



We Are Columbia

COLUMBIA CITY COUNCIL MEETING AGENDA TUESDAY, AUGUST 4, 2020

The Columbia City Council will conduct a Meeting on Tuesday, August 4, 2020 at 2:00 p.m. using Video Conferencing Technology. The Virtual Meeting will be streamed online at www.columbiasc.gov. The public has the ability to listen to audio and participate in the meeting via telephone by calling **855-925-2801**. When prompted, enter the meeting code: **9972**. For additional meeting information visit www.columbiacitysc.igm2.com. You may also register at this site to post comments related to items on the agenda. For questions regarding the meeting portal, please contact the City Clerk at (803)545-3043 or cityclerk@columbiasc.gov.

The Honorable Mayor Stephen K. Benjamin

The Honorable Sam Davis, District I ■ The Honorable Tameika Isaac Devine, At-Large

The Honorable Howard E. Duvall, Jr., At-Large ■ The Honorable Edward H. McDowell, Jr., District II

The Honorable Daniel J. Rickenmann, District IV ■ The Honorable William Brennan, District III

CALL TO ORDER

INVOCATION

ADOPTION OF THE AGENDA

EMERGENCY ORDINANCE

1. Ordinance No.: 2020-071 An Emergency Ordinance Extending Certain Emergency Ordinances Related to COVID-19

CITY COUNCIL DISCUSSION / ACTION

2. COVID-19 Update - The Honorable Mayor Stephen K. Benjamin
 - COVID-19 Situational Report - Mr. Harry Tinsley, Emergency Management Director
3. Utility Relocation Projects and Procurement - Ms. Dana Higgins, Director of Engineering

CONSENT AGENDA ITEMS 4 THROUGH 23

4. Council is asked to approve an Economic Development Grant Agreement for the Investment and Creation of New Corporate Office Space and Jobs within the City of Columbia, as requested by the Economic Development Department. Award to Mr. Seafood Franchising, LLC in an amount not to exceed \$15,000.00. This firm is located in Columbia, SC.

Funding Source: ED Special Allocation (5511301-638508). The original budget amount is \$15,000.00.



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5. Council is asked to approve the purchase of SharePoint Hosting and Maintenance Services for the Engineering Department, as requested by Columbia Water. Award to Bross Group LLC as a Sole Source in the amount of \$155,442.37. This vendor is located in Lakewood, CO.

Funding Source: Engineering Administration-Special Contracts (5511701-638300). The original budget amount is \$155,442.37

6. Council is asked to approve the Renewal of Insurance Policies for Commercial Property, Boiler & Machinery, Crime, and Auto-Parks & Recreation, as requested by the Risk Management Division. Award to Willis Tower Watson, Southeast, Inc. in the amount of \$339,731.00.

Funding Source: Premiums and Policies (6058935)

This is the annual renewal of insurance services provided through the broker for the period July 1, 2020 through June 30, 2021.

7. Council is asked to approve a Metered Parking Space Mitigation Agreement between the City of Columbia and University of South Carolina. The Parking Mitigation Agreement is the result of a partnership of projects that have impacted public parking spaces. Various projects resulted in public parking space removal related to design elements. The work associated with this agreement spans several years, USC has agreed to mitigate those lost spaces.

8. Council is asked to approve an Agreement to Commit Hotel Parking for the 1233 Washington Street Development Project within the Sumter Street Garage and Washington Street Garage including limited on-street valet parking on Washington Street, as requested by Parking Services. Award to 1233 Washington Street, LLC of Lexington, SC.

9. Council is asked to approve the purchase of Palmetto 800 MHz Radio Airtime for Fiscal Year 2020/2021, as requested by the Columbia Police Department. Award to Motorola, Inc., using the SC State Contract #4400013556, in the amount of \$350,000.00. This vendor is located in Blythewood, SC.

Funding Source: Police Department - Other Lease/Rental (1012402-636500). The original budget amount is \$350,000.00.



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10. Council is asked to approve a Memorandum of Agreement for In-Contract Utility Relocation for SCDOT Project P029873; City of Columbia Water Line Relocation for the South Main Street Streetscape Project from Blossom St. to Pendleton St. for a total project amount of \$2,166,340.00, as requested by Columbia Water. The City's portion is \$738, 226.50 and SCDOT's portion is \$1,428,113.50.

Funding Source: FY19/20 CIP Project 5529999-WM4489-658650 (\$103,829.00) and 5529999-SS7514-658650 (\$634,397.50). The original budget amount is \$1,152,376.50.

11. Council is asked to ratify six (6) Emergency Procurements, as requested by Columbia Water and the Support Services Division. Award to the lowest responsive bidder for each project in the total amount of \$655,546.22.

Engineering-Water Sys Improv & Special Projects: 5516220-638500 (\$75,588.04); Utilities Metro Wastewater Plant-Special Projects: 551628-638500 (\$17,126.02); Water & Sewer Capital Projects: 5529999-658650/SS755101-658650 (\$455,436.56); Utilities Lake Murray Water Pl: 5516207-624800 (\$45,975.60); General Support Services: 1011201-659300 (\$40,900.00); General Support Services: 1011201-659300 (\$20,520.00).

Requisition	Funding Source	Vendor	Brief Description & Justification	Amount
Columbia Water				
R198990	5516220-638500	North American Pipeline, Marietta, GA	Water Main & Road Repair at 3600 Wilmot Ave	\$75,588.04
R201688	5516208-638500	M.B. Kahn Corp Columbia, SC	Repairs to Train 2 Thickened Sludge Line	\$17,126.02
R203993	5529999-658650 SS755101	McClam & Associates Little Mountain, SC	Installation of a Wastewater Bypass Pumping System and Manhole along the Banks of the Saluda River	\$455,436.56
R200362	5516207-624800	Univar USA Inc. Spartanburg, SC	Chemicals needed to remove compounds due to excessive algae growth in source water	\$45,975.60
Support Services				
R204237	1011201-659300	AirCor Services Lexington, SC	Replacement of the Boiler at City Hall	\$40,900.00
R203626	1011201-659300	Surplus Material Network Columbia, SC	To Purchase a Breaker at the 911 Center	\$20,520.00



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12. Council is asked to approve Contract Amendment #6 for DR4241 Project WM4549; Columbia Canal Embankment Repair Services, as requested by Columbia Water. Award to Michael Baker International in the amount of \$1,907,025.00. This firm is located in Columbia, SC.

Funding Source: Water & Sewer Capital Projects (5529999-WM454901-650650). The original budget amount is \$1,907,025.00.

There are no Office of Business Opportunities programs associated with this FEMA project per federal regulations.

Michael Baker International will provide technical consulting services for the design of an alternate raw water supply for the Canal Water Treatment Plant at 49.4% (\$941,300.00) of the amendment amount.

Sub-consultants will provide the following Services:

Hazen and Sawyer, of Columbia, SC, will provide design services at 43.2% (\$824,225.00) of the amendment amount.

F&ME Consultants, of Columbia, SC, will provide geotechnical services at 6.8% (\$129,000.00) of the amendment amount.

ESP Associates, PA of Tampa, FL, will provide surveying services at 0.6% (\$12,500.00) of the amendment amount.

13. ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT 4521 Broad River Road; TMS# 06205-02-11

Ordinance No.: 2020-061 Annexing and incorporating 4521 Broad River Road, Richland County TMS #06205-02-11 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015

Council District: 1

Proposal: Request to annex, assign land use classification of Community Activity Corridor (AC-2) and assign zoning of Light Industrial District (M-1). The property is currently classified as Mixed Use Corridor and zoned GC by Richland County.

Applicant: Chloe F. Bailey / Pro Tow of Columbia, LLC

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)



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First reading approval was given on July 21, 2020.

14. ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT 120 Metal Park Drive; TMS# 16200-04-12

Ordinance No.: 2020-062 Annexing and incorporating 120 Metal Park Drive, Richland County TMS #16200-04-12 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015

Council District: 3

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

Applicant: Metal Park Investors, LLC

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)

First reading approval was given on July 21, 2020.

15. ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT 810 Sparkleberry Lane; TMS# 25705-11-09

Ordinance No.: 2020-063 Annexing and incorporating 810 Sparkleberry Lane, Richland County TMS #25705-11-09 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 Regional Activity Corridor (AC-3) and assign zoning of General Commercial District (C-3). The property is currently classified as Neighborhood (Medium Density)/Mixed Use Corridor and zoned GC by Richland County

Applicant: Prime Storage Sparkleberry, LLC

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)

First reading approval was given on July 21, 2020.



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16. ZONING MAP AMENDMENT Wheeler Hill PUD (0.23 acres E/S Rice St., 426 Pickens St., 425 Henderson St., 423 Henderson St., 421 Henderson St., 419 Henderson St., 1615 Rice St., 1613 Rice St., 1611 Rice St., 1605-07 Rice St., 1603 Rice St., 416 Pickens St., 418 Calway Aly., 429 Calway Aly., 424 Calway Aly., 428 Calway Aly., 0.12 acres N/S Calway Aly., 427 Calway Aly., 425 Calway Aly., 423 Calway Aly., 400 Calway Aly.(p), 407 Pickens St., 0.63 acres N/S Phelps St., 0.71 acres N/S Catawba St., 312 Pickens St., 314 Pickens St., 318 Pickens St., and approx. 0.5 acre of portion of Phelps St); TMS# 11307-12-09, 11307-13-01, 11307-13-03, 11307-13-04, 11307-13-05, 11307-13-06, 11307-13-14, 11307-13-15, 11307-13-16, 11307-13-17, 11307-13-18, 11307-13-21, 11307-13-22, 11307-13-23, 11307-13-24, 11307-13-25, 11307-13-26, 11307-13-27, 11307-13-28, 11307-13-29, 11307-13-30(p), 11307-14-07, 11307-18-05, 11307-19-01, 11307-19-06, 11307-19-07, 11307-19-08, and 11307-21-01(p);

Council District: 2 and 3

Proposal: Request to rezone the parcels from Planned Unit Development - Residential District (PUD-R) to General Residential District (RG-2)

Applicant: David Tuttle, Styx Wheeler Hill, LLC

Staff Recommendation: Approve

PC Recommendation: 06/01/2020; Approval (6-0)

First reading approval was given on July 21, 2020.

17. ZONING MAP AMENDMENT 1527 Lyon Street, NX1513 Lyon Street and 1510 Ontario Street (1513 Lyon Street), TMS# 11411-03-01, 11411-03-02, and 11411-03-03

Council District: 2

Proposal: Request to rezone the parcel from General Commercial District (C-3) to General Residential District (RG-2)

Applicant: LuCinda J. Herrera, Columbia Housing

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)

First reading approval was given on July 21, 2020.



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18. FUTURE LAND USE MAP AMENDMENT CONFIRMATION 215 Bush River Road; TMS# 07308-01-07

Ordinance No.: 2020-068 Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map to include 215 Bush River Road; Richland County TMS# 07308-01-07; annexed by Ordinance No.: 2020-047 enacted June 2, 2020

Council District: 2

Proposal: Request to affirm land use classification of Urban Core Regional Activity Center (UCAC-3) following the annexation of the property. The property currently has interim classification of Urban Core Regional Activity Center (UCAC-3).

Applicant: Boozer Shopping Center, Inc.

Staff Recommendation: APPROVE

PC Recommendation: 05/04/2020: Annex, Assign Interim Land Use & Interim Zoning APPROVE (7-0)

First reading approval was given on July 21, 2020.

19. ZONING MAP AMENDMENT CONFIRMATION 215 Bush River Road; TMS# 07308-01-07

Council District: 2

Proposal: Request to affirm zoning classification of General Commercial (C-3) following the annexation of the property. The property currently has interim classification of General Commercial (C-3).

Applicant: Boozer Shopping Center, Inc.

Staff Recommendation: APPROVE

PC Recommendation: 05/04/2020; Annex, Assign Interim Land Use & Interim Zoning APPROVE (7-0)

First reading approval was given on July 21, 2020.



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**COLUMBIA CITY COUNCIL MEETING AGENDA
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20. COLUMBIA COMPASS request to adopt Columbia Compass as the 10-year update to the City of Columbia's comprehensive plan, replacing TCP2018: The Columbia Plan.

Ordinance No.: 2020-028 Repealing in its entirety the City of Columbia Comprehensive Plan 2018 and subsequent amendments and replacing it with the Columbia Compass: Envision 2036

City Council Districts: All

Proposal: Request adoption of Columbia Compass, Envision 2036 as the 10-year update to the City of Columbia's comprehensive plan, replacing TCP2018: The Columbia Plan.

Applicant: John Fellows, Planning Administrator and Leigh DeForth, Comprehensive Planner

Staff Recommendation: Approval

PC Recommendation: 03/02/2020; Recommended Approval (7-0)

First reading approval was given on July 21, 2020.

21. Ordinance No.: 2020-049 Granting an encroachment to 401 Heyward Street, LLC for the use of the right of way area of the 400 and 500 blocks of Heyward Street for the installation and maintenance of landscaping and irrigation adjacent to 401, 425, 501, and 525 Heyward Street, Richland County TMS#08816-12-13, 08816-12-14, 08816-13-14, and 08816-13-15

First reading approval was given on July 21, 2020.

22. Ordinance No.: 2020-051 Granting an encroachment to South Carolina Automobile Dealers Association for the use of the right of way area of the 1400 block of Pulaski Street for the installation and maintenance of a brick retaining wall adjacent to 1410 Pulaski Street, Richland County TMS#09009-10-02

First reading approval was given on July 21, 2020.

23. Ordinance No.: 2020-069 Granting MCImetro Access Transmission Services Corp., its Successors and Assigns the Right, Power and Authority to Construct, Install, Maintain and Operate In, Over, Upon and Under the Streets and Public Places of the City of Columbia, its Lines, Poles, Wires, Cables and other Telecommunications Facilities to Render Telecommunications Service to Its Customers in the Limits of the City of Columbia for Such Period as Provided Herein; and to Provide for the Payment of Compensation for the Use of the Streets and Public Places



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First reading approval was given on July 21, 2020.

ZONING / PLANNING MATTERS - SECOND READING

24. ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT 156 Island View Circle; TMS# 28907-01-09

Ordinance No.: 2020-064 Annexing and Incorporating 156 Island View Circle, Richland County TMS# 28907-01-09 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) and zoned PDD by Richland County.

Applicant: Carroll and Tomothy Edmond

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)

First reading approval was given on July 21, 2020.

25. ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT 1.7 acres, County Line Trail; TMS# 31700-01-06

Ordinance No.: 2020-065 Annexing and incorporating 1.70 acres, County Line Trail, Richland County TMS #31700-01-06 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 Development District (D-1). The property is currently classified as Neighborhood (Medium Density) and zoned RU by Richland County

Applicant: Mulberry Hall Properties, LLC / Sandy Oaks Development

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)



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First reading approval was given on July 21, 2020.

26. ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT 18.02 acres, County Line Trail, TMS# 28900-01-18 (portion; formerly portion of TMS# 31700-01-04, plat recorded at Book 2477 Page 1866 in the Richland County ROD on 03/16/2020)

Ordinance No.: 2020-066 Annexing and Incorporating 18.02 acres, County Line Trail, Richland County TMS# 31700-01-04 (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 Small Lot (UER-1) and assign zoning of Planned Unit Development-Residential District (PUD-R). The property is currently classified as Neighborhood (Medium Density) and zoned M-1 by Richland County.

Applicant: Sandy Oaks Development, LLC

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)

First reading approval was given on July 21, 2020.

27. ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT 20.74 acres, County Line Trail; TMS# 28900-01-35

Ordinance No.: 2020-067 - Annexing and Incorporating 20.74 acres, County Line Trail, Richland County TMS# 28900-01-35 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 Planned Unit Development-Residential District (PUD-R). The property is currently classified as Neighborhood (Medium Density) and zoned PDD by Richland County.

Applicant: Sandy Oaks Development, LLC

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)



COLUMBIA CITY COUNCIL MEETING AGENDA TUESDAY, AUGUST 4, 2020

First reading approval was given on July 21, 2020.

ZONING / PLANNING MATTERS - FIRST READING

28. ZONING MAP AMENDMENT 3209 N. Beltline Blvd., TMS# 14004-01-09

Council District: 2

Proposal: Request to rezone the parcel from Single-Family Residential District (RS-2) to Office and Institutional District (C-1).

Applicant: Carey Shealy, Statewide Security Systems

Staff recommendation: Denial

PC Recommendation: 06/01/2020; First Motion (to deny the request): 3-3. Second Motion (to approve the request): 4-2

The Public Hearing was held on July 21, 2020 and first reading was deferred.

ORDINANCE - FIRST READING

29. Ordinance No.: 2020-070 Granting an encroachment to Ray Borders Gray for the use of the right of way area of the 1400 block of Oak Street and 2300 block of Washington Street for the installation and maintenance of a concrete walkway adjacent to 1404 Oak Street, Richland County TMS#11407-15-09

RESOLUTIONS

30. Resolution No.: R-2020-049 Urging the United States Congress to Extend the Emergency Rental Assistance Program for citizens impacted by COVID-19 and Requesting the Richland County and Lexington County Magistrate Courts to Stay all Evictions of Tenants within the corporate limits of the City of Columbia Financially Impacted by the Emergency Situation Caused by SARS-CoV-2 (the Coronavirus)

31. Resolution No.: R-2020-076 Certifying Building Site as an Abandoned Building Pursuant to the South Carolina Abandoned Buildings Revitalization Act, Title 12, Chapter 67, Section 12-67-100 et seq., of the South Carolina Code of Laws (1976), as amended, regarding property located at 2901 Rosewood Drive, Richland County TMS # 11314-08-08



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32. Resolution No.: R-2020-077 Certifying Building Site as an Abandoned Building Pursuant to the South Carolina Abandoned Buildings Revitalization Act, Title 12, Chapter 67, Section 12-67-100 et seq., of the South Carolina Code of Laws (1976), as amended, regarding property located at 301 Assembly Street, Richland County TMS #11204-02-06 and 11204-02-02

APPOINTMENTS

33. Design Development Review Commission

CITY COUNCIL COMMITTEE REPORTS / REFERRALS

PUBLIC INPUT

EXECUTIVE SESSION

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

COVID-19

Every Town

CPD After Action Review

CPD Policy Review

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

JEDA

ADJOURNMENT



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Legal Department

FROM: *Shari Ardis, Legal Office Manager*

SUBJECT: Ordinance No.: 2020-071 An Emergency Ordinance Extending Certain Emergency Ordinances Related to COVID-19

FUNDING SOURCE & ORIGINAL BUDGET:

FOCUS AREAS: Connecting Our Community, Economic Prosperity - Endless Possibilities, Empowering Our Residents, Enhancing Columbia's Neighborhoods, Planning Together

ATTACHMENTS:

- 2020-071 extending mask-face coverings and temporary suspension of meetings ordinances (PDF)

ORDINANCE NO: 2020-071*An Emergency Ordinance Extending Certain Emergency Ordinances
Related to COVID-19*

WHEREAS, SARS-CoV-2 (the Coronavirus) the virus that causes the disease COVID-19 is responsible for an outbreak that began in Wuhan, China, and continues to be a serious public health concern; and,

WHEREAS, Covid-19 continues to aggressively spread and City Council finds that it is still in the public interest to protect public health and the general welfare of the public to extend the temporary suspension of normal operating procedures of City Council and City Boards and Commissions meetings as set forth in Ordinance No.: 2020-044 and requirement that face coverings or masks be worn in public in the City of Columbia as set out forth in Ordinance No.: 2020-059; and,

WHEREAS, the City of Columbia is working with other government agencies in an effort to prevent the spread of the disease; and,

WHEREAS, Sec. 2-86 of the Ordinances of the City of Columbia allows for the adoption of emergency ordinances on one reading without notice or hearing by affirmative two-thirds of the members present, and shall expire automatically on the 61st day following enactment; NOW, THEREFORE,

BE ORDAINED by the Mayor and Council this ____ day of _____, 2020, that the City of Columbia extends the temporary suspension of the normal operating procedures of City Council and City Boards and Commissions meetings and allows for the Mayor, Council Members, Board Members and Commission Members to remotely participate in voting and operational procedures by telephone or other means of electronic communication and extends the requirement that face coverings or masks be work in public in the City of Columbia; and,

BE IT FURTHER ORDAINED that this emergency ordinance to temporarily suspend the normal operating procedures of City Council and City Boards and Commissions meetings shall be terminated by the issuance of another ordinance or shall automatically expire on the 61st day after enactment of this ordinance.

Requested by:

Mayor and City Council

Mayor

Approved by:

City Manager

Approved as to form:

ATTEST:

T. A. Knox

City Attorney

City Clerk

Introduced:

Final Reading:



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: City Clerk

FROM: *Erika Hammond, City Clerk*

SUBJECT: COVID-19 Update - The Honorable Mayor Stephen K. Benjamin

**FUNDING SOURCE &
ORIGINAL BUDGET:**

PURPOSE:
COVID-19 Situational Report - Mr. Harry Tinsley, Emergency Management Director



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Engineering Department

FROM: *Dana Higgins, Director of Engineering*

SUBJECT: Utility Relocation Projects and Procurement - Ms. Dana Higgins, Director of Engineering

FUNDING SOURCE & ORIGINAL BUDGET:

CLEAN WATER 2020?: No

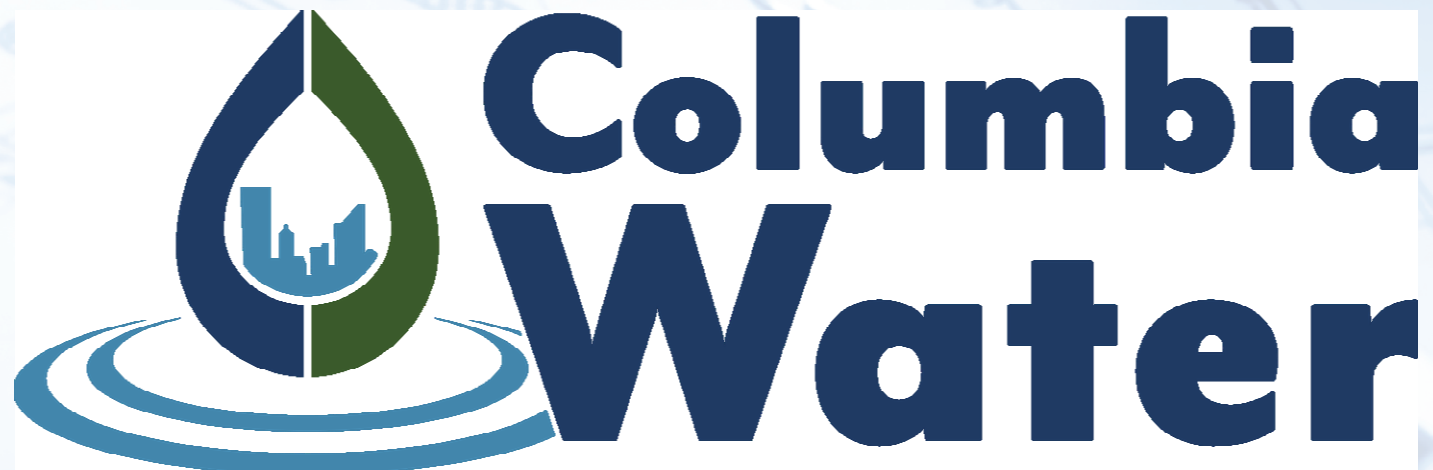
The Engineering Department would like to present an overview of the Utility Relocation Procurement Process to Council.

