: David D. Brewer, City Traffic Engineer

SUBJECT: Traffic Calming – Standish Acres Community

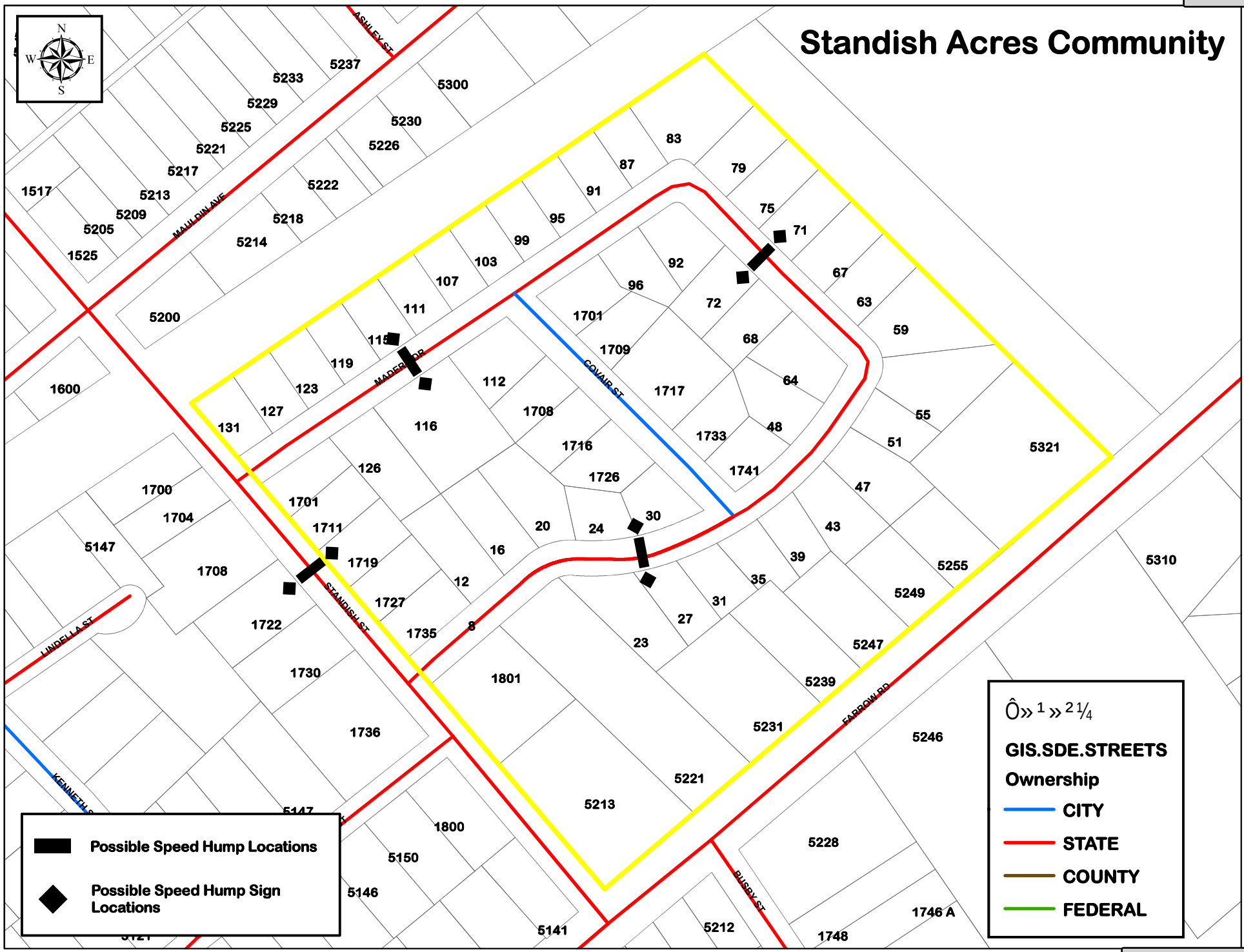
DATE: April 18, 2017

In response to a request from residents of the Standish Acres Community, traffic volume/speed surveys were conducted in the area relative to the need for additional traffic control measures.

The streets in the community are owned and maintained by the S.C. Department of Transportation (SCDOT), and are two-lane residential in nature.