ATTACHMENTS:

- Presentation_EngineeringUtilityRelocationProjectsAug4.2020 (PDF)

Columbia Water: Utility Relocation Procurement

August 4, 2020



Drinking Water • Wastewater • Stormwater

Funding: Act 36

- Effective May 13, 2019
- Up to 4.5% of total project cost
- Must meet deadlines
- Currently sunsets July 1, 2026
- Reimbursement only

Project Example

- Elmwood Bridge Replacement
- STIP \$34 million
- \$1.5 million in consultant fees
- Construction relocation costs unknown
- \$1.3 million reimbursement expected

Consultant Procurement

- RFQ issued beginning of 2020
- 7 consultants selected
- Three year approval
- Total contract amount: \$15,000,000

Questions???





We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Economic Development

FROM: *Ryan Coleman, Director of Economic Development*

SUBJECT: Council is asked to approve an Economic Development Grant Agreement for the Investment and Creation of New Corporate Office Space and Jobs within the City of Columbia, as requested by the Economic Development Department. Award to Mr. Seafood Franchising, LLC in an amount not to exceed \$15,000.00. This firm is located in Columbia, SC.

FUNDING SOURCE & ORIGINAL BUDGET: Funding Source: ED Special Allocation (5511301-638508). The original budget amount is \$15,000.00.

FOCUS AREAS: Economic Prosperity - Endless Possibilities

ATTACHMENTS:

- APPROVED Mr. Seafood Franchising LLC Grant Agreement (PDF)

GRANT AGREEMENT
among
CITY OF COLUMBIA, SOUTH CAROLINA
and
MR. SEAFOOD FRANCHISING, LLC

JULY 2020

GRANT AGREEMENT

This GRANT AGREEMENT ("Agreement"), between City of Columbia, South Carolina, a body politic and corporate ("City") and Mr. Seafood Franchising, LLC, a South Carolina limited liability company ("Company," and with City, "Parties," each, a "Party").

WITNESSETH:

WHEREAS, Title 5, Chapter 7 of the Code of Laws of South Carolina, 1976, as amended ("Act"), authorizes the City to exercise powers which the City deems necessary and proper for the general welfare of the City and the citizens of the City;

WHEREAS, pursuant to the Act, the City has determined to offer grants to (a) induce enterprises to locate in the City and (b) encourage enterprises currently located in the City to expand their investments in the City in order to provide opportunities for the creation and retention of jobs in the City and the advancement of economic development in the City;

WHEREAS, the Company has committed to growing their local employment presence and expanding by adding corporate office space and new, full time, high paying jobs ("Project") in the City limits;

WHEREAS, the Company has provided to the City a statement of its intended uses of City grant funds and represents and warrants that all City grant funds will be expended only for a valid public purpose under South Carolina law.

NOW, THEREFORE, in consideration of the respective representations, covenants and agreements contained in this Agreement and other good and valuable consideration the receipt of which each Party acknowledges, the Parties agree:

ARTICLE I ADDITIONAL DEFINITIONS

The following terms used in this Agreement have the meanings given below, unless the context clearly requires otherwise.

"Administration Expenses" means the reasonable expenses incurred by the City in the negotiation, approval and implementation of the terms and provisions of this Agreement, including reasonable attorney's and consultant's fees. Administration Expenses does not include any costs, expenses, including attorney's fees, incurred by the City (a) in defending challenges to the Grant provided by this Agreement brought by third parties or the Company or its affiliates and related entities, or (b) in connection with matters arising at the request of the Company outside of the immediate scope of this Agreement, including amendments to the terms of this Agreement.

"Certification Date" means the date set forth on Exhibit A by which the Company shall achieve the Commitment.

"Cessation of Operations" means a publicly announced termination of the Project, a layoff of a majority of employees working at the Company's facility in the City, or a substantial reduction in production that continues for a period of twelve (12) months.

“*City Council*” means the City of Columbia City Council, the governing body of the City.

“*Commitment*” means the commitment made by the Company to hire new employees as more particularly described on Exhibit A.

“*Costs*” means all costs incurred by or on behalf of the Company to upfit and improve upon space and to purchase and install furniture, fixtures, and equipment at the Company’s facility in the City, whether incurred prior to or after the date of this Agreement, or such other expenses relating to the Project as may be approved in writing by the City.

“*Grant*” means the grant funds awarded by the City to the Company as more particularly described on Exhibit B.

“*Term*” means the period from the effective date of this Agreement until the Termination Date.

“*Termination Date*” means, unless earlier terminated pursuant to the provisions of this Agreement, the earlier of (a) the date on which the Company meets the Commitment, or (b) the date on which the Company pays the Repayment Amount set forth in Section 3.3 and Exhibit C of this Agreement.

ARTICLE II REPRESENTATIONS

Section 2.1. *Representations by the City.* The City represents to the Company as follows:

- (a) The City is a body politic and corporate and a political subdivision of the State of South Carolina;
- (b) The City is authorized and empowered by the provisions of the Act to enter into and carry out its obligations under this Agreement;
- (c) The City has duly authorized and approved the execution and delivery of this Agreement in accordance with the procedural requirements of the Act and any other applicable state law;
- (d) The City is not in default of any of its obligations (contractual or otherwise) as a result of entering into and performing its obligations under this Agreement; and
- (e) Based on representations made by the Company to the City, the City has determined the Project will enhance the economic development of the City. Therefore, the City is entering into this Agreement for the purpose of promoting the economic development of the City.

Section 2.2. *Representations by the Company.* The Company represents to the City as follows:

- (a) The Company, a South Carolina limited liability company, has the power to conduct the Project in the State of South Carolina and enter into this Agreement;
- (b) The Company will use commercially reasonable efforts to achieve the Commitment;

(c) The Company's execution and delivery of this Agreement, and its compliance with the provisions of this Agreement does not result in a default under any agreement or instrument to which the Company is now a party or by which it is bound;

(d) On or before December 31 of each year during the Term, commencing in December 31, 2020, the Company covenant to deliver to the City's Office of Economic Development, the information with respect to the Company required by Exhibit D; and

(e) The Company represents and warrants that it will use the Grant only for a valid public purpose under South Carolina law with the understanding that the uses described on the attached Exhibit A qualify as a valid public purpose.

ARTICLE III COMMITMENT; GRANT

Section 3.1. *Commitment.*

(a) The Company shall achieve the Commitment by the Certification Date. The Company shall certify to the City achievement of the Commitment by the Certification Date by providing documentation to the City sufficient to reflect achievement of the Commitment.

(b) The City and its authorized agents, at any reasonable time on prior notice, may enter and examine and inspect the Company's books and records to verify any information included in the documentation provided by the Company to the City certifying achievement of the Commitment.

(c) If the Company fails to commence the Project within 6 months of the Effective Date, the City may terminate this Agreement and, on termination, the Company are no longer entitled to any further benefits under this Agreement and must return the Grant to the City.

Section 3.2. *Grant.* To assist in paying for Costs of the Program, the City shall provide the Grant to the Company.

Section 3.3. *Claw Back.* If the Company (a) fails to achieve and certify the Commitment by the Certification Date, (b) fails to commence the Program within 6 months of the Effective Date, (c) expends the Grant for any expenditure that is not a valid public purpose under South Carolina law, or (d) announces a Cessation of Operations within six (6) months after the Certification Date, then the Company is subject to the claw backs as described in Exhibit C. Any amount that may be due from the Company to the City as calculated in accordance with or described in Exhibit C is due within thirty (30) days of receipt of a written statement from the City setting forth the amount due. The repayment obligation arising under this Section and Exhibit C survives termination of this Agreement.

ARTICLE IV DEFAULT

Section 4.1. *Events of Default.* The following are "Events of Default" under Agreement:

(a) Failure to timely pay any amount due under this Agreement;

(b) A representation or warranty made by a Party which is deemed materially incorrect when deemed made;

(c) Failure by a Party to perform any of the terms, conditions, obligations, or covenants under this Agreement (other than those under (a), above), which failure has not been cured within 30 days after written notice specifying such failure and requesting that it be remedied, unless the Party has instituted corrective action within the 30-day period and is diligently pursuing corrective action until the default is corrected, in which case the 30-day period is extended to include the period during which the Party is diligently pursuing corrective action;

Section 4.2. Remedies on Default.

(a) If an Event of Default has occurred and is continuing, then the non-defaulting Party may take any one or more of the following remedial actions:

(i) terminate this Grant Agreement; or

(ii) take whatever action at law or in equity may appear necessary or desirable to collect amounts due or otherwise remedy the Event of Default or recover its damages.

Section 4.3. Reimbursement of Legal Fees and Other Expenses. If the Company commits an Event of Default and the City is required to employ attorneys or incur other reasonable expenses for the collection of payments due under this Agreement or for the enforcement of performance or observance of any obligation or agreement, the City is entitled to seek reimbursement of the reasonable fees of such attorneys and such other reasonable expenses so incurred.

Section 4.4. Remedies Not Exclusive. No remedy described in this Agreement is intended to be exclusive of any other remedy or remedies, and each and every such remedy is cumulative and in addition to every other remedy given under this Agreement or existing at law or in equity or by statute.

Section 4.5. Nonwaiver. No delay or omission to exercise any right or power accruing upon any continuing default hereunder shall impair any such right or power or is a waiver thereof, but any such right and power may be exercised from time to time and as often as may be deemed expedient.

Section 4.6. Termination by the City. The City may terminate this Agreement, without cause, upon thirty (30) days' written notice to the Company.

ARTICLE V PARTICULAR RIGHTS AND COVENANTS

Section 5.1. Confidentiality. The City acknowledges that the Company may utilize confidential and proprietary processes and materials, services, equipment, trade secrets, and techniques ("Confidential Information") and that disclosure of the Confidential Information could result in substantial economic harm to the Company. The Company may clearly label any Confidential Information delivered to the City pursuant to this Agreement as "**Confidential Information.**" Except as required by law, the City, or any employee, agent, or contractor of the City, shall not disclose or otherwise divulge any labeled Confidential Information to any other person, firm, governmental body or agency. The Company acknowledges that the City is subject to the South Carolina Freedom of Information Act, and, as a result,

must disclose certain documents and information on request, absent an exemption. If the City is required to disclose any Confidential Information to a third party, the City will use its best efforts to provide the Company with advance notice of such disclosure requirement prior to making such disclosure, and to cooperate reasonably with any attempts by the Company to obtain judicial or other relief from such disclosure requirement.

Section 5.2. *Indemnification.*

(a) The Company shall indemnify, defend, hold harmless and save the City, its employees, elected officials, officers and agents against and from any and all liability, claims, or causes of action arising from the City's disbursement of and the Company's use of the funds that are the subject of this Agreement.

(b) The City is entitled to use counsel of its choice and the Company shall reimburse the City for all of its costs, including attorneys' fees, incurred in connection with the response to or defense against such liability or claims as described in paragraph (a), above. The City shall provide a statement of the costs incurred in the response or defense, and the Company shall pay the City within 30 days of receipt of the statement. The Company may request reasonable documentation evidencing the costs shown on the statement. However, the City is not required to provide any documentation that may be privileged or confidential to evidence the costs.

Section 5.3. *No Liability of City Personnel.* All covenants, stipulations, promises, agreements and obligations of the City contained in this Agreement are binding on members of the City Council or any elected official, officer, agent, servant or employee of the City only in his or her official capacity and not in his or her individual capacity, and no recourse for the payment of any moneys under this Agreement may be had against any member of City Council or any elected or appointed official, officer, agent, servant or employee of the City and no recourse for the payment of any moneys or performance of any of the covenants and agreements under this Agreement or for any claims based on this Agreement may be had against any member of City Council or any elected or appointed official, officer, agent, servant or employee of the City except solely in their official capacity.

Section 5.4. *Limitation of Liability.* The City is not liable to the Company for any costs, expenses, losses, damages, claims or actions in connection with this Agreement. Notwithstanding anything in this Agreement to the contrary, any financial obligation the City may incur under this Agreement is deemed not to constitute a pecuniary liability or a debt or general obligation of the City.

Section 5.5. *Administration Expenses.* The Company will reimburse, or cause reimbursement to, the City for the Administration Expenses in the amount not to exceed Five Thousand and No/100 (\$5,000.00) Dollars. The Company will reimburse the City for its Administration Expenses on receipt of a written request from the City or at the City's direction, which request shall include a general statement of the amount and nature of the Administration Expense. The Company shall pay the Administration Expenses as set forth in the written request no later than 60 days following receipt of the written request from the City. The payment by the Company of the City's Administration Expenses shall not be construed as prohibiting the City from engaging, at its discretion, the counsel of the City's choice.

Section 5.6. *No City Sponsorship.* This Grant shall not be construed as sponsorship of any event or project of the Company. The Company may not publish the City's logo or list the City as a sponsor or endorser without the City's prior written consent.

ARTICLE VI MISCELLANEOUS

Section 6.1. Notices. Any notice, election, demand, request or other communication to be provided under this Agreement is effective when delivered to the party named below or when deposited with the United States Postal Service, certified mail, return receipt requested, postage prepaid, addressed as follows (or addressed to such other address as any party shall have previously furnished in writing to the other party), except where the terms hereof require receipt rather than sending of any notice, in which case such provision shall control:

AS TO THE CITY:	City of Columbia Attn: City Manager Post Office Box 147 Columbia, South Carolina 29217
WITH A COPY TO:	City of Columbia, South Carolina Attn: Office of Economic Development 1201 Main Street, Suite 250 Columbia, South Carolina 29201 Phone: 803.734.2700 Fax: 803.734.2702
WITH A COPY TO: (does not constitute notice)	Parker Poe Adams & Bernstein LLP Attn: Ray E. Jones, Esquire 1221 Main Street, Suite 1100 Columbia, South Carolina 29205 Phone: 803.255.8000 Fax: 803.255.8017
AS TO THE COMPANY:	Mr. Seafood Franchising, LLC Attn: Aminah Nurudin 3902-F Two Notch Road Columbia, SC 29204 Phone: 803.851.6688 Fax: 843.408.4583
WITH A COPY TO:	Tracee G. Anderson CPA LLC Attn: Tracee Anderson, CPA 1991 W. Georgia Road Simpsonville, SC 29680 Phone: 864.881.1808 Fax: 864.751.2902

Section 6.2. Binding Effect. This Agreement is binding on and inures to the Parties' benefit. In the event of the dissolution of the City or the consolidation of any part of the City with any other political subdivision or the transfer of any rights of the City to any other political subdivision, this Agreement shall bind and inure to the benefit of the successors of the City from time to time and any entity, officer, board, commission, agency or instrumentality to whom or to which any power or duty of the City has been

transferred.

Section 6.3. Counterparts. This Agreement may be executed in any number of counterparts, in original, by facsimile or by other electronic means, and all of the counterparts taken together are deemed to constitute one and the same instrument.

Section 6.4. Governing Law. This Agreement and all documents executed in connection herewith are construed in accordance with and governed by the laws of South Carolina.

Section 6.5. Amendments. The provisions of this Agreement may be modified or amended only in writing by an agreement or agreements entered into between Parties.

Section 6.6. Assignment. The Agreement may not be assigned by the Company to another entity without the written permission of the City.

Section 6.7. Further Assurance. From time to time the City agrees to execute and deliver to the Company additional instruments as either the Company may request to effectuate the purposes of this Agreement.

Section 6.8. Severability. If any provision of this Agreement is declared illegal, invalid or unenforceable for any reason, the remaining provisions hereof shall be unimpaired, and such illegal, invalid or unenforceable provision shall be reformed so as to most closely effectuate the legal, valid and enforceable intent thereof and so as to afford the Company with the maximum benefits to be derived herefrom, it being the City's intention to offer the Company the strongest inducement possible to locate the Project in the City.

IN WITNESS WHEREOF, the City, acting by and through the City Council, has caused this Agreement to be executed in its name and on its behalf by the City Manager and to be attested by the Clerk to City Council, effective as of the day and year of the last signature hereinbelow.

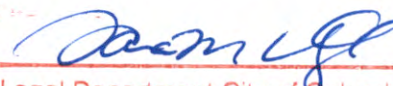
CITY OF COLUMBIA, SOUTH CAROLINA

City Manager

(SEAL)
ATTEST:

Clerk to City Council

APPROVED AS TO FORM



Legal Department City of Columbia, SC

IN WITNESS WHEREOF, the Company, acting by and through its duly authorized officer(s), has caused this Agreement to be executed in its name and on its behalf, effective as of the day and year of the last signature hereinbelow.

Mr. Seafood Franchising, LLC

By: _____
Its: _____
Date: _____

Exhibit A

Description of Commitment

Not later than December 31, 2023 (“Certification Date”), the Company commits to create not less than four full-time, or full-time equivalent jobs in the City in connection with the Project paying an average minimum wage of Forty Thousand and No/100 (\$40,000.00) Dollars per job annually, and invest no less than Twenty Thousand and No/100 (\$20,000.00) Dollars in a corporate facility within the City limits.

Exhibit B

Description of Grant

The City shall provide a Grant to the Company, in an amount not to exceed Fifteen Thousand and No/100 (\$15,000.00) Dollars, payable in a single installment.

Exhibit C

Description of Claw Back

The portion of the Grant to be repaid ("Repayment Amount") is based on the amount by which the Company failed to achieve the Commitment and is calculated as follows:

$$\text{Repayment Amount} = \text{Grant Amount Received} \times \text{Clawback Percentage}$$

$$\text{Clawback Percentage} = 100\% - \text{Commitment Achievement}$$

$$\text{Commitment Achievement} = \text{Number of Full-Time Jobs Created} / \text{Commitment}$$

In calculating each achievement, only the investment achieved or jobs achieved up to the investment committed and the jobs committed will be counted.

For example, and by way of example only, if the Company had received \$15,000 in Grant proceeds, and only created 3 jobs by the Certification Date, the Repayment Amount would be calculated as follows:

$$\text{Commitment Achievement} = 3/4 = 75\%$$

$$\text{Clawback Percentage} = 100\% - 75\% = 25\%$$

$$\text{Repayment Amount} = \$15,000 \times 25\% = \$3,750$$

Exhibit D

Description of Reporting Information

On or before December 31 of each year during the Term, commencing on December 31, 2020, the Company shall deliver to the City (a) a copy of the current payroll showing the Company's employment at its facility in the City, and (b) any additional information the City may reasonably request to determine the Company's current achievement of the Project.

The Company shall remit the information set forth on this Exhibit D to:

City of Columbia, South Carolina
Attn: Ryan Coleman, Economic Development Director
1201 Main Street, Suite 250
Columbia, SC 29201
Email: Ryan.Coleman@columbiasc.gov
Phone: 803.734.2700
Fax: 803.734.2702

Exhibit E

Use of Grant Funds

The Company shall use the Grant solely for the purpose of any required upfits and improvements to the physical space at its facility in the City, as well as funding the acquisition of furniture, fixtures and equipment for the facility.



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Procurement and Contracts

FROM: *Sandra Wright, Purchasing Agent*

SUBJECT: Council is asked to approve the purchase of SharePoint Hosting and Maintenance Services for the Engineering Department, as requested by Columbia Water. Award to Bross Group LLC as a Sole Source in the amount of \$155,442.37. This vendor is located in Lakewood, CO.

REQUISITION NO.: R206323

FUNDING SOURCE & ORIGINAL BUDGET: Funding Source: Engineering Administration-Special Contracts (5511701-638300). The original budget amount is \$155,442.37

CLEAN WATER 2020?: No

FOCUS AREAS: Innovative & High Quality Municipal Services

Sec. 2-204.-Item (5) - Competitive sealed bidding required; exceptions.
All city contracts shall be awarded by competitive sealed bidding except the following as determined pursuant to definitions and standards set by regulations, or except as otherwise provided in this article: Sole source procurements.

ATTACHMENTS:

- Bross Group LLC_SSA_SharePoint hosting and Maintenance (PDF)

SOLE SOURCE AGREEMENT FOR PROVISION OF SERVICES

THIS AGREEMENT, by and between the City of Columbia, South Carolina (hereinafter referred to as the "City") and Bross Group LLC (hereinafter referred to as the "Contractor"), for Contractor to provide certain services that justify a sole source procurement by the City pursuant to Section 1.16 of the City's Procurement Regulations, is made in consideration of the mutual covenants and promises contained herein, and consistent with the City's written justification for sole source procurement, attached as Exhibit B.

1. Scope and Schedule of Services. The Contractor will provide the services described in Exhibit A Task Order 1, attached hereto. The Contractor shall be responsible for obtaining any approvals, permits and/or licenses, including a City business license, as may be required of the Contractor in performing the services required under this AGREEMENT. The Contractor shall be responsible for any costs relating to same. The Contractor shall complete all services under this AGREEMENT within the timeframes set forth in Exhibit B.
2. Term and Option to Renew. The term of this AGREEMENT is effective as of the latter date of the execution of this AGREEMENT as shown by the signatures of the parties below; upon issuance of a Notice to Proceed; receipt of a valid Purchase Order from the City of Columbia; proof of insurance required under section 7 below; and approval of the City Council, if applicable. This agreement is valid **through June 30, 2021**. An option to renew or continue purchasing services for an additional one-year period may be authorized at the mutual pleasure and discretion of both parties. However, neither party shall be under any obligation to agree to an extension of the initial term or any additional term.
3. Supplemental or Additional Services. The Parties may agree that Contractor perform Additional or Supplemental services as authorized by a City purchase order. Contractor must obtain written approval from the City for any Supplemental or Additional Services prior to the service being performed. If the Contractor fails to obtain prior written approval to perform the Supplemental or Additional Services, the City is under no obligation to compensate the Contractor for services performed.
4. Additional Terms and Conditions. The following terms and conditions within the City's General Purchase Order Terms and Conditions, found at <https://www.columbiasc.gov/procurement-contracts/rules-regulations>, are incorporated by reference herein as part of this AGREEMENT: Assignment, Breach/Waiver; Contractor Personnel; Contractor's Use of City Property; Contractor's Obligation – General; Drug Free Work Place Certification; Ethics; Facilities; Force Majeure; Indemnification (City of Columbia, SC); Invoicing & Payment; Licenses; Permits and Taxes (City of Columbia, SC); Modification; Non-Discrimination in Contracting Policy; No Indemnity or Defense; Payment & Interest; Patents & Royalties; Price Adjustments; Publicity; SC Illegal Immigration Reform Act (State Law); Severability; Successorship; State Law Applicable; Whole Agreement; and Other Applicable Terms and Conditions.
5. Subcontracting. Contractor shall not subcontract the services or obligations under this AGREEMENT without prior written consent of the City. Contractor shall be as fully responsible to the City for the acts and omissions of any of its subcontractors as it is for the acts and omissions of Contractor's employees.
6. Compensation. The total compensation paid by the City to Contractor under this AGREEMENT shall not exceed One Hundred Fifty-Five Thousand, Four Hundred Forty-Two dollars and 37/100, (\$155,442.37) unless authorized by the City under Section 2 of this AGREEMENT. The Contractor shall submit an invoice for services rendered. Each invoice submitted must describe the services for which payment is requested, show payment calculations and specify the person(s) rendering such service(s). The invoice shall bear the signature of the Contractor, 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.

7. Ownership of Project Documents. All data, documents or other information of any description generated by or used by the Contractor or any Subcontractor and related to the services required by this AGREEMENT shall be the property of the City and shall not be used by the Contractor for any purpose whatsoever except to perform the services required by this AGREEMENT. All of the reports, information, data, records or documents of any kind, prepared or assembled by the Contractor under this AGREEMENT are matters of public record, but that the Contractor agrees that they shall only be made available to any individual or organization by the City and the Contractor shall not make them available to any individual or organization without the prior written approval of the City.

8. Insurance. If determined by the City to be appropriate and necessary, the Contractor shall procure and maintain during the life of this AGREEMENT such insurance as required by statute, ordinance, or this Agreement, to adequately protect the City from any claims or damages including bodily injury or death, which may arise from them during operations under this AGREEMENT. The following insurance, as indicated by the box or boxes checked by the City, is required to be procured by the Contractor to adequately protect the City from any claims or damages including bodily injury or death which may arise during operations under this AGREEMENT, to be maintained during the entire term (including any renewals or Additional and Supplemental Services):

☐ WORKERS COMPENSATION INSURANCE: Workers Compensation Insurance for all employees to be engaged in work on the project under this Agreement, and in case any work is subcontracted, the Contractor shall require the subcontractor similarly to provide Worker Compensation Insurance for all of the employees to be engaged in such work unless such employees are covered by the protection afforded by the Contractor's Worker Compensation Insurance. The Contractor 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.

☒ GENERAL LIABILITY: General Liability insurance in an amount not less than One Million Dollars and no/100 (\$1,000,000) per occurrence, and Two Million Dollars and no/100 (\$2,000,000) dollars aggregate in accordance with the current Code of Ordinances, City of Columbia, South Carolina, which can be located at www.columbiasc.gov.

☐ PROFESSIONAL LIABILITY: Professional Liability Insurance in an amount not less than One Million Dollars and No/100 (\$1,000,000.00) per claim, and Two Million Dollars and No/100 (\$2,000,000.00) Aggregate.

☐ AUTOMOBILE LIABILITY INSURANCE: Five Hundred Thousand Dollars and No/100 (\$500,000.00) combined single limit per accident for bodily injury and property damage.

The Contractor 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 Contractor and any subcontractor of the Contractor commencing any services under this AGREEMENT and this insurance shall remain in effect throughout the term of this AGREEMENT, and any extensions of service. 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 the Certificate Holder and shall be named as an *Additional Insured*.

9. Termination. This AGREEMENT shall terminate upon Contractor's completion of the scope of services and any City-authorized Additional or Supplemental Services. In the event that services provided hereunder may extend beyond a single fiscal year of the City, and City funds are not budgeted and appropriated to pay for services beyond a single fiscal year of the City, this AGREEMENT shall be terminated on or no later than June 30th of the fiscal year in which funds were budgeted and appropriated.

Notwithstanding the foregoing, the City shall, at its sole option and discretion, have the right to terminate this AGREEMENT for any reason whatsoever.

10. Amendment. This AGREEMENT may not be amended except pursuant to a written instrument signed by both parties.

11. Entire Agreement. This AGREEMENT contains the entire understanding between the parties with respect to the subject matter herein. There are no representations, agreements, or understandings (whether oral or written) between or among the parties relating to the subject matter of this AGREEMENT which are not fully expressed herein.

12. No Third Party Beneficiaries. Nothing in this AGREEMENT shall be construed to give any rights or benefits to anyone other than the City and the Contractor.

13. Independent Contractor. The Contractor is an independent contractor and not an employee nor agent of the City. Nothing in this AGREEMENT will be construed as creating a joint venture, partnership or employment relationship between the Parties, nor will either Party have the right, power or authority to create any obligation or duty, express or implied, on behalf of the other. All Contractor employees whom Contractor assigns to perform Services for the City will at all times be considered employees of Contractor.

14. Dispute Resolution. In the event there are any disagreements between the City and the Contractor with regard to any of the requirements, specifications or interpretation of this AGREEMENT, the Contractor 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.

15. Conflict of Terms. In the event any terms or conditions within this AGREEMENT conflicts with one another, the terms or conditions that are the most favorable to the City, as determined by the City, shall prevail.

In witness whereof, and in order to bind themselves legally to the terms and conditions of this AGREEMENT, the duly authorized representatives of the parties have executed this AGREEMENT.

CITY OF COLUMBIA, SOUTH CAROLINA

By: _____

Witness

By: _____

Title: City Manager

Date: _____

APPROVED AS TO FORM

 Legal Department City of Columbia, SC

7/17/20

Bross Group, LLC

By: 

Witness

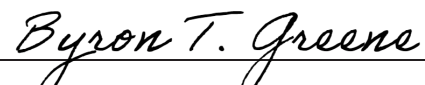
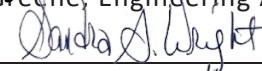
By: Title: PresidentDate: 07 / 20 / 2020RECOMMENDED BY: 
Byron Greene, Engineering AdministratorRECOMMENDED BY: 
Sandra A. Wright, CPPB, Purchasing Agent

Exhibit A - Statement of Work Number 001 and Task Order 1
To
SOLE SOURCE AGREEMENT BETWEEN CITY OF COLUMBIA AND BROSS GROUP (The
"Agreement")

Date: _____

1. Introduction

This Statement of Work ("SOW") (Exhibit A) is between City of Columbia ("COC") and Bross Group, LLC ("BROSS") and sets forth the business parameters and other matters regarding services that City of Columbia, SC has engaged BROSS to provide hereunder (the "Services"). This SOW and performance of the parties hereunder is governed by, and subject to the terms and conditions set forth in the Agreement Between COC and BROSS dated the 1st day of August 2020 (the "Agreement"). The following sections describe the Services in greater detail, and identify COC and BROSS responsibilities, as well as mutual responsibilities necessary for completion of the Services in the timeframe stated herein. All of the services describe shall be provided for the Clean Water 2020, CW2020, ("PROJECT").

Specific terms and responsibilities are presented in the appropriate Task Order which will be adjusted and renewed annually. Specific fees and terms of responsibilities are defined in the Task Order and are made part of the aforementioned agreement. Subsequent Task Orders will be created as needed to continue this effort or a similar effort. The continuance of this Task Order will be based on COC's needs and funding.

2. Service Descriptions

2.1 Hosted Environment

BROSS has deployed a Multi-Tenant Infrastructure as a Service (IaaS) Cloud environment for COC, at their request. BROSS and COC's goal is to simplify the management of this environment and have a single point of contact for incident tracking, escalation and reporting; change management tracking, escalation and reporting; problem tracking, escalation and reporting; and capacity management (hereafter, "Management Services"). BROSS will provide these Management Services for COC's IaaS Private Cloud, enabling COC and/or BROSS application and project teams supported by the IaaS cloud to focus on the business application without the additional responsibility of managing the supporting infrastructure. BROSS will utilize its best-practices and procedures to initiate, manage, and maintain the end-to-end infrastructure for COC's IaaS Private Cloud hosted applications.

2.2 IT Operations and Infrastructure Management

- Server Maintenance -
 - Routine server maintenance of virtual servers on the hosted environment. To include: Windows system patching, application of Operating System patches, Service Packs and Hot Fixes. Provisioning additional storage capacity, within the limits of the purchased environments; provisioning additional CPUs, within the limits of the purchased environment; provisioning additional RAM, within the limits of the purchased environment. Provisioning virtual servers, within the

- limits of the purchased environment. Respond to monitoring alerts as needed.
- Monitoring / Alerting
 - Use of an enterprise class monitoring system for all environments under the scope of the managed services contract. Enterprise monitoring will be implemented on all virtual servers and all hosted environments. All monitors will be configured with thresholds and boundaries approved by COC. Any actions, incidents or performance outside of approved boundaries or thresholds will trigger an automatic alert to the support desk and COC.
- Reporting
 - Inventory Report – Reports the respective month's newly added documents
- COC support systems
 - Professional Services Administration
 - Tracks and provides reporting support for all COC work. Operational and project work time will be entered and tracked in this system. If COC engages BROSS in independent projects outside the scope of the managed services contract, those projects will be tracked and detailed time reports available for the project.
 - End Point Management and Support Portal
 - Customer support portal for all work or changes. COC may submit work or environment change requests via the online portal or through a submitted email. This system provides an online knowledge base for users to help resolve issues. The system will also track:
 - Assets
 - Purchases
 - Contracts
 - Change Management Database
- Coverage
 - Normal business hours - Monday to Friday 8:00 am to 5:00 pm EST
 - Unscheduled LAN or specialized technical research provided after hours, weekends or holidays is charged at \$200 per hour.
- Maintenance windows
 - Maintenance windows are pre-scheduled times where the support team will perform required or routine maintenance activities as described above. These windows will have a designated start time and a target end time and are generally scheduled after normal business hours. COC will be notified when the window begins and ends. COC systems may not be available during these maintenance windows and this unavailability is not factored into SLA calculations.
 - COC responsibilities
 - COC is responsible to contribute to the success of the maintenance windows by participating in planning and scheduling of appropriate pre- maintenance activities and to perform post maintenance testing and acceptance of the planned changes.
 - Scheduling notifications will be provided in advance, typically no later than two weeks previous to the planned maintenance window. BROSS reserves the right to perform critical or emergency maintenance with no notice. In these instances, every attempt will be made to provide as much notice as possible and to avoid normal business hours.
- Hardware Support
 - COC is not providing any hardware that is being maintained by BROSS.
- OUT OF SCOPE
 - System upgrades are not part of normal maintenance services. Due to the complexity and potential dependencies between applications, upgrades to a

- server operating system, a database version or an application upgrade can only be performed as part of a separately authorized and funded project. These activities will be performed under a separate Statement of Work (SOW).
- Replacement of aging hardware is not included as part of this agreement. Hardware replacement will be performed as part of a separate Statement of Work (SOW). BROSS will make recommendations for a hardware replacement cycle for COC's review and approval. Acquisition of hardware is COC's responsibility, BROSS will facilitate and participate in the selection as desired.

2.3 Management Advisory Services/Project Work defined

Initial and on-going evaluation of existing business performance systems and processes to ensure those management systems are supporting strategic objectives of the organization. Identification of improvement areas based on what's the best practices for the specific business situation. Work with COC to develop a strategy that will help them achieve their business goals and provide project management services to successfully implement that value. Specific development initiatives or site structure changes (above and beyond those specifically stated in the "prioritized SharePoint Site Support and Issue resolution services"

3. Termination

3.1 Term

The term of this Agreement will be effective as defined in the Agreement. This Agreement will be amended each fiscal year to allow COC to continue services as needed by the PROJECT. This will be accomplished by providing Task Orders that will provide definition of continuation of services, term of services, and fees for services. Each task order will be based on the available funding from COC and the services needed by PROJECT. **Prior to the end of each Task Order, costs for the coming year will be reevaluated and resubmitted for approval by COC. At no time shall BROSS terminate or shut down the hosting services without written approval from COC'S Project Manager.** Should, at any time, BROSS not continue to be responsible for the SharePoint hosting, BROSS shall work with COC to transition the responsibility to COC or another designated firm.

4. Service Level Objectives

4.1 Hosting

The terms and conditions of the Service Level Objectives ("SLO") shall apply to the Services provided by BROSS. This SLO is subject to and conditioned upon compliance with the terms herein, if applicable, and as described below in paragraph 4.2.

BROSS will provide the Services in the SLOs described in paragraph 4.2. If BROSS

fails to meet these SLOs, COC will be eligible for a Service Credit. The Service Credit represents an estimate of the costs associated with failure to meet the SLOs and shall not be deemed or construed as a penalty.

Service Credits will be calculated from the time unavailability is reported to BROSS by COC or logged by BROSS and a "trouble-ticket" is generated by BROSS.

DEFINITIONS

Compute: A specific amount of RAM ('pool') made available to COC for provisioning of virtual machines within their organizational environment.

Service availability - the function of the service component is available and operable

Service component - a specific element of the hosting service used to provide the operating environment

Net Monthly Base Fees (Net MBF): The monthly recurring charge for the services excluding any add-on or optional services which are not included as part of the base service plan but are included as part of such COC's monthly recurring charge.

Network: Virtual firewalls and/or load balancer services made available to COC's organizational environment and include only COC's access ports (the ports on the BROSS devices within the BROSS facility upon which COC's local circuit terminates).

Scheduled Downtime: The time during which the Services are not available due to planned BROSS maintenance.

Service Credit: The credit(s) provided to COC in accordance with the SLO.

Services: Shall mean and include only such Services described in this SOW that COC has purchased from BROSS.

SLOs: Are based on the criteria in SLO column of paragraph 4.2.

Storage: The specific amount of disk space as measured in gigabytes made available to COC for use by the virtual machines or backup processes within its organizational environment.

4.2 Service Levels

Service Component	SLO
Enterprise Firewall	99.999% service availability.
Basic Firewall	99.999% service availability.
Enterprise Load Balancing	99.999% service availability.
Network Availability	99.999% service availability; defined as the ability for data to be transmitted and received across the network by BROSS and OWNER. This definition excludes instances of

	OWNER/COC's acts or omissions of its end users, a force majeure event as defined in the Agreement, or Scheduled Downtime.
Internet Bandwidth	99.999% service availability.
Cross Connections	99.999% service availability.
Site to Site VPN	99.999% service availability.
Dedicated Blade - supporting infrastructure	99.999% service availability of supporting Infrastructure.
Dedicated Blade - hardware replacement	1 hour for standard blade configuration; 4 hours for non-standard.
Hosted Private Cloud	99.999% service availability of supporting infrastructure; Considered not available if service fails to function properly as a result of hardware and hypervisor layer problems on the Host Server. "Host Server" means the hardware, computing and storage nodes, and software hypervisor of the physical server.
Public Cloud	99.999% service availability of supporting infrastructure; Considered not available if service fails to function properly as a result of hardware and hypervisor layer problems on the Host Server. "Host Server" means the hardware, computing and storage nodes, and software hypervisor of the physical server.
CommVault File Agent Service	99.999% backup service availability; defined as the ability for data to be transmitted to and restored from the BROSS data centers and BROSS backup infrastructure. This definition excludes instances of OWNER/COC's acts or omissions of its end users, a force majeure event as defined in the Agreement, or Scheduled Downtime.
Avamar Remote Backup Service	99.999% backup service availability; defined as the ability for data to be transmitted to and restored from the BROSS data centers and BROSS backup infrastructure. This definition excludes instances of OWNER/COC's acts or omissions of its end users, a force majeure event as defined in the Agreement, or Scheduled Downtime.

4.3 Service Credits

Failure to meet the above Service Levels, as measured by BROSS, during any one calendar month period, will result in a Service Credit in the amount of five percent

(5%) of the Net MBF for the affected Services for every whole one (1) hour period of Service disruption. The total Service Credit due to COC for failure to meet the Service Levels in any calendar month shall not exceed the Net MBF for the affected Services for that calendar month.

LIMITATIONS

1. Exclusions. Notwithstanding anything herein to the contrary, no otherwise applicable Service Level, including any remedies thereunder, shall apply with respect to any Excluded Event. "Excluded Event" means any event that adversely impacts the Service to the extent caused by:
 - (a) the acts or omissions of COC, its employees, consultants, agents or Bross; (b) Scheduled Downtime, and testing for which COC has been provided notice; (c) the failure or malfunction of COC-provided equipment; or (d) an event beyond BROSS's reasonable control. SLO objectives and credits contained herein apply only to BROSS and COC; they do not apply to clients of COC.

2. Exclusive Remedy. **EXCEPT FOR THE TERMINATION PROVISION SET FORTH IN THE AGREEMENT, THE SERVICE CREDITS SHALL BE COC'S SOLE AND EXCLUSIVE REMEDY FOR ANY FAILURE OF THE SERVICES TO OPERATE IN ACCORDANCE WITH THE SLOS. ANY DISPUTES OR CLAIMS ARISING OUT OF OR RELATING TO THIS SERVICE LEVEL AGREEMENT MUST BE BROUGHT WITHIN SIX MONTHS OF THE OCCURRENCE OF ANY SUCH DISPUTE OR ACCRUAL OF ANY SUCH CLAIM.** No Services Credits shall be due if COC fails to notify BROSS in writing of a failure to meet the SLOs within ten (10) days of any such failure. COC's notice of a failure to meet the SLOs must contain the COC's invoice number as shown on its invoice, the dates and times of the unavailability of the Service, and such other COC identification reasonably requested by BROSS. Service Credits are determined and calculated on a per-occurrence basis, commencing upon the initial awareness (or automated recording) of an outage and ending when the Service has been restored. Under no circumstances will any tests performed by COC or any other party be recognized by BROSS as a valid metric for outage determination for the purposes of establishing a service credit herein. Service Credits shall be applied within sixty (60) days of COC's request. In no event shall the Service Credit for any one calendar month exceed the Net MBF. Notwithstanding anything else herein, if COC is eligible for multiple measures of Service Credits during any calendar month, the total Service Credit issued to COC for that month shall be limited to the largest single Service Credit available.

3. Service Level Termination Event. COC has the right, but not the obligation, to terminate all or any portion of the applicable Statement of Work for cause upon written notice to BROSS and without further opportunity for cure if BROSS fails to meet the SLO obligations contained herein on more than three (3) unrelated occurrences (i.e., separated by time and not arising out of the same root cause) during any consecutive nine (9) month period, and which reasonably represents a material degradation in Services; any such right to terminate must be exercised within three (3) months or is deemed waived. Such termination would be at the sole disposition of the COC for the fore mention issues, and at the discretion of COC not needing BROSS's services. Termination must include approved plan of

providing SharePoint services with another Vender and the transition of data to that Vender. At no time shall the COC's SharePoint site be down during this transition because of failure of BROSS to maintain service. The duration termination may be up to 120 days as provided in the Agreement.

5. IT Operations & Infrastructure Management

5.1 Support Tiers

The following details and describes BROSS's Support Tier levels for Operations and Infrastructure Management:

Support Tier	Description
Tier 1 Support	All support incidents begin in Tier 1, where the initial trouble ticket is created, the issue is identified, and clearly documented, and basic hardware/software troubleshooting is initiated.
Tier 2 Support	All support incidents that cannot be resolved with Tier 1 Support are escalated to Tier 2, where more complex support on hardware/software issues can be provided by more experienced resources.
Tier 3 Support	Support Incidents that cannot be resolved by Tier 2 Support are escalated to Tier 3, where support is provided by the most qualified and experienced resources who have the ability to collaborate with 3 rd Party (Vendor) Support to resolve the most complex issues.

5.2 Response and Resolution Times

The following table shows the targets of response and resolution times for each priority level.

Trouble	Priority	Response time (in hours) *	Resolution time (in hours) *	Escalation threshold (in hours)
Service not available (all users and functions unavailable).	1	Within 1 hour; 24/7 for critical applications; Normal business hours for non-critical applications.	ASAP – Best Effort	2 hours

Significant degradation of service (large number of users or business critical functions affected)	2	Within 4 hours; 24/7 for critical applications; Normal business hours for non-critical applications.	ASAP – Best Effort	8 hours
Limited degradation of service (limited number of users or functions affected, business process can continue).	3	Within 24 hours; 24/7 for critical applications; Normal business hours for non-critical applications.	ASAP – Best Effort	48 hours
Small service degradation (business process can continue, one user affected).	4	within 48 hours; 24/7 for critical applications; Normal	ASAP – Best Effort	96 hours

5.3 Service Request Escalation Procedure

1. Support Request is Received
2. Trouble Ticket is Created
3. Issue is Identified and documented in Help Desk system
4. Issue is qualified to determine if it can be resolved through Tier 1 Support

If issue can be resolved through Tier 1 Support:

5. Level 1 Resolution - issue is worked to successful resolution
6. Quality Control – Issue is verified to be resolved to OWNER/COC's satisfaction
7. Trouble Ticket is closed, after complete problem resolution details have been updated in Help Desk system

If issue cannot be resolved through Tier 1 Support:

6. Issue is escalated to Tier 2 Support
7. Issue is qualified to determine if it can be resolved by Tier 2 Support

If issue can be resolved through Tier 2 Support:

8. Level 2 Resolution - issue is worked to successful resolution
9. Quality Control – Issue is verified to be resolved to OWNER/COC's satisfaction
10. Trouble Ticket is closed, after complete problem resolution details have been updated in Help Desk system

If issue cannot be resolved through Tier 2 Support:

9. Issue is escalated to Tier 3 Support
10. Issue is qualified to determine if it can be resolved through Tier 3 Support

If issue can be resolved through Tier 3 Support:

11. Level 3 Resolution - issue is worked to successful resolution
12. Quality Control – Issue is verified to be resolved to OWNER/COC's satisfaction
13. Trouble Ticket is closed, after complete problem resolution details have been updated in Help Desk system

If issue cannot be resolved through Tier 3 Support:

12. Issue is escalated to Onsite Support
13. Issue is qualified to determine if it can be resolved through Onsite Support

If issue can be resolved through Onsite Support:

14. Onsite Resolution - issue is worked to successful resolution

15. Quality Control – Issue is verified to be resolved to OWNER/COC's satisfaction
16. Trouble Ticket is closed, after complete problem resolution details have been updated in Help Desk system

6. Payment Terms

COC agrees to pay BROSS for satisfactory performance of BROSS's Work the sum outlined in the Task Order in Exhibit A. Task Orders are renewed annually. Fixed amounts (Items A, B & C/1,2 & 3 in the Task Order) will be invoiced upon the signing of the Task Order with net180 payment terms. Variable amounts are invoiced monthly with net30 payment terms.