Based on our review, the residents have requested installation of four speed humps at the locations shown on the attached map. The proposed locations for the associated warning signs are also shown. The Police and Fire Departments have also reviewed the proposed locations. If City Council approves, please advise me, and we will proceed with obtaining SCDOT approval.

Standish Acres Community



We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **City Management Office**

FROM: ***Teresa Wilson, City Manager***

SUBJECT: **Council is asked to approve an appointment to the Spirit Communications Park Board of Advisors.**

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** Spirit Communiction Stadium Advisors Memo (PDF)

We Are Columbia

TO: Ms. Teresa Wilson, City Manager

FROM: Chanique Belton, Office of the City Manager

DATE: May 5, 2017

SUBJECT: Spirit Communications Stadium Board of Advisors

Purpose: The purpose of this advisory board is to provide recommendations on matters concerning Spirit Communications Park, its operation and management.

Composition: This board is comprised of eight (8) members.

Action: Council is asked to appoint one (1) individual.

District Representation:

District 1 – 0
District 2 – 0
District 3 – 8
District 4 – 0
Outside City Limits – 0

District Representation of Applicants:

There are four **(4)** applications for consideration.

District 1 – 4
District 2 – 0
District 3 – 0
District 4 – 0
Outside City Limits – 0

APPLICANTS

Angela Ren Crosland
4201 N. Main Street
Columbia, SC 29203
District 1

CEO
ARC Consulting Firm LLC

Matthew Foxworth
521 Avondale Drive
Columbia, SC 29203
District 1

Print Production Account Specialist
RR Donnelley

Robert Harte
418 Laurel Hill Lane
Columbia, SC 29201
District 1

Attorney
Richardson Plowden & Robinson, P.A.

William J. Thrift
1400 Geiger Ave.
Columbia, SC 29201
District 1

Realtor
Coldwell Banker Residential

CURRENT MEMBERS

Robert Hughes

Jason Freier

Jeff Palen

Dr. Kirk Foster

Greg Guerra

Alexzena Irving Furgess

We Are Columbia

MEETING DATE: **May 16, 2017**

DEPARTMENT: **City Management Office**

FROM: ***Teresa Wilson, City Manager***

SUBJECT: **Council is asked to approve appointments for three (3) individuals to the Quiet Zone Advisory Committee.**

FINANCIAL IMPACT:

ATTACHMENTS:

- **#a:** Quiet Zone Advisory Memo 05052017 (PDF)

We Are Columbia

TO: Ms. Teresa Wilson, City Manager

FROM: Chanique Belton, Office of the City Manager

DATE: May 5, 2017

SUBJECT: Quiet Zone Advisory Committee

Purpose: The purpose of this committee is to gather and address problems related to transportation and noise issues around railroad lines within the City and make recommendations for implementation of a quiet zone to reduce noise and improve transportation along railroad line areas in the City.

Composition: This commission is comprised of eleven (11) members. Appointees serve a two (2) year term with the possibility of one (1) re-appointment.

Action: Council is asked to appoint three (3) individuals.

District Representation:

District 1 – 0
District 2 – 0
District 3 – 8
District 4 – 0
Outside City Limits – 0

District Representation of Applicants:

There are three **(3)** applications for consideration.

District 1 – 2
District 2 – 0
District 3 – 1
District 4 – 0
Outside City Limits – 0

APPLICANTS

Robert Harte
418 Laurel Hill Lane
Columbia, SC 29201
District 1

Attorney
Richardson Plowden & Robinson, P.A.

James E. Prater
3422 Keenan Drive
Columbia, SC 29201
District 1

Retired

Henry Nechemias
4 Robin Hood Court
Columbia, SC 29205
District 3

Volunteer
SC Railroad Museum

CURRENT MEMBERS

	APPOINTED	STARTS	ENDS
Dana Giurgiutiu **District 3**	04/04/2017	05/01/2017	05/01/2019
Brenda Kramar **District 3**	04/04/2017	05/01/2017	05/01/2019
Kyle Rice **District 3**	04/04/2017	05/01/2017	05/01/2019
John Culbreth **District 3**	04/04/2017	05/01/2017	05/01/2019
Michael Pordes **District 3**	04/04/2017	05/01/2017	05/01/2019
Jamie Harpootlian **District 3**	05/19/2015	04/04/2017	05/01/2019
Bud Ferillo **District 3**	04/04/2017	05/01/2019	05/01/2017
Dr. John Stucker **District 3**	04/04/2017	05/01/2017	05/01/2019