7. Contact Persons

The contact persons for BROSS GROUP on this Agreement shall be:

Ashley Woods
Project/Delivery Manager
awoods@brossgroup.com (303)-945-2714

Scott Porter
General Manager
sporter@brossgroup.com
720-945-2709

The contact persons for City of Columbia, SC on this Agreement shall be:

Tiffany Jones
Document Control Specialist
Columbia Water
Tiffany.jones@columbiasc.gov
(803) 546-3255

Byron T Greene
Engineering Administrator
Columbia Water
Byron.greene@columbiasc.gov
(803) 545-3250

8. Sites

Work will be performed remotely.

TASK ORDER NO. 1

This Task Order pertains to the Agreement dated the [REDACTED] day of [REDACTED] 2020, between City of Columbia (COC) and Bross Group, LLC (BROSS) for professional services for Consent Decree (CD) Compliance Program and Infrastructure Improvements Program Management Services for City of Columbia, SC (CLIENT). BROSS shall perform services on the project described below as provided herein and in the Agreement. This Task Order shall not be binding until it has been properly signed by both parties. Upon execution, this Task Order shall supplement the Agreement as it pertains to the project described below.

TASK ORDER NAME: SharePoint Hosting and Maintenance Services (FY2020/2021)

PROJECT DESCRIPTION

Bross Group, LLC (BROSS) located in Lakewood, Colorado, will provide SharePoint Hosting Master Services for City of Columbia (COC), as defined in attached Exhibit A.

SCOPE OF BASIC SERVICES

Basic Services to be provided by the BROSS under this Agreement shall be limited to the following:

Under this task order the BROSS shall provide Hosting and Maintenance Services for the Clean Water 2020 Program under the direction of COC'S Engineering Administrator, Byron T. Greene. Tasks and projects may vary as to issues and tasks assigned by COC. Assignment of projects will be through COC.

A. Hosting Services

A.1 Production Environment	Qty	Rate (\$)	Cost (\$)
Cloud Internet Committed 4Mbps - a redundant, managed Internet bandwidth service to provide high performance, highly available internet access	25	13 \$	325.00
Block level storage services - Storage Area Network for environment operations	2200	0.27 \$	594.00
Enterprise Firewall Service - a security service instance (context) that lives across highly available redundant hardware	0.5	140 \$	70.00

Roaming User VPN

- service to provide individual user to be securely connected into the Virtual

Data Center of the Client. Services are provided per named user	2	5.20	\$	10.40
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Public Cloud (VMware) - Additional GHZ

- host machines (physical hardware) and associated hypervisor software (VMware ESX) required to operate the environment; per Ghz

	3	60.00	\$	180.00
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Public Cloud v2 (VMware) --

- host machines (physical hardware) and associated hypervisor software (VMware ESX) required to operate the environment

	64	18.9	\$	1209.60
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Backup Service (24hr backup, 35 day retention)

- Incremental backups configured to run every 24 hours• Full backups configured to run weekly and monthly during specified backup window

	2200	0.40	\$	880.00
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Remote Site Auxiliary Replication to DSM

- Additional replica of the primary backup in a remote datacenter

	2200	0.10	\$	220.00
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SQL Svr Standard Core

- Required Microsoft licensure for SQL Server

	1	252.50	\$	252.50
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SharePoint Hosting ALNG LicSAPk MVL

- Required Microsoft licensure for SharePoint; Enterprise edition

	1	1645.10	\$	<u>1,645.10</u>
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Monthly Sub total			\$	5,386.60
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A.1 Production environment - Hosting Services 8/1/2020-6/30/2021			\$	59,252.60
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A.2 Test Environment

	Qty	Rate		Cost
Cloud Internet Committed 4Mbps	25	13	\$	325.00
Enterprise Firewall Service	0.5	140	\$	70.00
Block level storage services	1900	0.27	\$	513.00
Public Cloud v2 (VMware) -- MEM	32	18.90	\$	604.80
Roaming User VPN	2	5.20	\$	10.40
Cloud (VMware) - Additional GHZ	3	60.00	\$	180.00
SQL Svr Standard Core	1	252.50	\$	252.50

SharePoint 2013 Licensing 5 3.01 \$ 15.05

Monthly Sub total \$ 1,970.75

A2. Test environment - Hosting Services 8/1/2020-6/30/2021 \$21,678.25

Total for Hosting Services 8/1/2020-6/30/2021 \$80,930.85

B. Account and Site Management, 3rd Party Solutions:

GoDaddy account management	\$ 1,604.00
Recurring administration and DNS management	
GoDaddy Domain Renewal	\$153.89
Domain fees	
GoDaddy workspace emails	\$245.56
Fees and administration for workspace emails	
Backup Transfer Storage and Labor	\$ 3,483.33
Monthly physical backup and shipping of environment to client	
Boost account management	\$ 1,604.16
Boost <u>Premium Service Support</u> : per site collection; 2 site collections @ \$255	\$ 412.50
Extended service and support, prioritized support	
Boost Bulk Properties Editor site collection license for unlimited users; 1 server	\$732.42
Bulk Properties and Check In – License fees	
Monthly Account management and reporting	\$687.50
Planning, coordination and reporting	
MailRoute services	\$ 2,429.16
Anti-spam service	
Account and Site Management, 3rd Party Solutions 8/1/2020 – 6/30/2021 :	<u>\$11,352.52</u>

C. Routine Environment Maintenance:

- Recurring maintenance activities
- Patching - patching and updates will be scheduled in advance
 - SP Farm
 - Windows OS
 - SP
 - SQL
- DBA support on SQL Server
 - SQL Security
 - Transaction log management
- Monitoring and reporting
 - Monthly Audit and security review
 - Storage management, drive expansion
- MailRoute management and administration Patching and updates will be scheduled in advance.

Routine Environment Maintenance 8/1/2020-6/30/2021 Annual fee total \$31,167.00

D. Change and on demand IT support

- On demand support and all other support will be responded to as soon as possible with a goal of no more than 2 business days.
- Types of activities included in this category
 - Upgrades of software
 - SQL version
 - OS version
 - Etc.
 - Incident response
 - Analysis, troubleshooting and resolution of unplanned issues or outages
 - Changes to site

Based on historical trends, this type of effort will average 8 hours a month with some months being lower and some higher.

Change and on demand IT Support (Average of 13 hours per month for 11 months at \$150.00 per hour) Total: \$21,450.00

These hours will be invoiced monthly as incurred. Requests for this work will be submitted by the OWNER/COC via the support portal. Updates and estimates for this type of work will be entered and tracked in the support portal. Email will not be the primary form of communication and will only be used to facilitate coordination of work, not requests or approvals.

A monthly support spreadsheet shall provide the following information:

- Date of time entry
- Item Name
- Description of Service
- Resource Name
- Billable Hours
- Non-Billable Hours
- Billed Hours
- Rate
- Billed Amount

E. Management Advisory Services/Project Work:

- For specific development initiatives or site structure changes (above and beyond those specifically stated in the “prioritized SharePoint Site Support and Issue resolution services” outlined above) will be quoted and approved via e-mail prior to work beginning and will be based on the following rate schedule:
 - SharePoint SME \$135 per hour
 - SharePoint Architect \$150 per hour
 - Project Manager \$120 per hour

F. Contingency for Hosting and Support and Routine Maintenance.

- This will only be used with approval of COC to be able to provide services to BROSS in an emergency situation, which may include additional infrastructure or emergency additions to the scope. Each use of this line item will need to be approved by COC and documentation provided by BROSS for justification. Not to Exceed \$10,542.00.

COC'S RESPONSIBILITIES

- COC will be responsible for coordinating with their personnel to provide and coordinate maintenance, reports, analysis, edits, corrections, and format changes with data and information as needed and related to the project.
- COC will assist in necessary evaluation, review and meetings.
- COC will assist and coordinate with their personnel to provide access to the site, as needed.

PERIODS OF SERVICE

BROSS shall complete Task Order No. 1 per the following milestone schedule:

Provide hourly services from August 1, 2020 until June 30, 2021. For this period, it is assumed that BROSS will provide:

- Hosting and Account Management for SharePoint Site, which includes server configuration as stated above; monthly backups; management of GoDaddy account including renewal fee and workspace email fee; management of Boost Account including renewal fee.
- Account and Site Management of 3rd Party Solutions.
- Prioritized SharePoint Site Support and Issue Resolution.
- Change and On Demand IT Support.

At no time shall BROSS terminate or shut down the hosting services without written approval from the COC'S Engineering Administrator.

Should, at any time, BROSS not continue to be responsible for the SharePoint hosting, BROSS shall work with COC to transition the responsibility to COC or other designated firm.

PAYMENTS TO THE BROSS GROUP

The BROSS invoice for this task order shall provide line items for the following breakout of services:

1. Annualized cost for hosting and account management for SharePoint site for 11 months - **\$80,930.85**
2. Account and Site Management, 3rd Party Solutions - **\$11,352.52**
3. Routine Environment Maintenance - **\$31,167.00**
4. Change and On Demand IT Support – **\$21,450.00** (May be billed each month by hourly rate agreed to, not to exceed total of \$21,450.00 for Task Order. Invoice must include support spreadsheet as defined in Exhibit A)
5. Contingency for Hosting and Support and Routine Maintenance. - **\$10,542.00** (may only be invoiced with approval from COC and justification in form of Change Request from BROSS)

BROSS shall be compensated for annualized cost for hosting services as outlined above. It is expected that Items 1, 2, and 3 will be a one-time invoice for services to be completed during the period of service stated in this Task Order. As stated above, items 4 and 5 may be invoiced as needed on an hourly and/or unit price basis (hourly rate schedule as shown in Exhibit A). Item 5 may only be invoiced with justification from BROSS and approval from COC. The not to exceed fee for the scope of services for this Task Order is **\$155,442.37**. Payment for fees will be paid monthly based on actual labor time and the hourly billing rates in accordance with Billing Rate Schedule.

This Task Order is executed on _____.

CITY OF COLUMBIA

Signature: _____

By: _____

Title: _____

Address for giving notices:

1136 Washington Street

Attn: Byron Greene

7th floor

Columbia, SC 29201

BROSS Group, LLC

Signature: Steven J Conner

By: Steven J Conner

Title: President

Address for giving notices:

200 Union Blvd, Suite 200

Lakewood, CO 80228

Exhibit B

Requisition # R206323JUSTIFICATION 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.

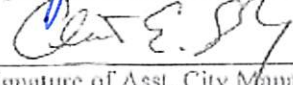
This Department proposes to procure for the Engineering Division,
Bross Group, LLC. to continue SharePoint to include Hosting and Maintenance Services
as a sole source procurement from Bross Group, LLC., Lakewood Colorado
based upon the following justifications The City of Columbia entered into a Consent Decree on May 21, 2014 for violations of Section 301 of the Clean Water Act. Under the Consent Decree, the City of Columbia is responsible for meeting several requirements which include Section XIII. Right of Entry and Information Collection Retention. Under this section of the Consent Decree, the City of Columbia along with its contractors and agents are required to preserve all non-identical copies of all documents, records, and other information in electronic form. In order to fulfill this requirement, under the CleanWater 2020 program, SharePoint software was chosen to house all the required information. While CDM Smith is responsible for the day to day operations such as adding, removing, or changing pages and adding, removing, or changing user information, Bross Group, LLC. is responsible for Hosting, Account and Site management, Routine Environment Maintenance, and Change and on demand IT Support. CDM Smith and Bross Group has a longstanding relationship as Bross has provided this support for the City of Columbia's construction project pages since March 24, 2015. With 2020 quickly approaching, CDM Smith will be phasing out of this process. The City of Columbia will take over this task for the 2020/2021 fiscal year and will continue to do so moving forward. In order to continue to satisfy the regulation requirements under the consent decree, the City of Columbia has created a Document Control Specialist position that will undertake the duties completed by CDM Smith, however, Bross Group will still be required to

Attachment: Bross Group LLC SSA SharePoint hosting and Maintenance (6081 : Sole Source Agreement for Bross Group, LLC)

provide their services. Bross Group is aware and understands all rules and regulations pertinent to the Consent Decree between the City of Columbia and the United States and the Department of Health & Environmental Control. Bross Group is familiar with the city's setup and has excellent record keeping for billable hours which allows for cost savings. CDM Smith speaks highly of Bross Group as they continue to perform at great levels and the City of Columbia wants to continue the relationship. Special note. Bross Group is one of very few companies that handle services of this multitude within the governmental sector. The Engineering Department believe that if we continue to use Bross Group as the contractor to provide this additional services to meet the requirements of the Consent Decree, there will be little room for error since they have been providing these services to us through CDM Smith for several years.

This sole source is valid through 6/30/2021

Amount \$ 169,689.04 \$155,442.37

Engineering Department		4/13/2020	
	Signature of Department Head	Date	
		05/18/20	SIGN HERE
	Signature of Purchasing Agent	Date	
Form must be route in the order of the signatures		5/27/20	
	Signature of Finance Director	Date	
		5/11/2020	
	Signature of Asst. City Manager	Date	
	Signature of City Manager	Date	

- Notes:
- (1) Enter Division Name
 - (2) Enter description of goods or services to be produced
 - (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. 07/2018)

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: August 4, 2020

DEPARTMENT: Procurement and Contracts

FROM: Sandra Wright, Purchasing Agent

SUBJECT: Council is asked to approve the Renewal of Insurance Policies for Commercial Property, Boiler & Machinery, Crime, and Auto-Parks & Recreation, as requested by the Risk Management Division. Award to Willis Tower Watson, Southeast, Inc. in the amount of \$339,731.00.

FUNDING SOURCE & ORIGINAL BUDGET: Funding Source: Premiums and Policies (6058935)

CLEAN WATER 2020?: No

PURPOSE:

This is the annual renewal of insurance services provided through the broker for the period July 1, 2020 through June 30, 2021.

ATTACHMENTS:

- Willis Tower Watson Insurance Renewals for FY 20_21 (PDF)



Remit via Standard US Mail:
Willis Towers Watson Southeast, Inc.
29754 Network Place
Chicago, IL 60673-1297
(704) 376-9161

INVOICE

No. 2717087

6.a

Due Upon Receipt

Account Code	Total Due	Date
COLUMBI-01	\$339,731.00	7/7/2020

Site ID:

City of Columbia
Attn: Chip Timmons
P.O. Box 147
Columbia, SC 29217

Please return this portion with your payment

Make checks payable to: Willis Towers Watson Southeast, Inc.

Item #	Effective Date Description	Policy Number	Carrier Policy Period	Amount
16838223	07/01/2020 Renewal Business Auto (3 park buses)	71APR388631	Columbia Insurance Company 07/01/2020 to 07/01/2021	\$13,200.

Sub-Total: \$13,200.00

Item #	Effective Date Description	Policy Number	Carrier Policy Period	Amount
16838261	07/01/2020 Renewal Business Boiler & Machinery	BME1-3B204828	Travelers Property Casualty Company of America 07/01/2020 to 07/01/2021	\$22,892.

Sub-Total: \$22,892.00

Item #	Effective Date Description	Policy Number	Carrier Policy Period	Amount
16844473	07/01/2020 Renewal Business for 2020 - 1st Year Crime	105957609	Travelers Casualty and Surety Company of America 07/01/2020 to 07/01/2023	\$3,745.

Sub-Total: \$3,745.00

Item #	Effective Date Description	Policy Number	Carrier Policy Period	Amount
16838246	07/01/2020 Renewal Business Property - Hydro Plant	LHD913757	Landmark American Insurance Company 07/01/2020 to 07/01/2021	\$84,000.

7/7/2020

City of Columbia
Invoice No. 2717087

Page 1 of 1

Willis Towers Watson (hereafter referred to as "WTW") is a member of a major international group of companies. In addition to the compensation received by WTW from insurers for placements of your insurance coverages, other parties, such as excess and surplus lines brokers, wholesalers, reinsurance intermediaries, underwriting managers and similar parties (some of which may be owned in whole or in part by WTW corporate parents or affiliates), may earn and retain usual and customary commissions for their role in providing insurance products or services to clients under their separate contracts with insurers or reinsurers. The compensation that will be paid to WTW will vary based on the insurance contract it sells. Depending on the insurer and insurance contract you select, compensation may be paid by the insurer selling the insurance contract or by another third party. Such compensation may be contingent and may vary depending on a number of factors, including the insurance contract and insurer you select. In some cases, other factors such as the volume of business WTW provides to the insurer or the profitability of insurance contracts WTW provides to the insurer also may affect compensation. Upon request, WTW will provide you with additional information about the compensation WTW expects to receive based in whole or in part on your purchase of insurance.

Packet Pg. 63

Attachment: Willis Tower Watson Insurance Renewals for FY 20_21 (6079 : Insurance Policy Renewals)



Remit via Standard US Mail:
Willis Towers Watson Southeast, Inc.
29754 Network Place
Chicago, IL 60673-1297
(704) 376-9161

INVOICE

No. 2717087

6.a

Due Upon Receipt

Account Code	Total Due	Date
COLUMBI-01	\$339,731.00	7/7/2020

Site ID:

City of Columbia
Attn: Chip Timmons
P.O. Box 147
Columbia, SC 29217

Please return this portion with your payment

Make checks payable to: Willis Towers Watson Southeast, Inc.

16838247 07/01/2020 LHD913757
Surplus Lines Tax
Property - Hydro Plant

Landmark American Insurance Company \$5,040.
07/01/2020 to 07/01/2021

Sub-Total: \$89,040.1

Item #	Effective Date	Policy Number	Carrier	Amount
	Description		Policy Period	
16838278	07/01/2020	RMP5087070640	Continental Casualty Company	\$210,854.1
	Renewal Business		07/01/2020 to 07/01/2021	
	Commercial Property			

Sub-Total: \$210,854.1

Total Due: \$339,731.1

ACH/WIRING INSTRUCTIONS

PLEASE NOTE NEW BANKING INSTRUCTIONS

BANK NAME: Suntrust Bank, Atlanta, GA
ABA#061000104 Acct#1000261640147
ACCOUNT NAME: Willis Towers Watson Southeast, Inc.
PLEASE REFERENCE INVOICE NUMBER

7/7/2020

City of Columbia
Invoice No. 2717087

Page 2

Willis Towers Watson (hereafter referred to as "WTW") is a member of a major international group of companies. In addition to the compensation received by WTW from insurers for placements of your insurance coverages, other parties, such as excess and surplus lines brokers, wholesalers, reinsurance intermediaries, underwriting managers and similar parties (some of which may be owned in whole or in part by WTW corporate parents or affiliates), may earn and retain usual and customary commissions for their role in providing insurance products or services to clients under their separate contracts with insurers or reinsurers. The compensation that will be paid to WTW will vary based on the insurance contract it sells. Depending on the insurer and insurance contract you select, compensation may be paid by the insurer selling the insurance contract or by another third party. Such compensation may be contingent and may vary depending on a number of factors, including the insurance contract and insurer you select. In some cases, other factors such as the volume of business WTW provides to the insurer or the profitability of insurance contracts WTW provides to the insurer also may affect compensation. Upon request, WTW will provide you with additional information about the compensation WTW expects to receive based in whole or in part on your purchase of insurance.

Packet Pg. 64

Attachment: Willis Tower Watson Insurance Renewals for FY 20_21 (6079 : Insurance Policy Renewals)



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Parking Services

FROM: *Elle Matney, Parking Administrator*

SUBJECT: Council is asked to approve a Metered Parking Space Mitigation Agreement between the City of Columbia and University of South Carolina. The Parking Mitigation Agreement is the result of a partnership of projects that have impacted public parking spaces. Various projects resulted in public parking space removal related to design elements. The work associated with this agreement spans several years, USC has agreed to mitigate those lost spaces.

**FUNDING SOURCE &
ORIGINAL BUDGET:**

ATTACHMENTS:

- Metered Parking Space Mitigation Agreement and Exhibits (PDF)

STATE OF SOUTH CAROLINA	)	
	)	
	)	METERED PARKING SPACE
COUNTY OF RICHLAND	)	MITIGATION AGREEMENT

This Agreement made by and between the University of South Carolina (University) and the City of Columbia (City).

Whereas, in consultation with the University, the City has removed or will remove 154 metered parking spaces as a result of University streetscape and other construction projects on Assembly Street, Greene Street, and Gervais Street, and in advance of a future project to relocate apartment bus pick-up zones from Sumter Street (at the base of the Horseshoe) to College Street; and,

Whereas, the City and the University understand the demand for public parking and its value to the vitality of the community and businesses; and,

Whereas, the City has certain obligations to bond holders when metered public parking is removed; and,

Whereas, the University and City have worked together to mitigate the removal of certain public parking for reasons other than public safety; and,

Whereas, the University agrees to mitigate the loss of such City metered spaces that are removed at the request of the University for non-safety reasons as set forth below.

NOW THEREFORE, the parties agree as follows:

1. The University shall mitigate the loss of 154 City metered parking spaces that have been, or will be, removed as a result of the University's projects on Assembly, Greene, and Gervais Streets and a future project to relocate bus pick-up zones from Sumter Street (at the base of the Horseshoe) to College Street, except for metered parking spaces that were removed by the City in order to improve vehicular or pedestrian safety and for which the parties agree that the University shall not be required to replace or relocate. All City parking spaces lost due to these projects are shown on Exhibit A.

2. The City, with the consent of the University, shall mitigate the loss of the City's metered parking spaces described in Paragraph 1 above, by accepting control and ownership of certain metered parking spaces as shown in Exhibit B. Specifically, the City has already installed sixty-six (66) metered parking spaces along Lincoln Street, Gadsden Street, and Mark Buyck Way within the University's Greek Village, twenty-four (24) metered parking spaces on Devine Street and Lincoln Street following completion of the University's 650 Lincoln Project, and thirteen (13) meters on Wheat Street. The City will install an additional fifty-one (51) metered parking spaces on Marion and Bull Streets following completion of the University's Campus Village Project.

3. The parties agree that the City's acceptance of the 154 metered parking spaces described in Paragraph 2 above shall fully and fairly compensate the City for the loss of metered parking spaces that resulted from the University's projects on Assembly, Greene, and Gervais Streets, and will result from the University's College Street project.

4. The City and University agree that this Agreement may be amended to accommodate mitigation of metered parking spaces lost by the City as a result of future University projects, including, for example, the University's South Main Street project.

5. This Agreement is contingent upon approval by the City Council and the University's Board of Trustees.

6. Waiver of any breach of this Agreement shall not constitute waiver of any subsequent

breach hereof.

7. The University shall not assign this Agreement or transfer any rights and obligations hereunder without written consent of the City of Columbia.

8. This Agreement may not be amended or modified unless such amendments or modifications are in writing and signed by the parties hereto.

9. Any notice as may be required herein shall be sufficient, if in writing and sent by certified U.S. mail with sufficient pre-paid postage affixed thereto, to the following addresses, unless otherwise changed by written notice:

City of Columbia: Attention: City Manager
P. O. Box 147
Columbia, South Carolina 29217

The University: Attention: General Counsel
109 Osborne Administration Bldg.
University of South Carolina
Columbia, South Carolina 29208

10. This Agreement contains the entire agreement between the parties and shall be binding upon the parties, their respective successors and assigns.

IN WITNESS WHEREOF, the parties have caused this Agreement to be executed and effective as of the date of the last signature hereinbelow.

WITNESSES:

UNIVERSITY OF SOUTH CAROLINA

By: _____
Its: J. Cantey Heath Jr.,
Secretary, Board of Trustees
Date: _____

WITNESSES:

CITY OF COLUMBIA

By: _____
Its: Teresa B. Wilson
City Manager
Date: _____

APPROVED AS TO FORM


Legal Department City of Columbia, SC

1

1

)

SWORN to before me this
day of _____, 2020.

Notary Public for South Carolina
My Commission Expires:

)

)

)

SWORN to before me this
day of _____, 2020.

Notary Public for South Carolina
My Commission Expires:

!

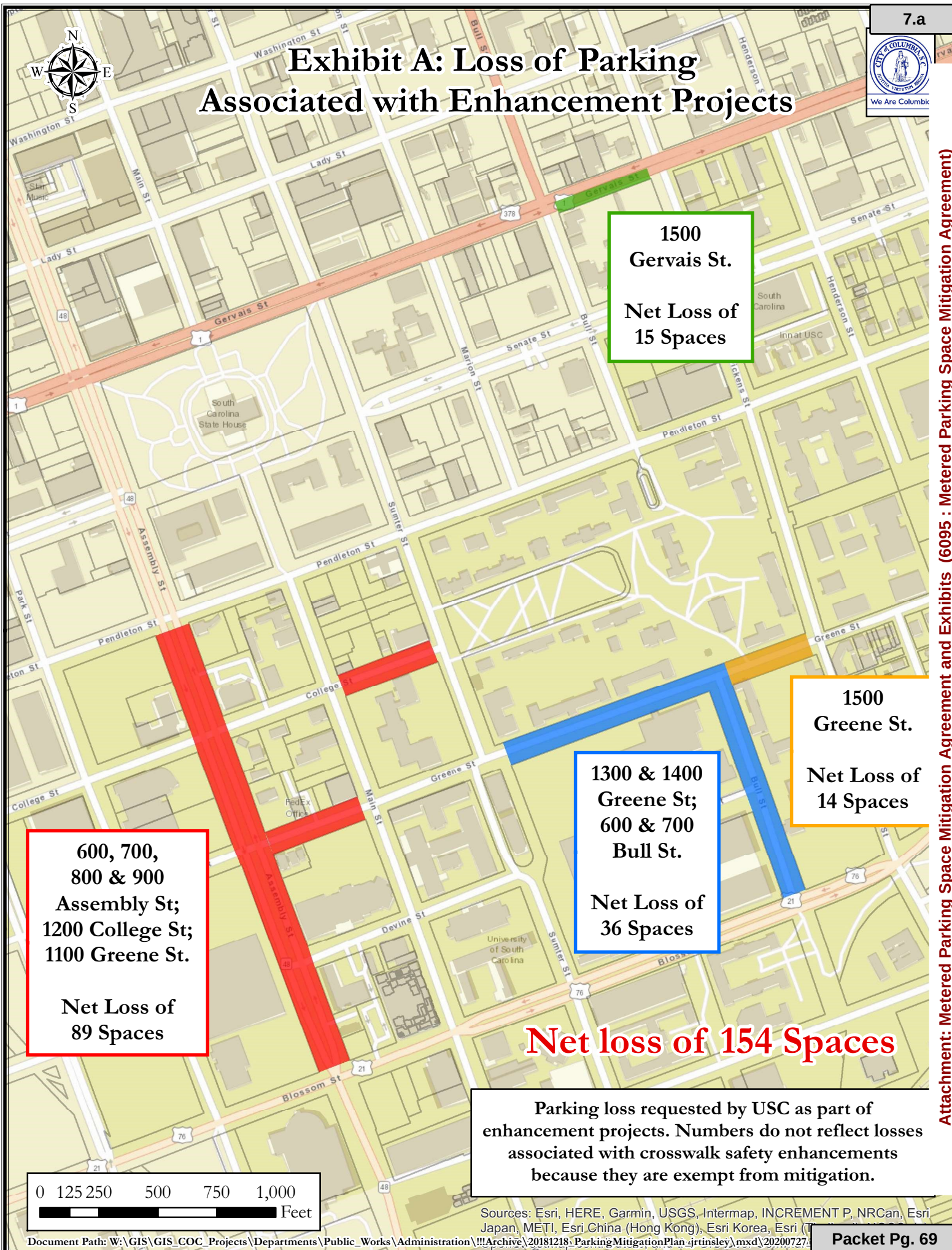




Exhibit B: Mitigation Plan to Address Parking Loss Identified in Exhibit A.

600 & 700 Lincoln St.

12 Spaces
(Right of Way)

900 Devine St.

12 Spaces
(Right of Way)

1500 Wheat St.

13 Spaces

500 Lincoln St.
500 Gadsden St.
800 Mark Burke Way

66 Spaces
(Right of Way)

100 Marion St, (19 sp.)
100 Bull St. (32 sp.)

51 Total Spaces

Total of 154 Parking Spaces

0 187.5 375 750 1,125 1,500
Feet

Sources: Esri, HERE, Garmin, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Parking Services

FROM: *Elle Matney, Parking Administrator*

SUBJECT: Council is asked to approve an Agreement to Commit Hotel Parking for the 1233 Washington Street Development Project within the Sumter Street Garage and Washington Street Garage including limited on-street valet parking on Washington Street, as requested by Parking Services. Award to 1233 Washington Street, LLC of Lexington, SC.

**FUNDING SOURCE &
ORIGINAL BUDGET:**

ATTACHMENTS:

- APPROVED 1233 Washington Hotel Agreement rev 72020 (PDF)

PARKING AGREEMENT

THIS PARKING AGREEMENT (the “Agreement”), is made and entered into between CITY OF COLUMBIA, SOUTH CAROLINA (“City”) and 1233 Washington Street, LLC, a South Carolina limited liability company (“Developer”).

RECITALS

WHEREAS, Developer is currently planning to develop a multi-level apartment project on land located at 1233 Washington Street (the “Project”); and

WHEREAS, the Project will require dedicated access to vehicle parking facilities for its tenants (the “Tenants”); and

WHEREAS, subject to the terms of this Agreement, City has agreed to provide parking rights to Developer to support the Project.

NOW, THEREFORE, for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged the parties hereby agree as follows:

1. Incorporation of Recitals. The Recitals are hereby incorporated herein by reference.
2. Term and Renewal. The term of this Agreement shall consist of a Due Diligence Term, a Discounted Term and a Market Rate Term (collectively, the “Term”).
 - (a) Due Diligence Term. The Due Diligence term shall commence on the latter of the date of the last signature hereinbelow (the “Effective Date”) and continue for forty-five (45) days. Developer may extend the Due Diligence Term for an additional forty-five (45) day period by delivering written notice of such election to City prior to the expiration of the then current term.
 - (b) Discounted Term. The Discounted Term shall commence upon the expiration of the Due Diligence Term and continue for one hundred eighty (180) days. Developer may extend the Discounted Term for up to two successive one hundred eighty (180) day periods by delivering written notice of each election to City prior to the expiration of the then current term.
 - (c) Market Rate Term. The Market Rate Term shall commence upon the expiration of the Discounted Term and continue for twenty-five (25) years with five (5) year renewals based upon the Developer’s financial obligations to its lender or other finance partner.
 - (d) Term: Termination Rights. The term of this agreement and the rights to the parking spaces shall commence on the Effective Date and shall terminate on the twenty-sixth (26th) anniversary of the Effective Date, unless terminated earlier as provided in this section. At any time during the Discounted Term or Market Rate Term, Developer shall have the right to terminate this Agreement by providing sixty (60) days written notice to City and paying a termination penalty equivalent to twelve (12) months at the Market Rate. City shall have the right to terminate this Agreement in the event the Project at 1233 Washington Street no longer functions as a hotel property.

- (e) Automatic Renewal. Upon the expiration of the Market Rate Term, unless terminated by either party, the Market Rate Term shall automatically renew, and all terms and conditions of this Agreement shall remain in full force and effect for successive periods of six (6) months. Beginning upon the expiration of the Market Rate Term, either party may elect to terminate the Agreement by providing not less than sixty (60) days written notice to the other party ("Notice of Termination").

3. Grant of Parking Rights.

- (a) During the Term, City shall make available to Developer, parking for not less than eighty (80) vehicles in parking facilities owned by City within one (1) block of the Project (collectively the "Hotel Spaces"). City acknowledges and agrees to use commercially reasonable efforts to provide sixty (60) reserved Hotel Spaces within the parking deck located at 1400 Sumter Street and twenty (20) unreserved (collectively the "Staff Spaces") at 1100 Washington Street.
- (b) Each Hotel Staff Member desiring to use one or more Staff Spaces must execute the standard form of Parking License Agreement with City. Each Staff Member shall be responsible for adhering to rules listed in the City's standard Parking License Agreement.

4. Fees. During the Term of this Agreement, Developer shall pay the following fees to City:

- (a) Due Diligence Term. No fees shall be payable.
- (b) Discounted Term. On the first day of each month, an amount equal to 50% of the then current monthly parking rate charged by City (Sumter Deck reserved rates are currently \$105 and Washington Deck unreserved rates are \$78 per month and are subject to increase as approved by City Council) for comparable parking facilities in the Columbia Central Business District. This fee shall be based upon the parking spaces mentioned in section 3(a).
- (c) Market Rate Term. On the first day of each month, an amount equal to the then current residential rate charged by City for comparable parking facilities in the Columbia Central Business District.

5. Default.

- (a) Default: If either party defaults in the performance of any of its obligations hereunder and such default continues for more than ninety (90) days after delivery of written notice thereof from the non-defaulting party (except that if any non-monetary default cannot be cured with the exercise of reasonable diligence during such ninety (90) day period, such period shall be extended for such additional time as is reasonably necessary to effectuate the cure thereof, provided that the defaulting party has commenced to cure such default within such ninety (90) day period and thereafter diligently prosecutes such cure to completion), then the non-defaulting party shall have the right to terminate this Agreement upon written notice to the defaulting party. In addition to such right of termination, the non-defaulting party may pursue any other remedies available at law or in equity with respect to such default. City understands and agrees that Developer's lender or other finance partner may desire an independent right to notice of any default and right to cure any such default by Developer, and City agrees that such right to cure shall be granted in the event such rights are requested.

- (b) Waiver of Jury Trial. With respect to any litigation arising out of this Agreement, each party hereby expressly waives the right to a trial by jury and the right to file any non-compulsory countersuit or cross claim against the other.
6. Assignment/Subletting. Neither party shall assign this Agreement in whole or in part without providing prior written notice to the other.
7. Notices. All notices, demands, and requests to be given by either party to the other shall be sent to the following addresses:

City:	City of Columbia City Manager P.O. Box 147 Columbia, SC 29217	Developer:	1233 Washington Street, LLC Attn: Raj Champaneri 328 West Main Street Lexington, SC 29072
With a copy to:	City of Columbia Parking Services Director 820 Washington Street Columbia, SC 29201		

All notices shall be in writing, sent by hand delivery, nationally recognized overnight courier, or United States registered or certified mail, postage prepaid, sent to the address above, or at such other place as the parties may from time to time designate by notice to the other. Notice shall be deemed given if by hand delivery or courier upon delivery or receipt, and if deposited in the United States mail, three (3) days after the mail is sent.

8. Counterparts: This Agreement may be executed in any number of counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument. Documents and signatures transmitted via facsimile or electronic mail shall be considered original signatures for purposes of creating a valid and binding agreement.
9. Interpretation and Venue. South Carolina law shall govern the interpretation of this Agreement. Richland County shall be the venue of any mediation, arbitration, or lawsuit arising out of this Agreement.
10. Severability. If one or more clauses of this Agreement is found to be unenforceable, illegal, or contrary to public policy, the Agreement will remain in full force and effect except for the clauses that are unenforceable, illegal or contrary to public policy.
11. No Waiver. All rights and remedies enumerated herein shall be cumulative and none shall exclude any other right or remedy allowed by law. Failure of a party to insist, at any time, upon strict performance of any covenant, provision or condition of this Agreement or to exercise any option herein contained shall not be construed as a waiver or to relinquishment for the future of such covenant, provision, condition or option.
12. Successor and Assigns. The terms, covenants and conditions of this Agreement shall be binding upon and inure to the benefit of the successors in interest and assigns of the parties hereto.

13. Entire Agreement. This Agreement constitutes the complete and final agreement of the parties, replaces and supersedes all oral and/or written proposals and agreements heretofore made on the subject matter, and may be modified only by a writing signed by both parties.

IN WITNESS WHEREOF, the parties hereto have executed this Parking Agreement effective as of the day and year of the last signature herein below.

WITNESSES:

CITY OF COLUMBIA, SOUTH CAROLINA

By: _____
Teresa B. Wilson
Its: City Manager
Date: _____

WITNESSES:

1233 Washington Street, LLC

By: _____
Raj Champaneri
Its: Sole Member
Date: _____

APPROVED AS TO FORM



Legal Department City of Columbia, SC



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Procurement and Contracts

FROM: Sandra Wright, Purchasing Agent

SUBJECT: Council is asked to approve the purchase of Palmetto 800 MHz Radio Airtime for Fiscal Year 2020/2021, as requested by the Columbia Police Department. Award to Motorola, Inc., using the SC State Contract #4400013556, in the amount of \$350,000.00. This vendor is located in Blythewood, SC.

REQUISITION NO.: R206184

FUNDING SOURCE & ORIGINAL BUDGET: Funding Source: Police Department - Other Lease/Rental (1012402-636500). The original budget amount is \$350,000.00.

CLEAN WATER 2020?: No

Sec. 2-204. Competitive sealed bidding required; exceptions. All city contracts shall be awarded by competitive sealed bidding except the following as determined pursuant to definitions and standards set by regulations, or except as otherwise provided in this article:
(9) When purchasing through state contracts.

ATTACHMENTS:

- Contract 4400013556 (PDF)



PROCUREMENT SERVICES

Contract 4400013556

[Back](#)
[Initial](#)

Validity Start 07/01/2016

Validity End 06/30/2023

Target Value \$ 7,000,000.00

FEIN 36-1115800

Bid Invitation

Contract Notes

Vendor 7000007297

Vendor Address MOTOROLA COMMUNICATIONS & ELEC
217 CARTGATE CIRCLE
BLYTHEWOOD SC 29016

District

E-mail

Telephone

Fax Number

Minority Status Not Applicable

Contract Items

One Item found.

Item Pricing	
00010	Palmetto 800 MHZ User Fees
Material Group: 72518 - emergency radio/telephone systems (911 dispatch, etc.) including accessories	
Agency: Statewide	

[Back](#)
[Initial](#)

Attachment: Contract 4400013556 (6089 : Palmetto 800 Radio MHz Airtime)



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Engineering Department

FROM: Dana Higgins, Director of Engineering

SUBJECT: Council is asked to approve a Memorandum of Agreement for In-Contract Utility Relocation for SCDOT Project P029873; City of Columbia Water Line Relocation for the South Main Street Streetscape Project from Blossom St. to Pendleton St. for a total project amount of \$2,166,340.00, as requested by Columbia Water. The City's portion is \$738, 226.50 and SCDOT's portion is \$1,428,113.50.

FUNDING SOURCE & ORIGINAL BUDGET: Funding Source: FY19/20 CIP Project 5529999-WM4489-658650 (\$103,829.00) and 5529999-SS7514-658650 (\$634,397.50). The original budget amount is \$1,152,376.50.

CLEAN WATER 2020?: No

South Carolina Department of Transportation (SCDOT) has determined there are conflicts between the City of Columbia's 4-inch, 6-inch, 8-inch and 10-inch water lines and 8-inch sewer lines within the boundaries of their S. Main Street (S-3054) Roadway Improvement project.

SCDOT is proposing to enter into a utility agreement with the City of Columbia to relocate its water and sewer lines due to its construction and improvements along a segment of South Main Street located within Richland County. The proposed improvements include roadway dieting, bike lanes, parking adjustments, turn lanes, storm drainage and landscaping.

Due to these proposed improvements it is necessary for the City of Columbia to relocate 3,405 linear feet of its water line and relocate 308 linear feet of gravity sewer line, as well as, CIPP 2,821 linear feet of existing gravity sewer line. The City has Prior Rights and the project falls under Act 36; however, the City must pay for any betterments to its facilities. The City's cost share is \$738,226.50 which includes a waterline betterment, increasing the existing 10-inch waterline to a 12-inch waterline and the remaining cost for sewer work not covered by reimbursement under Act 36.

Based on the scope of work involved, it is recommended this project be considered for approval. Enclosed you will find SCDOT's Utility Agreement (COC Legal

Department Approved), relocation drawings with cost estimate and vicinity map for your review. If approved, the City Managers signature is requested.

The Director of Engineering recommends approval of this project in the amount of \$738,226.50 to be reimbursed to SCDOT per the Memorandum of Agreement 42-20.

ATTACHMENTS:

- APPROVED MOA P029873 (PDF)
- WM4489 SS7514 South Main Streetscape Utility Relocations Final Project Estimate for MOA - April 2020 (PDF)
- WM4489 SS7514 - South Main St Vicinity Map (PDF)

MEMORANDUM OF AGREEMENT
For In-Contract Utility Relocation
SOUTH MAIN STREET STREETScape
FROM BLOSSOM ST (US 21) TO PENDLETON ST (S-174)
Water and Sewer Relocation
in Richland County
SCDOT Project ID P029873

This Agreement is made this _____ day of _____, 20____ by and between the South Carolina Department of Transportation (hereinafter referred to as “**SCDOT**”) and the City of Columbia (hereinafter referred to as “**UTILITY**”) (collectively “the Parties”) to ensure the successful completion of the public water and/or sewer facilities relocation for the below described Project:

This document is to serve as a Memorandum of Agreement as to the specific responsibilities of **UTILITY** and **SCDOT** in completing this Project and associated Utility Work.

Section I – Definitions

1. The term “Project” shall refer to SCDOT’s Project along South Main Street (S-3054) from Blossom Street (US 21) to Pendleton Street (S-174) in Richland County.
2. The term “Utility Work” shall refer to an adjustment necessitated by SCDOT’s Project of a public water system or public sewer system facility by removing and reinstalling the facility; a move, rearrangement, or change of the type of existing facilities; necessary safety and protective measures; or the construction of a replacement facility that is both functionally equivalent to, but not including any betterment of, the existing facility that is necessary for the continuous operation of the system’s service.
3. The term “Substantial Completion” shall mean, for the purposes of this Agreement, the date on which any portion of the new water and sewer facilities are installed, inspected, tested, and placed into service according to plans provided by **UTILITY**.
4. The term “Final Acceptance” shall mean, for the purposes of this Agreement, the date beyond Substantial Completion on which any portion of the new water and sewer facilities has been placed into service, switch-over of services has been completed, old facilities have been disconnected and demolished, record drawings have been submitted by **SCDOT**’s contractor and approved by **UTILITY**, and **SCDOT**’s contractor has certified the construction and received a permit to operate from SCDHEC.

Section II - Agreements by the Parties

1. The Utility Work shall be included in **SCDOT**’s contract for the construction of the Project.
2. The Utility Work shall be performed by a contractor from **UTILITY**’s list of preferred contractors.

Section III - Funding

1. **SCDOT** shall be responsible for the cost of utility relocations where prior rights exist in accordance with SCDOT's "A Policy for Accommodating Utilities on Highway Rights of Way" and 23 CFR 645A. Additionally, pursuant to Act 36 of 2019, SCDOT shall bear all of the relocation costs, including design costs, up to four percent of the original construction bid amount of the Project. Should more than one large public water utility or large public sewer utility be required to relocate due to the Project, the total cost share of up to four percent will be divided pro rata among the large public water or large public sewer utilities required to relocate.
2. **UTILITY** is responsible for the cost of any betterments.
3. **SCDOT** has programmed \$ 4,930,277 in the Statewide Transportation Improvement Program for construction of the Project. Four percent of this amount is \$197,211, which is the maximum amount **SCDOT** will contribute to the non-prior rights Utility Work. This amount will be revised to reflect the actual construction bid amount once it is awarded.
4. **UTILITY** estimates the total cost of the Utility Work to be \$2,166,340 for construction and \$414,150 for professional engineering services, with such costs to be allocated as follows:
 - a. **SCDOT's** share is estimated at \$1,842,263.50. This consists of:
 - i. **Prior Rights** estimated at \$ 1,842,263.50
 - ii. **Non-Prior Rights** estimated at \$-0-
 - b. **UTILITY's** share is estimated at \$738,226.50
 - c. These estimates will be revised to reflect the actual construction bid amount.
5. In accordance with its procurement practices and procedures, **SCDOT** will solicit bids for the construction of the Project, including the Utility Work, and will award the **SCDOT** contract to the contractor with the lowest qualified bid for the overall work of the Project.
6. **SCDOT** shall notify **UTILITY** in writing within ten business days of Contract Award as to the cost of the Utility Work included in the awarded **SCDOT** contract and provide **UTILITY** with the opportunity to concur in writing within ten business days. If **UTILITY** does not concur with the cost in writing, **SCDOT** will delete the Utility Work from the contract and **UTILITY** will be expected to perform all work necessary to relocate its facilities utilizing its own forces or that of a contractor in a timely manner so as not to affect the progress of the Project. If **UTILITY** elects to perform Utility Work, it must meet **SCDOT's** Project contract requirements and construction schedule. Failure by **UTILITY** to meet the contract requirements and construction schedule shall result in **UTILITY** having to bear all relocation costs minus prior rights.
7. **SCDOT's** share identified in 4.a. above shall be the maximum amount payable by **SCDOT** for the Utility Work.
8. If the Utility Work contains any betterments, work that is not an eligible cost under Act 36, or if the cost exceeds **SCDOT's** maximum contribution, **SCDOT** will invoice **UTILITY** for that amount in two equal installments. The first installment will be invoiced upon contract award and the second will be six months thereafter. **UTILITY** shall remit the invoiced amount to **SCDOT** within 90 days of receipt of the invoice.

Section IV – SCDOT's Responsibilities

1. Include the Utility Work in **SCDOT's** contract for the construction of the Project.
2. **SCDOT** will provide **SCDOT's** contractor with all documents provided to **SCDOT** by **UTILITY**.
3. Allow **UTILITY** or **UTILITY's** Consulting Engineer and/or Inspector full access to the site when the Utility Work is underway.
4. Provide contractor's pay requests related to the Utility Work prior to payment and any change orders which affect the cost of the Utility Work.
5. **SCDOT** will require that the contractor coordinate the sequencing of waterline relocation, testing, and placing into service with **UTILITY** to ensure that the existing line remains in service until all tests and approvals are in place and provided to **UTILITY** to place the new line segments into service. At no time during construction shall the existing segments that are being relocated be taken out of service until the new lines are placed into service. This is necessary to avoid interruption of service to customers along the Project route.
6. As part of the Construction Contract, **SCDOT** will require the contractor performing the Utility Work to obtain and maintain in place for the duration of the Utility Work those insurance policies required by **UTILITY**. Insurance policies shall name **UTILITY** as an additional insured and copies shall be provided to **UTILITY** by contractor.
7. **UTILITY** will include a requirement in the Specifications for the contractor to warranty the improvements for two year after final acceptance. As part of the Construction Contract, **SCDOT** will require the contractor to include this in their bid. Final acceptance occurs when the new waterline has been completely installed, inspected, placed into service as shown in **UTILITY's** design documents, and record drawings are received and approved by **UTILITY**.
8. **SCDOT** shall allow **UTILITY** time to inspect recovered materials from the permanent facility prior to disposal by sale or scrap. This requirement will be satisfied by **SCDOT** giving notice to **UTILITY** of the time and place the materials will be available for inspection. **UTILITY** shall have the right to inspect all recovered materials from the waterline removal (ex.: water valves, fire hydrants, pipe).
9. If **UTILITY** elects to retrieve the recovered materials, there will be no cost associated with doing so. **UTILITY** shall be responsible for removal from the inspection site. If **UTILITY** elects to not retrieve the recovered materials, **SCDOT** may sell them for scrap or allow the contractor to do so.
10. **SCDOT** shall provide written approval to **UTILITY** that a constructability review of its relocation plans was completed and approved by **SCDOT** staff.

Section V – UTILITY's Responsibilities

1. Apply for and receive all necessary permits (including Construction Permit Application Water/Wastewater Facilities through DHEC) for the Utility Work. The cost of these permits shall be reimbursable by **SCDOT** according to the terms of this Agreement.
2. Provide all engineering design services, sealed construction plans and specifications, bid tab sheet, itemized estimated cost, and a list of preferred contractors (minimum of 3) to meet

SCDOT's letting schedule for the Project. These costs shall be reimbursable by SCDOT according to the terms of this Agreement.

3. **UTILITY** must meet the bidding and construction schedule established by SCDOT. All documents necessary must be provided by **UTILITY** to SCDOT at least 180 days prior to receipt of bids for the Project. If the Project is under an accelerated schedule, SCDOT shall notify **UTILITY** of the date by which the documents must be provided.
4. Failure to meet the schedule requirements shall result in **UTILITY** having to bear all relocation costs for non-prior rights sections of the Project and will subject **UTILITY** to liability for Project delays.
5. **UTILITY** shall maintain the right to request a stop work order from SCDOT in the event SCDOT's contractor or the utility contractor fails to correctly install any portion of the water or sewer lines as outlined in the specifications, standards, and plans submitted by **UTILITY**.

Section VI – General Conditions

1. SCDOT shall have final approval on the location of all **UTILITY**'s facilities within SCDOT right-of-way.
2. All work covered under this agreement and performed by SCDOT's contractor shall be performed within SCDOT right-of-way or within **UTILITY**'s acquired easements, as coordinated with and approved by SCDOT.
3. Upon substantial completion of the Utility Work, or any specific portion thereof, in accordance with the **UTILITY**'s plans and specifications, **UTILITY** will assume sole and complete responsibility for the new facility. For purposes of this agreement, **UTILITY** will be considered to have accepted the Utility Work, or any specific portion thereof, by assuming control of the Utility Work and commencing to utilize it.
4. Following final acceptance, **UTILITY** will have sole responsibility for the operation and maintenance of the Utility Work and sole liability for any claims made by third-parties that arise from the design, construction, operation, or maintenance of the Utility Work in its entirety or the portion that has been accepted.
5. Following final acceptance, **UTILITY** assumes any and all liability for accidents or injuries to persons, or damage to property (including the highway) that may be caused by the maintenance, use, moving, or removing of the water and/or sewer line and related appurtenances constituting the Utility Work as described herein.
6. Prior rights will remain in locations where prior rights currently exist. This Agreement shall not grant prior rights in locations where they do not currently exist.
7. Where **UTILITY** is on SCDOT right-of-way by encroachment, **UTILITY** agrees that if, in the opinion of SCDOT's Deputy Secretary of Engineering, it should ever become necessary to move or remove the Utility Work, including any future modifications thereto, on account of the change in locations of the highway, widening of the highway, or for any other sufficient reason, such moving or removing shall be done on demand of SCDOT at **UTILITY**'s expense.
8. **UTILITY** shall agree to hold consultations with SCDOT as may be necessary with regard to the execution of supplements to this Agreement during the course of the Project for the purpose of resolving any items that may have been unintentionally omitted from this Agreement. Such

MOA- 42-20

In-Contract Utility Relocation of
Sole Large Public Water and/or Sewer Facilities – City of Columbia
SCDOT Project ID P029873

supplemental agreements shall be subject to the approval and proper execution of the Parties hereto. No amendment to this Agreement shall be effective or binding on any Party hereto unless such amendment has been agreed to in writing by all Parties hereto.

Section VII – Counterparts

This Agreement may be executed in counterparts, and if so executed, shall become effective when a counterpart has been executed and delivered by both Parties hereto. All counterparts taken together shall constitute one and the same Agreement and shall be fully enforceable as such. Delivery of counterparts via facsimile transmission or via email with scanned attachment shall be effective as if originals thereof were delivered.

[Signature blocks on next page]

MOA- 42-20

In-Contract Utility Relocation of
Sole Large Public Water and/or Sewer Facilities – City of Columbia
SCDOT Project ID P029873

IN WITNESS WHEREOF, the Parties have caused this Agreement to be signed and sealed by their authorized representatives.

SIGNED, SEALED, AND DELIVERED

IN THE PRESENCE OF:

CITY OF COLUMBIA

BY: _____

Title: _____

WITNESS

SOUTH CAROLINA DEPARTMENT OF TRANSPORTATION

BY: _____

Deputy Secretary for Finance and Administration
or Designee

WITNESS

RECOMMENDED BY:

JDB TBM TJS 

Deputy Secretary of Engineering or Designee

REVIEWED BY:



State Utilities Engineer

APPROVED AS TO FORM


Legal Department City of Columbia, SC

7/5/20

Michael Baker

INTERNATIONAL

Michael Baker International Inc.

700 Huger Street

Columbia, SC 29201

Michael Baker International Inc. 700 Huger Street Columbia, SC 29201					Bid Tab			
					Date:			
					Stage:	Construction		
					Project:	South Main Street Utility Relocations		
					Location:	Columbia, SC		
Preparer:								
Description of Work				Unit	Measure		Unit Cost	Total Cost
	Water Construction							
5	12-inch CL350 DIP - Restrained Joint	2,355	LF				\$115.00	\$270,825.00
6	8-inch CL350 DIP - Restrained Joint	80	LF				\$95.00	\$7,600.00
7	6-inch CL350 DIP - Restrained Joint	190	LF				\$95.00	\$18,050.00
8	4-inch CL350 DIP - Restrained Joint	780	LF				\$60.00	\$46,800.00
9	12-inch CL350 DIP 45° Bend	8	EA				\$1,500.00	\$12,000.00
10	8-inch CL350 DIP 45° Bend	6	EA				\$650.00	\$3,900.00
11	6-inch CL350 DIP 45° Bend	10	EA				\$300.00	\$3,000.00
12	8-inch to 6-inch CL350 DIP M.J. Reducer	3	EA				\$700.00	\$2,100.00
13	12-inch to 6-inch CL350 DIP M.J. Reducer	4	EA				\$800.00	\$3,200.00
14	12-inch to 8-inch CL350 DIP M.J. Reducer	3	EA				\$850.00	\$2,550.00
15	12-inch to 10-inch CL350 DIP M.J. Reducer	3	EA				\$900.00	\$2,700.00
16	12-inch x 12-inch M.J. Tee	5	EA				\$3,500.00	\$17,500.00
17	12-inch x 8-inch M.J. Tee	3	EA				\$3,000.00	\$9,000.00
18	12-inch x 6-inch M.J. Tee	16	EA				\$2,100.00	\$33,600.00
19	12-inch x 4-inch M.J. Tee	4	EA				\$2,100.00	\$8,400.00
20	8-inch x 8-inch M.J. Tee	3	EA				\$1,500.00	\$4,500.00
21	6-inch x 6-inch M.J. Tee	4	EA				\$1,500.00	\$6,000.00
22	12-inch M.J. Gate Valve & Box	11	EA				\$2,700.00	\$29,700.00
23	6-inch M.J. Gate Valve & Box	4	EA				\$1,500.00	\$6,000.00
24	12-inch M.J. Long Solid Sleeves	5	EA				\$2,500.00	\$12,500.00
25	10-inch M.J. Long Solid Sleeves	3	EA				\$2,500.00	\$7,500.00
26	8-inch M.J. Long Solid Sleeves	3	EA				\$2,500.00	\$7,500.00
27	6-inch M.J. Long Solid Sleeves	8	EA				\$2,500.00	\$20,000.00
28	10-inch x 10-inch M.J. Tapping Sleeve & Valve	3	EA				\$8,500.00	\$25,500.00
29	12-inch CL350 CAP - Plug to have EBAA 2100 megaflange restraint	3	EA				\$650.00	\$1,950.00
30	10-inch CL350 CAP - Plug to have EBAA 2100 megaflange restraint	5	EA				\$600.00	\$3,000.00
31	8-inch CL350 CAP - Plug to have EBAA 2100 megaflange restraint	3	EA				\$550.00	\$1,650.00
32	6-inch CL350 CAP - Plug to have EBAA 2100 megaflange restraint	13	EA				\$500.00	\$6,500.00
33	<=4-inch CL350 CAP - Plug to have EBAA 2100 megaflange restraint	29	EA				\$500.00	\$14,500.00
34	Hydrant Assemblies	11	EA				\$6,500.00	\$71,500.00
35	Meter Resets (1.5")	42	EA				\$200.00	\$8,400.00
36	Service Reconnections (< 4")	32	EA				\$2,000.00	\$64,000.00
37	Service Reconnections (4")	7	EA				\$1,500.00	\$10,500.00
38	Service Reconnections (6")	10	EA				\$2,500.00	\$25,000.00
39	Service Reconnections (8")	4	EA				\$3,500.00	\$14,000.00
Water Construction Subtotal								\$781,425.00
	Sewer Construction							
40	New Doghouse Manhole (14'-16' depth)	2	EA				\$10,000.00	\$20,000.00
41	New Standard (4') Manhole (10'-12' depth)	4	EA				\$7,000.00	\$28,000.00
42	8" VCP To Be CIPP Lined	2,821	LF				\$75.00	\$211,575.00
43	New 8" PVC Sewer Construction (10'-12' depth)	86	LF				\$150.00	\$12,900.00
44	New 8" PVC Sewer Construction (8'-10' depth)	222	LF				\$125.00	\$27,750.00
45	Restablish Sewer Service Connections and Re-line	20	EA				\$3,000.00	\$60,000.00
46	Bypass Pumping for All Lining	1	LS				\$75,000.00	\$75,000.00
47	Point Repairs (12'-14' depth)	5	EA				\$10,000.00	\$50,000.00
48	Point Repairs (10'-12' depth)	5	EA				\$8,000.00	\$40,000.00
49	Line Existing Manholes (0-10' depth)	5	EA				\$2,500.00	\$12,500.00
50	Line Existing Manholes (10' - 15' depth)	13	EA				\$3,000.00	\$39,000.00
Sewer Construction Subtotal								\$576,725.00
	Restoration Items							
51	Flowable Fill (Trench Only)	1,300	CY				\$175.00	\$227,500.00
52	Flowable Fill (Pipe Abandonment, Pumped)	50	CY				\$225.00	\$11,250.00
53	Pavement Replacement - Trench only - 2" Asphaltic	2,300	SY				\$80.00	\$184,000.00
54	#57 Stone	900	TN				\$40.00	\$36,000.00
55	2500 PSI Concrete - Trench Repair Cap	500	YD				\$215.00	\$107,500.00
Restoration Items Subtotal								\$566,250.00

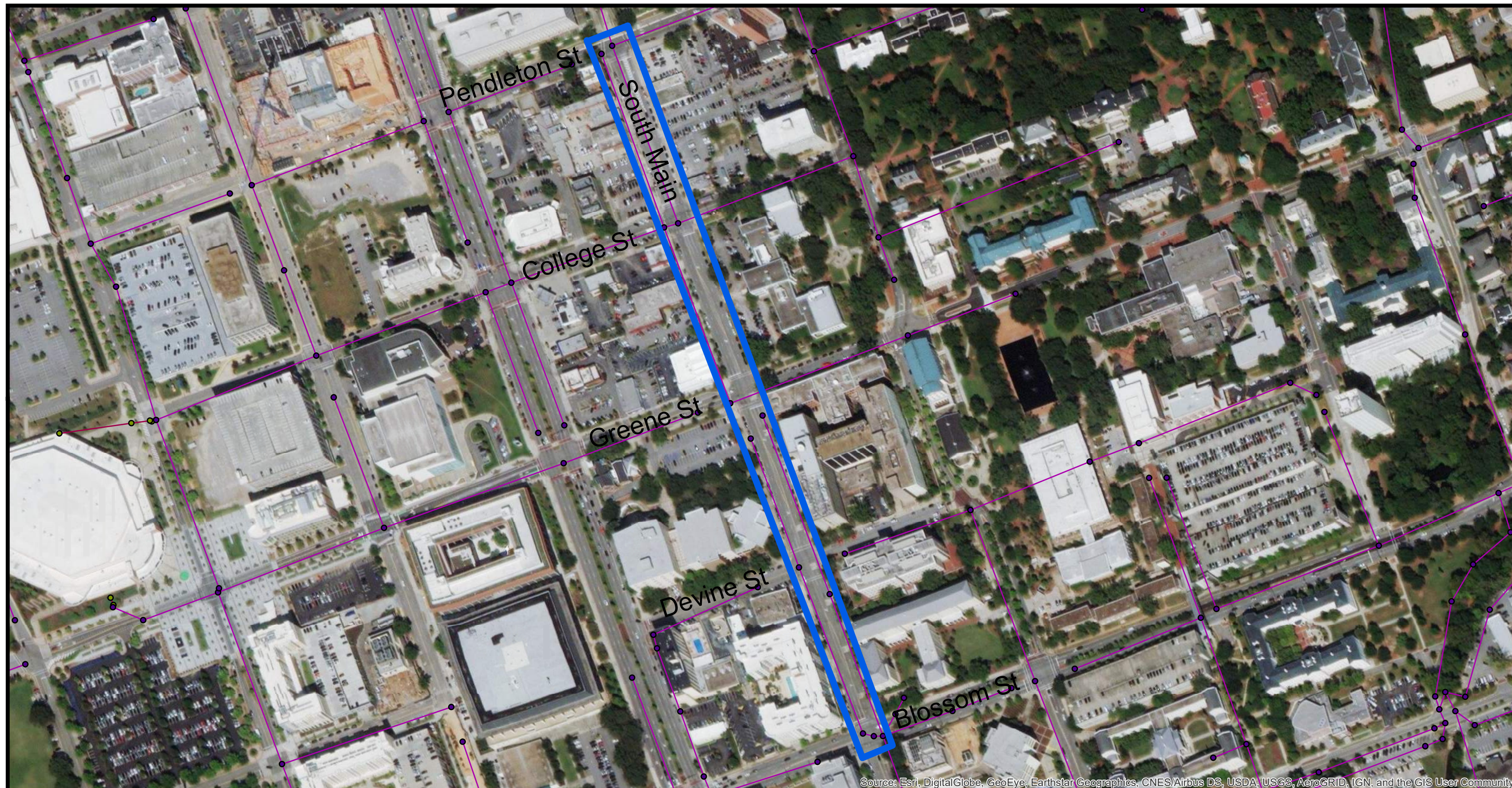
Additive Alternates						
56	6-inch Insert Valve	1	EA		\$15,000.00	\$15,000.00
57	8-inch Insert Valve	1	EA		\$15,000.00	\$15,000.00
58	10-inch Insert Valve	1	EA		\$15,000.00	\$15,000.00
Additive Alternates Subtotal						\$45,000.00

Water Construction Subtotal	\$781,425.00
Sewer Construction Subtotal	\$576,725.00
Restoration Items Subtotal	\$566,250.00
Additive Alternates Subtotal	\$45,000.00
Construction Total	\$1,969,400.00
10% Contingency	\$196,940.00

Total Construction	\$2,166,340.00
City Sewer Commitment	-\$576,725.00
City Water Betterment	-\$94,390.00
City Subtotal	-\$671,115.00
City Subtotal Contingency	-\$67,111.50
Total City Construction	-\$738,226.50
Construction Cost to SCDOT	\$1,428,113.50

Professional Services (Hourly NTE Contract) \$414,150

Total Cost of MOA Anticipated NTE	\$1,842,263.50
--	-----------------------



Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community



Legend

- Sewer Manholes
- Sewer Gravity Mains
- Project Limits

**WM4489 & SS7514
South Main Water &
Sewer Relocations**

0 125 250 500 750 1,000 Feet

Michael Baker
INTERNATIONAL



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Procurement and Contracts

FROM: Sandra Wright, Purchasing Agent

SUBJECT: Council is asked to ratify six (6) Emergency Procurements, as requested by Columbia Water and the Support Services Division. Award to the lowest responsive bidder for each project in the total amount of \$655,546.22.

REQUISITION NO.: R198990, R201688, R203993, R200362, R204237, R203626

FUNDING SOURCE & ORIGINAL BUDGET: Engineering-Water Sys Improv & Special Projects: 5516220-638500 (\$75,588.04); Utilities Metro Wastewater Plant-Special Projects: 551628-638500 (\$17,126.02); Water & Sewer Capital Projects: 5529999-658650/SS755101-658650 (\$455,436.56); Utilities Lake Murray Water Pl: 5516207-624800 (\$45,975.60); General Support Services: 1011201-659300 (\$40,900.00); General Support Services: 1011201-659300 (\$20,520.00).

CLEAN WATER 2020?: No

FOCUS AREAS: Innovative & High Quality Municipal Services

PURPOSE:

Requisition	Funding Source	Vendor	Brief Description & Justification	Amount
Columbia Water				
R198990	5516220-638500	North American Pipeline, Marietta, GA	Water Main & Road Repair at 3600 Wilmot Ave	\$75,588.04
R201688	5516208-638500	M.B. Kahn Corp Columbia, SC	Repairs to Train 2 Thickened Sludge Line	\$17,126.02
R203993	5529999-658650 SS755101	McClam & Associates Little Mountain, SC	Installation of a Wastewater Bypass Pumping System and Manhole along the Banks of the Saluda River	\$455,436.56
R200362	5516207-624800	Univar USA Inc. Spartanburg, SC	Chemicals needed to remove compounds due to excessive algae growth in source water	\$45,975.60
Support Services				
R204237	1011201-659300	AirCor Services Lexington, SC	Replacement of the Boiler at City Hall	\$40,900.00
R203626	1011201-659300	Surplus Material Network Columbia, SC	To Purchase a Breaker at the 911 Center	\$20,520.00

Sec. 2-204.-Item (6) Competitive sealed bidding required; exceptions.

All city contracts shall be awarded by competitive sealed bidding except the following as determined pursuant to definitions and standards set by regulations, or except as otherwise provided in this article: Emergency procurements.

ATTACHMENTS:

- APPROVED Emergency Procurement Justification Forms(PDF)



APPROVED AS TO FORM

[Signature]
Legal Department City of Columbia, SC

7/17/20

11.a

Department of Procurement and Contracts
1800 Main Street, 2nd Floor, Columbia, SC 29201 · Phone 803-545-3470

INTER OFFICE MEMORANDUM

TO: Legal Review

CC:

FROM: Sandra Wright

SUBJECT: Emergency Procurements

ASST. CITY MGR.:

Emergency/Immediate: ☒ Med. Level of Urgency: ☐ Routine: ☐

ACM JUSTIFICATION:

DATE: 7/14/2020

COMMENTS:

I have enclosed the subject documentation requesting: Request for Review of Emergency Procurements
to allow for them to be added to Minute Traq for ratification by Council.
(e.g. approval, signature, ratification, information only, review & comment requested, etc.)

[Please check all applicable items below]

This request is a:

- | | |
|--|---|
| ☐ Sole Source Procurement | ☒ Emergency Procurement |
| ☐ Routine/Standard Purchase | ☐ IT related Purchase |
| ☐ Construction Contract | ☐ Professional Services Agreement |
| ☐ Construction Change Order | ☐ Contract Amendment |
| ☐ Contract Extension/Renewal | ☐ New Purchase of Non-IT related Equipment |
| ☐ PO Change / Modification Form | ☐ New Purchase of IT goods or services |

Previously procured item(s) or services: ☐ Yes or ☐ No

Budgeted item with funds readily available: ☒ Yes or ☐ No

Funds transfer will be required to procure
this item or service: ☐ Yes or ☒ No

Please return to Elizabeth Marsh, Respectfully requested by Purchasing .

Attachments (39)

Attachment: APPROVED Emergency Procurement Justification Forms (5972 : Emergency Procurement Ratifications)

Requisition# _____ EMERGENCY PROCUREMENT

From: [Bolling, Andrea R](#)
To: [Jones, Tiffany J](#)
Cc: [Daise, Celestine](#)
Subject: FW: [EXTERNAL] RE: Water Main/ Road Repair Project at 3600 Wilmot Ave
Date: Wednesday, July 17, 2019 12:46:42 PM
Attachments: [image003.jpg](#)
[image004.png](#)
[image005.jpg](#)
[WM4511 Bid Form REV 1 with NAPM Pricing.xls](#)
[Wilmont Emg Justification.pdf](#)

Tiffany,

Can you please get me a requisition for the attached work? The vendor will be North American Pipeline Management, Inc. The requisition should include a 20% contingency for a total amount of \$80,775. The budget code is 551 6220 638500. Attached is the Justification for w/ just my signature. Once we get a full executed copy back, I will make sure to get you a copy to upload into IFAS.

Thanks!

-Andrea

From: Gable, Bennie L
Sent: Wednesday, July 17, 2019 9:25 AM
To: Glover, Erica D <Erica.Glover@columbiasc.gov>; Bolling, Andrea R <Andrea.Bolling@columbiasc.gov>
Subject: FW: [EXTERNAL] RE: Water Main/ Road Repair Project at 3600 Wilmot Ave



Bennie Gable
Civil Engineer Specialist

Columbia Water
 Department of Engineering

PO Box 147 | Columbia, SC 29217
Bennie.Gable@Columbiasc.gov
 Phone: (803) 545-4897
 Cell: (803) 528-7894
 Fax: (803) 988-8199

ColumbiaSCWater.Net
Columbiasc.gov

City of Columbia E-Mail Address Change Notice:

****Please note that my email address has changed to:** Bennie.Gable@columbiasc.gov

From: Shannon Herford [<mailto:shannon.herford@napminc.com>]

Attachment: APPROVED Emergency Procurement Justification Forms (5972 : Emergency Procurement Ratifications)

Sent: Tuesday, July 16, 2019 4:00 PM

To: Gable, Bennie L <Bennie.Gable@columbiasc.gov>

Subject: [EXTERNAL] RE: Water Main/ Road Repair Project at 3600 Wilmot Ave

CAUTION: This email originated outside of the organization. Do not click links or open attachments from unknown senders or suspicious emails. Never enter a username or password on a site that you did not knowingly access.

Bennie,

Figured no sense in waiting to submit since we were only one to show.

Pricing is attached. I think we could get a crew to this next week. My paving guy said he would fit us in as needed.

Let me know if you have any questions.

Thanks,

SHANNON HERFORD
North American Pipeline Management, Inc.
CONSULTANTS | MANAGERS | CONTRACTORS

GREENVILLE, SC

12 E Montclair Ave | Greenville, SC | 29609

Office: [678-820-3991](tel:678-820-3991) Ext. 100 | Cell: [404-606-7987](tel:404-606-7987) | Fax: [678-820-3993](tel:678-820-3993)

shannon.herford@napminc.com | www.napminc.com

From: Gable, Bennie L [<mailto:Bennie.Gable@columbiasc.gov>]

Sent: Monday, July 15, 2019 3:07 PM

To: Shannon Herford <shannon.herford@napminc.com>; Steve Coker <steve.coker@napminc.com>;

Cockrell, James A <James.Cockrell@columbiasc.gov>

Cc: Glover, Erica D <Erica.Glover@columbiasc.gov>

Subject: FW: Water Main/ Road Repair Project at 3600 Wilmot Ave

Bennie Gable
Civil Engineer Specialist

Columbia Water
 Department of Engineering

PO Box 147 | Columbia, SC 29217
Bennie.Gable@Columbiasc.gov
 Phone: (803) 545-4897

Attachment: APPROVED Emergency Procurement Justification Forms (5972 : Emergency Procurement Ratifications)



Cell: (803) 528-7894
Fax: (803) 988-8199

ColumbiaSCWater.Net
Columbiasc.gov

City of Columbia E-Mail Address Change Notice:

****Please note that my email address has changed to:** Bennie.Gable@columbiasc.gov

From: Glover, Erica D

Sent: Monday, July 15, 2019 2:59 PM

To: cherylgootee@bellsouth.net; reed@aoss.org; bryce.yarbrough@napminc.com

Cc: Gable, Bennie L <Bennie.Gable@columbiasc.gov>; Bolling, Andrea R
<Andrea.Bolling@columbiasc.gov>

Subject: Water Main/ Road Repair Project at 3600 Wilmot Ave

Hello All,

You are invited to a **MANDATORY** on-site pre-bid conference at 3600 Wilmot Avenue @ 10:00 am Tuesday July 16, 2019.

Project: WM4511 Wilmot Ave 10" Water Main Repair

I have attached an electronic bid form.

The contractor is to fill out the electronic bid form and submit an electronic copy of the completed bid form to erica.glover@columbiasc.gov by 12:00 pm on Wednesday July 17, 2019.

Contractor to add the company name to the name of the electronic file when submitting the bid.

Thank you,

Erica Glover
Civil Engineer Specialist



Columbia Water
Department of Engineering

PO Box 147 | Columbia, SC 29217
Erica.Glover@ColumbiaSC.gov
Phone: (803) 545-3288

ColumbiaSCWater.Net
ColumbiaSC.Net

BID FORM
BID XX-XX-X-XXX
PROJECT NAME: 3600 WILMOT AVE ROAD REPAIR DUE TO WATER MAIN BREAK
CIP # WM4511

Item No.	Description	Qty.	Unit	Unit Price	Amount
1	Mobilization	1	LS	\$17,545.00	\$ 17,545.00
2	Saw cut and remove asphalt pavement - to be paid by Tickets provided to Inspector	23	TN	\$ 168.00	\$ 3,864.00
3	Remove disturbed subgrade around replaced Water Main as directed by City (to be paid by Tickets provided to Inspector)	21	TN	\$ 168.00	\$ 3,528.00
4	Select backfill - to be paid by Tickets provided to Inspector	21	TN	\$ 136.00	\$ 2,856.00
5	Flowable Fill - to be paid by Tickets provided to Inspector	100	CY	\$ 155.00	\$ 15,500.00
6	2" of Intermediate B and 1 3/4" of Surface C asphalt pavement per SCDOT - to be paid by Tickets provided to Inspector)	23	TN	\$ 493.00	\$ 11,339.00
7	Traffic control	1	LS	\$12,680.00	\$ 12,680.00
SUBMIT THE ELECTRONIC COPY TO erica.glover@columbiasc.gov bennie.gable@columbiasc.gov				TOTAL BID AMOUNT	\$ 67,312.00
				REV 1	
				Item 5 quantity changed from	
				1840 CY TO 100 CY	

 CITY OF COLUMBIA Department of Procurement & Contracts **For Internal Use Only** We Are Columbia	Contract Number:	
	Procurement Officer:	
	Phone:	803.545.3470
	E-Mail Address:	
	Address:	1800 Main St., 2 nd Floor Columbia, SC 29201

PO Change/Modification Order Form

Routing Date: 10 / 04 / 2019

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

DESCRIPTION: WM 4511 3600 Wilmot AveDEPARTMENT NAME AND REQUESTOR: Engineering / Construction ManagementCONTRACTOR'S NAME AND ADDRESS: North American Pipeline Management IncPURCHASE ORDER NUMBER (if applicable): P180104 CHANGE ORDER # 1 Final

TYPE OF CHANGE (check all applicable boxes):

☒ Purchase Order Increase☒ Purchase Order Decrease☒ Project Contingency Funds Utilized - Amount: \$ 8,276.04☐ Change to Contract Scope of Work☐ Administrative Change to Contract (such as changes in paying office, name of Agency Contract Administrator, etc.)☐ Other ChangeBrief Explanation/Justification: See AttachedRequested Amount of PO Increase/Decrease: \$ ~~8,276.04~~ \$5,186.96 Current PO amount/total: \$ 80,795.00Accounting Information on Original PO: ORG 5516220 OBJ 638500 (Required)Funding/Account Info for Change Order: ORG Same OBJ Same (Required)

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

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

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

Recommended for Approval:

(Signature)

(Title)

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

Recommended for Approval:

(Signature)

(Title)

**Route this form to the Procurements & Contracts Department

For Director of Procurement & Contracts Approval: City Manager Approval Needed

Yes or (No)

Recommend for Approval:

(Signature)

10/7/2019

(Date)

City Manager Approval:

Recommend for Approval:

(Signature)

(Date)

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

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

The 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.

INTERNAL PO Modification /CHANGE ORDER (COC 2/12/19 Updated)



**CIP #WM 4511
3600 Wilmot Ave
Change Order # 1 (Final)**

October 20, 2019

Description of Change: A modification of the Contract Agreement between the City of Columbia (City) and North American Pipeline Management, Inc. (Contractor) is requested in order to compensate the contractor for additional work.

Reason for change: This change order is due to additional removal of subgrade material and extension of paving limits in order to meet SCDOT requirements. SCDOT required an extended area of repair further than what was anticipated.

Funding Source:

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

Additions

Item 3 – Remove disturbed subgrade 62.81 TN @ \$168.00	\$10,552.08
Item 6 – 2" intermediate B & 1 1/4" Surface C asphalt pavement per SCDOT 15.32 @ \$ 493.00	\$7,552.76

TOTAL ADDITIONS: \$ 18,104.84

Deducts

Item 2 – Saw cut & remove asphalt pavement 4.6 TN @ \$ 168.00	\$ 772.80
Item 4 – Select backfill 21 TN @ \$136.00	\$ 2,856.00
Item 5 – Flowable fill 40 CY @ \$ 155.00	\$ 6,200.00

TOTAL DEDUCTS: (\$ 9,828.80)

Total Change: \$ 8,276.04

Proposed Change and Basis for Payment:

Owner's Contingency Allowance

Original Allowance Total:	\$13,463.00	\$0.00
Previous change orders:		\$0.00
This change (reduction):	\$8,276.04	(\$0.00)
Revised Owner's Contingency Allowance:	\$5,186.96	\$0.00

Proposed Change and Basis for Payment

Original contract price:	\$ 67,312.00
Previous change orders:	\$0.00
This change: (Reduction) Increase	\$8,276.04
Revised contract price: <i>fn</i>	\$75,588.04

Contractual Completion Date:

Notice to Proceed: 7/17/19

Scheduled Completion Date: Emergency

Revised Completion Date: 10/20/19

This Change is Acceptable:North American Pipeline Management, Inc: By: *J. Herford* Dorelly A. HerfordTitle: PresidentRecommended for Approval: *Alan Cockrell* Utility Construction Inspector
Alan CockrellRecommended for Approval: *Jeff Doffers* Sr. Utility Construction Inspector
Jeff DoffersRecommend for Approval: *Michael F. Sheu* Asst. City Engineer for Engineer Const.
Michael F. Sheu, P.E.



COLUMBIA
A Capital Place to Be
1136 Washington St., 4th Floor
Columbia, South Carolina 29201

PURCHASE ORDER	
P.O. NUMBER	P180104
DATE	09/04/19
VENDOR I.D.	V014991
DELIVERY DATE	
FOB	DESTINATION
REQUISITION NO	R198990
OUR PURCHASE ORDER NUMBER MUST APPEAR ON ALL INVOICES, PACKING LIST AND CORRESPONDENCE.	

TO: NORTH AMERICAN PIPELINE MANAGEMENT INC
PO BOX 683638
ATTN: BJ LEIPPRANDT
MARIETTA, GA 30067

FAX# (678) 820-3991

Page 1 of 1
BRANDON.LEIPPRANDT@NAPMINC.COM

DELIVER ITEMS TO:

ENGINEERING
1136 WASHINGTON STREET, 7TH FLOOR
COLUMBIA, SC 29201

SEND INVOICE TO:

ACCOUNTING DIVISION
PO BOX 147
COLUMBIA, SC 29217

ITEM	DESCRIPTION	QTY	UNIT	UNIT PRICE	EXTENSION
	EMERGENCY PROCUREMENT				
001	Water Main/ Road Repair Project at 3600 Wilmot Ave	67,312	EA	1.00	67,312.00
002	Contingency	13,463	EA	1.00	13,463.00
	POC Andrea Bolling 803-545-3379				
	Department of Procurement & Contracts				
	Phone: 803-545-3470				
	procurement@columbiasc.net				
				SALES TAX	0.00
				TOTAL	80,775.00

THE ARTICLES SPECIFIED ARE SUBJECT TO THE FOLLOWING CONDITIONS:

1. Submit all claims for payments by detailed itemized invoice in duplicate.
2. Goods other than those specified on this order must not be substituted or prices changed without authorization.
3. The right of cancellation in case of long delay in shipment is reserved.
4. If the quantity shipped is short of the purchase order quantity, specify on the packing slip if that quantity is on back order or cancelled.
5. Prepay shipping charges, if any, and add to invoice.
6. Ship "Open Account." No C.O.D.'s will be accepted.

AUTHORIZED SIGNATURE

[Signature] 9/4/19

Requisition# R203626

JUSTIFICATION FOR
EMERGENCY PROCUREMENT

Based upon the following determination, the proposed procurement action described below is being procured pursuant to the authority of Section 1.17 of the City of Columbia Procurement Regulation and the 1976 South Carolina Code of Laws.

This governmental body proposes to procure _____
1600 amp breaker for FHQ/911 Center (1)

as an emergency procurement from _____
Surplus Material Network (2)

The basis for this emergency determination and the reason no other vendor is suitable is:

911 Communications was running on generator power⁽³⁾ as well as the storm coming in.
we had to get power up and running asap. Surplus Material had the breaker
in stock and available for pickup.

02/11/2020 _____ Amount \$ 20,330.00
Date

*Form must be routed in
the order of the signatures*

Signature of Department Head

Date

Signature of Purchasing Agent

Date

Signature of Finance Director

Date

Signature of Asst. City Manager

Date

Signature of City Manager

Date

- Notes: (1) Enter description of goods or services to be procured.
(2) Enter name of emergency contractor.
(3) Enter the determination and basis for emergency procurement.

Rev 05/14/18 Form 0102

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.

SURPLUS MATERIAL NETWORK

705 A SEMINOLE DRIVE
WEST COLUMBIA, SC 29169

Voice: 803-796-9936

Fax: 803-796-4806

INVOICE

Invoice Number: 134106

Invoice Date: Feb 6, 2020

Page: 1

Bill To:

CITY OF COLUMBIA SUPPORT SERVICES
1924 CALHOUN ST
COLUMBIA, SC 29201

Ship to:

CITY OF COLUMBIA SUPPORT SERVICES
1924 CALHOUN ST
COLUMBIA, SC 29201

1800 LAUREL ST. (FIRE HQ)

Customer ID	Customer PO	Payment Terms	
CITY OF COLA SUPPORT	P179760	Net 30 Days	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	DELIVERY	2/6/20	3/7/20

Quantity	Item	Description	Unit Price	Amount
1.00	PEF361600LIG-U	1600A SQD	19,000.00	19,000.00
<i>OK to pay</i> <i>DEJ</i> <i>2/10/2020</i>				

Subtotal	19,000.00
Sales Tax	1,330.00
Freight	
Total Invoice Amount	20,330.00
Payment/Credit Applied	
TOTAL	20,330.00

Check/Credit Memo No:

NO RETURNS AFTER 30 DAYS.
NO RETURNS ON SPECIAL ORDER ITEMS.
ALL RETURNS MUST HAVE WRITTEN RGA.
ALL DAMAGES MUST BE REPORTED WITHIN 48 HOURS OF RECEIPT OR A CLAIM WILL NOT BE PROCESSED.

Attachment: APPROVED Emergency Procurement Justification Forms (5972 : Emergency Procurement Ratifications)

Requisition# 120362 JUSTIFICATION FOR
EMERGENCY PROCUREMENT

Based upon the following determination, the proposed procurement action described below is being procured pursuant to the authority of Section 1.17 of the City of Columbia Procurement Regulation and the 1976 South Carolina Code of Laws.

This governmental body proposes to procure EarthTec algacide
(1)

as an emergency procurement from Univar Solutions, 2001 Continental Blvd., Charlotte, NC 28273. Contact: Kathy Current, Senior Account Manager - (703) 616-9807.

Note: Only one quote received as this is a proprietary product provided by the vendor.

The basis for this emergency determination and the reason no other vendor is suitable is:

The City of Columbia's distribution system is experiencing a taste and odor episode that needs to be remedied as soon as possible. The plant's current treatment techniques for taste and odor mitigation cannot adequately remove the compounds due to excessive algae growth in source water.

8/26/2019

Date

Amount \$ \$42,570

*Form must be routed in
the order of the signatures*

[Signature]
Signature of Department Head

08/27/19

Date

Shannon L. Zewski 8/27/2019

Signature of Purchasing Agent

Date

[Signature]
Signature of Finance Director

Date

[Signature]
Signature of Asst. City Manager

09/04/19

Date

[Signature]
Signature of City Manager

9/9/19
Date

- Notes: (1) Enter description of goods or services to be procured.
(2) Enter name of emergency contractor.
(3) Enter the determination and basis for emergency procurement.

Rev 05/14/18 Form 0101

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.

Brown, Kimberly S

From: Davis, LaToyia
Sent: Tuesday, September 03, 2019 3:54 PM
To: Brown, Kimberly S
Cc: Varn, Sidney F (Trey)
Subject: RE: Taste and Order Issue at Lake Murray Water Treatment Plant

Hello Kim,

I have just confirmed with Trey. He will need 9 totes at \$4,730 making the total \$42,570.

Thanks,



La'Toyia T. Davis, MBA

Buyer

Department of Procurement & Contracts
 1800 Main Street, 2nd Floor
 Columbia, SC 29201
LaToyia.Davis@columbiasc.gov
 Phone: (803) 545-4471
 Fax: (803) 758-1013 (NEW)

Interested in bidding on procurement opportunities with the City of Columbia?
 Visit <https://columbiasc.ionwave.net/Login.aspx> and register TODAY!

From: Brown, Kimberly S
Sent: Tuesday, September 03, 2019 3:42 PM
To: Davis, LaToyia <LaToyia.Davis@columbiasc.gov>
Subject: FW: Taste and Order Issue at Lake Murray Water Treatment Plant

From: Lizewski, Shannon S
Sent: Tuesday, August 27, 2019 12:02 PM
To: Brown, Kimberly S <Kimberly.Brown@columbiasc.gov>
Subject: FW: Taste and Order Issue at Lake Murray Water Treatment Plant

FYI. Below is more history on the taste and order emergency item you are processing.

From: Davis, LaToyia
Sent: Monday, August 26, 2019 10:11 AM
To: Lizewski, Shannon S <Shannon.Lizewski@columbiasc.gov>
Cc: Williams, Kara N <Kara.Williams@columbiasc.gov>
Subject: FW: Taste and Order Issue at Lake Murray Water Treatment Plant

Hello Shannon,

Trey Varn's office number is 803-749-5854. His cell is 803-727-0451. The tote cost is \$4,730. He said that the tote would last about 5 days, and he would need about 10 totes. He has already put in a request to transfer about

Attachment: APPROVED Emergency Procurement Justification Forms (5972 : Emergency Procurement Ratifications)

\$47,000.00 to the 624800 for Chemicals. He was to procure this by an emergency procurement due to the climbing complaints of taste and odor.

Thanks,



La'Toyia T. Davis, MBA

Buyer

Department of Procurement & Contracts
1800 Main Street, 2nd Floor
Columbia, SC 29201
LaToyia.Davis@columbiasc.gov
Phone: (803) 545-4471
Fax: (803) 758-1013 (NEW)

Interested in bidding on procurement opportunities with the City of Columbia?
Visit <https://columbiasc.ionwave.net/Login.aspx> and register TODAY!

From: Davis, LaToyia

Sent: Friday, August 23, 2019 8:50 AM

To: Wright, Sandra A <Sandra.Wright@columbiasc.gov>

Cc: Williams, Kara N <Kara.Williams@columbiasc.gov>

Subject: RE: Taste and Order Issue at Lake Murray Water Treatment Plant

Oh, he said that he called Wednesday and left a message on your office number. I am not sure what happened. Would you like his cellphone number?

Thanks,



La'Toyia T. Davis, MBA

Buyer

Department of Procurement & Contracts
1800 Main Street, 2nd Floor
Columbia, SC 29201
LaToyia.Davis@columbiasc.gov
Phone: (803) 545-4471
Fax: (803) 758-1013 (NEW)

Interested in bidding on procurement opportunities with the City of Columbia?
Visit <https://columbiasc.ionwave.net/Login.aspx> and register TODAY!

From: Wright, Sandra A

Sent: Friday, August 23, 2019 8:48 AM

To: Davis, LaToyia <LaToyia.Davis@columbiasc.gov>

Cc: Williams, Kara N <Kara.Williams@columbiasc.gov>

Subject: RE: Taste and Order Issue at Lake Murray Water Treatment Plant

Good morning LaToyia, there was not any messages left from the Water plant. SAW

From: Davis, LaToyia

Sent: Friday, August 23, 2019 8:38 AM

To: Wright, Sandra A <Sandra.Wright@columbiasc.gov>

Cc: Williams, Kara N <Kara.Williams@columbiasc.gov>

Subject: RE: Taste and Order Issue at Lake Murray Water Treatment Plant

Yes, I was. I guess he wanted a verbal okay from you first.



La'Toyia T. Davis, MBA

Buyer

Department of Procurement & Contracts

1800 Main Street, 2nd Floor

Columbia, SC 29201

LaToyia.Davis@columbiasc.gov

Phone: (803) 545-4471

Fax: (803) 758-1013 (NEW)

Interested in bidding on procurement opportunities with the City of Columbia?

Visit <https://columbiasc.ionwave.net/Login.aspx> and register TODAY!

From: Wright, Sandra A

Sent: Thursday, August 22, 2019 6:39 PM

To: Davis, LaToyia <LaToyia.Davis@columbiasc.gov>

Cc: Williams, Kara N <Kara.Williams@columbiasc.gov>

Subject: RE: Taste and Order Issue at Lake Murray Water Treatment Plant

Ok thanks for the heads up. I haven't checked my messages yet but were you able to answer his questions regarding the EP process? SAW

From: Davis, LaToyia

Sent: Thursday, August 22, 2019 5:02 PM

To: Wright, Sandra A <Sandra.Wright@columbiasc.gov>

Cc: Williams, Kara N <Kara.Williams@columbiasc.gov>

Subject: Taste and Order Issue at Lake Murray Water Treatment Plant

Hello Sandra,

Trey from Lake Murray called me because he needed to ask about an Emergency Procurement to solve the taste and order issue at the plant and in distribution of the water. He stated that they spoke the vendor, Univar, about a product. He is working on transferring funds and getting a quote for the chemical. Trey believes it will cost approximate \$45,000.00.

He stated that he left a message on your office phone.

Thanks,



La'Toyia T. Davis, MBA

Buyer

Department of Procurement & Contracts

1800 Main Street, 2nd Floor

Columbia, SC 29201

LaToyia.Davis@columbiasc.gov

Phone: (803) 545-4471

Fax: (803) 758-1013 (NEW)

Interested in bidding on procurement opportunities with the City of Columbia?

Visit <https://columbiasc.ionwave.net/Login.aspx> and register TODAY!

Attachment: APPROVED Emergency Procurement Justification Forms (5972 : Emergency Procurement Ratifications)

JUSTIFICATION FOR
Requisition# R201800
EMERGENCY PROCUREMENT

Based upon the following determination, the proposed procurement action described below is being procured pursuant to the authority of Section 1.17 of the City of Columbia Procurement Regulation and the 1976 South Carolina Code of Laws.

This governmental body proposes to procure labor, equipment rental, fuel cost, parts and material
(1)

as an emergency procurement from M. D. Kahn
(2)

The basis for this emergency determination and the reason no other vendor is suitable is:

Emergency repair to a sludge feed line at Metro WWTP; to restore wasting and digester feed from Train 2.

M. D. Kahn is already on site completing other projects, so they are equipped to get us back up and running
(3)

In a timely manner. The estimated time frame to complete this project is (1) day, but we are adding (2) additional

days to this requisition just in case it takes a little longer. M. D. Kahn has assured us that we will not impact the other projects currently.

10/28/19

Date

Amount \$27,407.70

Signature of Department Head

10.28.19

Date

Signature of Purchasing Agent

10/30/19

Date

Signature of Finance Director

11/2/19

Date

Signature of Asst. City Manager

11/6/19

Date

Signature of City Manager

*Form must be routed in
the order of the signatures*

- Notes: (1) Enter description of goods or services to be procured.
(2) Enter name of emergency contractor.
(3) Enter the determination and basis for emergency procurement.

Rev 05/14/18 Form 0102

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.



M. B. Kahn

Since 1927

KAHN Construction Co., Inc.

October 25, 2019

David R. Wiman - Superintendent
City Of Columbia
Metro WWTP
1200 Simmon Tree Lane
Columbia, SC 29201

Reference: Emergency Repairs for DAFT Train 2 – PS Line

Mr. Wiman,

We are pleased to provide you with our professional rates for the emergency repairs of the Train 2 DAFT PS Line as outlined in our meeting. This pricing will be utilized only for the emergency repairs being made on 10/25/2019. The other portion of the work will be bid at a lump sum and will be performed at a later date. For the completion of the emergency repairs, material invoices will be turned in as well as time sheets which will document the hours worked and equipment utilized a 15% markup will be added to the total.

Project Manager - \$90.00 / HR – Overtime \$135.00
Superintendent - \$85.00 / HR Overtime \$127.50
Foreman - \$57.00 / HR Overtime \$86.25
Pipe Fitter - \$40.00 / HR Overtime \$60.00

Mini Excavator = \$650.00 / Day
Loader = \$450.00 / Day
Pipe Saw = \$150.00 / Day
Fuel = 25% of Equipment Costs

In the completion of this repair work we plan to utilize a Foreman, three pipe fitters, and part time supervision of the Superintendent and Project Manager. We anticipate this work to be completed today within normal business hours. We are however prepared to work around the clock in completion of this work.

Please review this proposal, and advise if you have any questions. Feel free to contact us with any questions, or for further information to support this request.

Sincerely,

M.B. Kahn Construction Co., Inc.
Water Works Division

Kyle Benson

Kyle Benson
Project Manager

THE SAME COMMITMENT & QUALITY FOR OVER 90 YEARS.

Post Office Box 1179 • Columbia, SC 29202 • 803.736.2950 • www.mbkahn.com

NC #1425 • FL #CGC056891 (Licenses listed per state law)

Attachment: APPROVED Emergency Procurement Justification Forms (5972 : Emergency Procurement Ratifications)

Packet Pg. 110

JUSTIFICATION FOR
Requisition# R204237
EMERGENCY PROCUREMENT

Based upon the following determination, the proposed procurement action described below is being procured pursuant to the authority of Section 1.17 of the City of Columbia Procurement Regulation and the 1976 South Carolina Code of Laws.

This governmental body proposes to procure Steam Boiler
(1)

as an emergency procurement from AirCor Services
(2)

The basis for this emergency determination and the reason no other vendor is suitable is:

The boiler at City Hall has stopped working and needs to be replaced.
(3)

03/10/2020 Amount\$ 40,900.00
Date

***Form must be routed in
the order of the signatures***

[Signature]
Signature of Department Head

3/10/20
Date

[Signature]
Signature of Purchasing Agent

03/19/20
Date

[Signature]
Signature of Finance Director

4/13/2020
Date

[Signature]
Signature of Asst. City Manager

04/13/2020
Date

[Signature]
Signature of City Manager
for Teresa Wilson

04/13/2020
Date

Notes: (1) Enter description of goods or services to be procured.
(2) Enter name of emergency contractor.
(3) Enter the determination and basis for emergency procurement.

Rev 05/14/18 Form 0102

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Attachment: APPROVED Emergency Procurement Justification Forms (5972 : Emergency Procurement Ratifications)

AIRCOR SERVICES

281 Zenker Rd. – Lexington, SC 29072 ~ Phone (803) 356-0025

March 10, 2020

City of Columbia
1925 Calhoun Street
Columbia, SC 29201

Mr. Kelvin Keisler

Re: Steam boiler replacement for City Hall

AIRCOR SERVICES will provide the following HVAC services:

1. Demolition/removal (1) existing steam boiler.
2. Provide and install (1) Peerless natural gas, cast iron, 84% efficient, steam boiler of the same capacity to include:
 - A. New power burner assembly with modulating control.
 - B. Onboard operating controls.
 - C. Manual reset high limit safety.
 - D. Manual reset low water cut-out safety.
 - E. Relief valve safety.
 - F. Pressure/temperature gauge.
3. Replace the blowdown valve to accommodate proper boiler blowdown.
4. Insulate all piping at the boiler as required.
5. Modify the existing power supply to the boiler as required.
6. Modify existing natural gas piping as required.
7. Provide all necessary rigging/lifting equipment.
8. Provide a start-up and performance evaluation of the new boiler.
9. Straight time labor (Monday thru Friday / 8am – 5pm).

Total investment for the services described above = \$40,900.00

Warranty: Labor – 1 Year Parts – 1 Year Heat exchanger – 10 years

Equipment availability: 4 - 6 week production cycle

Exclusions:

1. Removal of any materials containing asbestos.
2. Condensate return system components.
3. Foundation/pad repair if required.
4. Integrity of hydronic loop / Water treatment.
5. Overtime labor.
6. Work performed up to this point.

Approved by: _____

Date: _____

This document was prepared by: Scot Burnett

An HVAC Solutions Provider

JUSTIFICATION FOR

Requisition# _____
Pending Budget transfer EMERGENCY PROCUREMENT

Based upon the following determination, the proposed procurement action described below is being procured pursuant to the authority of Section 1.17 of the City of Columbia Procurement Regulation and the 1976 South Carolina Code of Laws.

This governmental body proposes to procure material, equipment, and labor for the emergency
installation of a wastewater bypass pumping system, installation of approx 143⁽¹⁾ LF of 42" Lined DIP pipe,
and one manhole along the banks of the Saluda River on the property of the Riverbanks Zoo, Botanical Gardens.

as an emergency procurement from McClam & Associates, Inc.

(2)

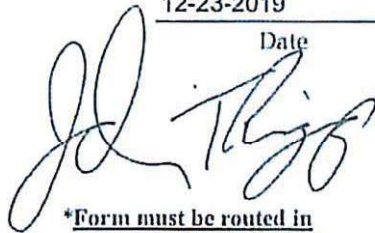
The basis for this emergency determination and the reason no other vendor is suitable is:

Due to a collapse of the 42" gravity sewer, the City of Columbia experienced an SSO into the Saluda River, requiring an emergency bypass and
pipe replacement. McClam and Associates was able to provide the equipment, materials, and labor to mobilize within hours of notification.
 (3)

Within 48 hours of notification, the bypass was fully operational. McClam and Associates also had the resources to obtain the
required 42" Lined DIP (usually 120 day lead time) to minimize time needed for the temporary by-pass system.

12-23-2019

Amount \$ 400,000 (Initial Estimate)


 Date

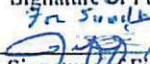
*Form must be routed in
 the order of the signatures*


 Signature of Department Head

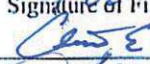
12.23.2019
 Date


 Signature of Purchasing Agent

12-23-2019
 Date


 Signature of Finance Director

12/23/2019
 Date


 Signature of Asst. City Manager

12/26/19
 Date


 Signature of City Manager

12/26/19
 Date

Notes: (1) Enter description of goods or services to be procured.
 (2) Enter name of emergency contractor.
 (3) Enter the determination and basis for emergency procurement.

Rev 05/14/18 Form 0102

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DS Utilities, Inc.

1644 Holy Trinity Church Rd. Little Mountain, SC 29075
PH. 803-345-9106 * FAX 803-345-5362

2/10/2020

Tim Sox
City of Columbia
1136 Washington Street
Columbia, SC 29217

RE: Botanical garden 42" gravity repair and bypass

Mr. Sox please see the attached cost associated with installing the bypass and repairing the 42" prestressed concrete line with ductile pipe.

Cole McClam
DS utilities, Inc.
1644 Holy Trinity Church rd.
Little Mountain, SC 29075

DEPARTMENT OF CONSTRUCTION MANAGEMENT

APPLICATION FOR PAYMENT

TO: THE CITY OF COLUMBIA

PROJECT: 42" Gravity sewer emergency replacement

December 20, 2019 - January 25, 2020, 2020

APPLICATION NO. one (1) Final

CONTRACT DATE: 12/20/19

Application is made for payment as shown below in connection with the contract.

Continuation sheet attached.

1	ORIGINAL CONTRACT AMOUNT	\$455,436.56
2	Net Change By Change Orders	\$0.00
3	Contract Sum To Date (Line 1+2)	\$455,436.56
4	Total Completed & Stored To Date	\$455,436.56
5	Retainage:	
	a. 0 % of Completed Work	\$0.00
	b. 0 % of Stored Material	\$0.00
	Total Retainage	\$0.00
6	Total Earned Less Retainage (Line 4 less Line 5 Total)	\$455,436.56
7	Less Previous Payments (Line 6 from prior Pay Application)	\$0.00
8	Current Payment Due	\$455,436.56
9	Balance To Finish (Line 3 Less Line 4)	\$0.00
10	Total To Close Project (Line 9 plus Line 5)	\$0.00

CHANGE ORDER SUMMARY	Additions	Deductions
Total Prior Change Orders Approved	\$0.00	\$0.00
Total Change Orders Approved This Month	\$0.00	\$0.00
TOTALS	\$0.00	\$0.00
Net Changes by Change Order	\$0.00	

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certifications for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

Contractor: DS Utilities, Inc.

By: Cole McClan Date: 2/10/2020

State of: SOUTH CAROLINA County of: RICHLAND

Notary Public:

My Commission expires:

City of Columbia

The Construction Administrator/Inspector: _____

on Date _____ agrees that the stated quantities and amount is recommended for payment.

Assistant City Engineer for Construction: _____

Date: _____

cna (1) Final

Application Date: 2/10/2020

PROJECT: 42" Gravity Sewer Emergency Rectification

A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	Q	R
Item #	Work Description	Contract Quantity	Unit	Unit Price	Quantity Previous Period	Quantity This Period	Total Quantity	Scheduled Amount	Amount Previous Period	Completed Work Amount This Period	Total Amount Minus Retainage This Period	Stored Materials (Not In J or K)	Total Completed and Stored (J+K+M)	Percent Complete (M/O)	Balance To Completion (I-N)	Retainage This Period (R*9%)	Retainage Total (J+M)
1	Mobilization	1	LS	\$6,000.00	0	1	1	\$ 6,000.00	\$ -	\$ 6,000.00	\$ 6,000.00	\$0.00	\$ 6,000.00	100.00%	\$ -	\$ -	\$ -
2	42" Ductile Iron Pipe	160	LF	\$289.60	0	160	160	\$ 94,335.36	\$ -	\$ 94,335.36	\$ 94,335.36	\$0.00	\$ 94,335.36	100.00%	\$ -	\$ -	\$ -
3	Labor to install DIP	342	LF	\$281.70	0	342	342	\$ 40,001.40	\$ -	\$ 40,001.40	\$ 40,001.40	\$0.00	\$ 40,001.40	100.00%	\$ -	\$ -	\$ -
4	Excavate Materials	1	LS	\$1,848.00	0	1	1	\$ 1,848.00	\$ -	\$ 1,848.00	\$ 1,848.00	\$0.00	\$ 1,848.00	100.00%	\$ -	\$ -	\$ -
5	Two one thousand Gallon Fuel Tanks	2	each	\$600.00	0	2	2	\$ 1,200.00	\$ -	\$ 1,200.00	\$ 1,200.00	\$0.00	\$ 1,200.00	100.00%	\$ -	\$ -	\$ -
6	Precast Manholes	1	EA	\$3,879.98	0	1	1	\$ 3,879.98	\$ -	\$ 3,879.98	\$ 3,879.98	\$0.00	\$ 3,879.98	100.00%	\$ -	\$ -	\$ -
7	Rebar (8" towards room) 2 each	4	EA	\$1,060.00	0	4	4	\$ 4,260.00	\$ -	\$ 4,260.00	\$ 4,260.00	\$0.00	\$ 4,260.00	100.00%	\$ -	\$ -	\$ -
8	Truck Truck rental	2	Wks	\$4,000.00	0	2	2	\$ 8,016.00	\$ -	\$ 8,016.00	\$ 8,016.00	\$0.00	\$ 8,016.00	100.00%	\$ -	\$ -	\$ -
9	Reco Alarm	1	each	\$1,136.40	0	1	1	\$ 1,136.40	\$ -	\$ 1,136.40	\$ 1,136.40	\$0.00	\$ 1,136.40	100.00%	\$ -	\$ -	\$ -
10	Stone #07	364	TN	\$31.75	0	364	364	\$ 11,557.73	\$ -	\$ 11,557.73	\$ 11,557.73	\$0.00	\$ 11,557.73	100.00%	\$ -	\$ -	\$ -
11	Stone #4 M4	106.5	TN	\$31.49	0	106.5	106.5	\$ 3,333.47	\$ -	\$ 3,333.47	\$ 3,333.47	\$0.00	\$ 3,333.47	100.00%	\$ -	\$ -	\$ -
12	Stone #4 V4	80.35	TN	\$25.92	0	80.35	80.35	\$ 2,082.67	\$ -	\$ 2,082.67	\$ 2,082.67	\$0.00	\$ 2,082.67	100.00%	\$ -	\$ -	\$ -
13	Stone MCB	106.7	TN	\$19.76	0	106.7	106.7	\$ 2,089.05	\$ -	\$ 2,089.05	\$ 2,089.05	\$0.00	\$ 2,089.05	100.00%	\$ -	\$ -	\$ -
14	Hand NW white, stone	410.7	TN	\$6.60	0	410.7	410.7	\$ 2,710.62	\$ -	\$ 2,710.62	\$ 2,710.62	\$0.00	\$ 2,710.62	100.00%	\$ -	\$ -	\$ -
15	Head DS Utilities truck, stone and dirt	245.8	TN	\$6.60	0	245.8	245.8	\$ 1,622.28	\$ -	\$ 1,622.28	\$ 1,622.28	\$0.00	\$ 1,622.28	100.00%	\$ -	\$ -	\$ -
16	Tie to Existing Manholes	2	EA	\$10,800.00	0	2	2	\$ 21,600.00	\$ -	\$ 21,600.00	\$ 21,600.00	\$0.00	\$ 21,600.00	100.00%	\$ -	\$ -	\$ -
17	Pipe Plugs that were buried due to collapsed pipe	4	EA	\$3,897.07	0	4	4	\$ 15,588.29	\$ -	\$ 15,588.29	\$ 15,588.29	\$0.00	\$ 15,588.29	100.00%	\$ -	\$ -	\$ -
18	Install and maintain By Pass Piping Labor	1	EA	\$25,200.00	0	1	1	\$ 25,200.00	\$ -	\$ 25,200.00	\$ 25,200.00	\$0.00	\$ 25,200.00	100.00%	\$ -	\$ -	\$ -
19	Weld By Pass Piping RFR/Guichin	1	EA	\$17,000.45	0	1	1	\$ 17,000.45	\$ -	\$ 17,000.45	\$ 17,000.45	\$0.00	\$ 17,000.45	100.00%	\$ -	\$ -	\$ -
20	Pipe Delivery Goods	1	LS	\$5,400.00	0	1	1	\$ 5,400.00	\$ -	\$ 5,400.00	\$ 5,400.00	\$0.00	\$ 5,400.00	100.00%	\$ -	\$ -	\$ -
21	Pipe Return Goods	1	LS	\$5,400.00	0	1	1	\$ 5,400.00	\$ -	\$ 5,400.00	\$ 5,400.00	\$0.00	\$ 5,400.00	100.00%	\$ -	\$ -	\$ -
22	By Pass Piping/Burg Rental	1	each	\$10,863.02	0	1	1	\$ 10,863.02	\$ -	\$ 10,863.02	\$ 10,863.02	\$0.00	\$ 10,863.02	100.00%	\$ -	\$ -	\$ -
23	Pump Installation 3 each	1	EA	\$10,800.00	0	1	1	\$ 10,800.00	\$ -	\$ 10,800.00	\$ 10,800.00	\$0.00	\$ 10,800.00	100.00%	\$ -	\$ -	\$ -
24	Pump Rental 3 each	1	each	\$21,600.00	0	1	1	\$ 21,600.00	\$ -	\$ 21,600.00	\$ 21,600.00	\$0.00	\$ 21,600.00	100.00%	\$ -	\$ -	\$ -
25	Additional Pump On Site 1	1	Wk	\$7,200.00	0	1	1	\$ 7,200.00	\$ -	\$ 7,200.00	\$ 7,200.00	\$0.00	\$ 7,200.00	100.00%	\$ -	\$ -	\$ -
26	Clearing and Grubbing west	1	EA	\$6,000.00	0	1	1	\$ 6,000.00	\$ -	\$ 6,000.00	\$ 6,000.00	\$0.00	\$ 6,000.00	100.00%	\$ -	\$ -	\$ -
27	Fuel	921.1	GAL	\$2.94	0	921.1	921.1	\$ 2,708.04	\$ -	\$ 2,708.04	\$ 2,708.04	\$0.00	\$ 2,708.04	100.00%	\$ -	\$ -	\$ -
28	Service on Pumps	1	EA	\$6,146.34	0	1	1	\$ 6,146.34	\$ -	\$ 6,146.34	\$ 6,146.34	\$0.00	\$ 6,146.34	100.00%	\$ -	\$ -	\$ -
29	Pump Repair	1	EA	\$1,800.00	0	1	1	\$ 1,800.00	\$ -	\$ 1,800.00	\$ 1,800.00	\$0.00	\$ 1,800.00	100.00%	\$ -	\$ -	\$ -
30	Manhole Repairs section (2) and discharge (1)	4	EA	\$600.00	0	4	4	\$ 2,400.00	\$ -	\$ 2,400.00	\$ 2,400.00	\$0.00	\$ 2,400.00	100.00%	\$ -	\$ -	\$ -
31	Restoration of ROW upgrade road and storm	1	EA	\$4,950.00	0	1	1	\$ 4,950.00	\$ -	\$ 4,950.00	\$ 4,950.00	\$0.00	\$ 4,950.00	100.00%	\$ -	\$ -	\$ -
32	Pump Manhole McCann	220.5	hr	\$150.00	0	220.5	220.5	\$ 33,075.00	\$ -	\$ 33,075.00	\$ 33,075.00	\$0.00	\$ 33,075.00	100.00%	\$ -	\$ -	\$ -
33	Mini. Small tools/truck parts	1	EA	\$10,240.15	0	1	1	\$ 10,240.15	\$ -	\$ 10,240.15	\$ 10,240.15	\$0.00	\$ 10,240.15	100.00%	\$ -	\$ -	\$ -
34	clean up access point. haul to dirt road and straw	1	EA	\$33,000.00	0	1	1	\$ 33,000.00	\$ -	\$ 33,000.00	\$ 33,000.00	\$0.00	\$ 33,000.00	100.00%	\$ -	\$ -	\$ -
35	Demobilization	1	LS	\$6,000.00	0	1	1	\$ 6,000.00	\$ -	\$ 6,000.00	\$ 6,000.00	\$0.00	\$ 6,000.00	100.00%	\$ -	\$ -	\$ -
								\$ 455,439.50	\$ -	\$ 455,439.50	\$ 455,439.50	\$0.00	\$ 455,439.50	100.00%	\$ -	\$ -	\$ -

Daise, Celestine

From: Carter, Clint A. <carterca@cdmsmith.com>
Sent: Wednesday, February 26, 2020 1:46 PM
To: Riggs, John T; Brown, Kimberly S; Daise, Celestine
Cc: Sox, Tim L; Jaco, Joey D; Smith, Tammy M; Greene, Byron T; Bolling, Andrea R
Subject: [EXTERNAL] RE: Request for requisition # - Emergency Procurement - 42" Gravity Sewer Collapse Saluda River
Attachments: SS7551 - Emergency Procurement - Cost Submittal.pdf; SS755101 02-26-20 CIP Budget Form.xlsx

CAUTION: This email originated outside of the organization. Do not click links or open attachments from unknown senders or suspicious emails. Never enter a username or password on a site that you did not knowingly access.

Please see attached Project Grant Form and backup. Thanks!

Clint A. Carter
 Program Controls Manager, Clean Water 2020 Program
 CDM Smith
 1441 Main Street, 10th Floor, Columbia, SC 29201
 803.758.4609
carterca@cdmsmith.com
cdmsmith.com



From: Riggs, John T [mailto:John.Riggs@columbiasc.gov]
Sent: Wednesday, February 26, 2020 1:07 PM
To: Brown, Kimberly S <Kimberly.Brown@columbiasc.gov>; Daise, Celestine <Celestine.Daise@columbiasc.gov>
Cc: Carter, Clint A. <carterca@cdmsmith.com>; Sox, Tim L <Tim.Sox@columbiasc.gov>; Jaco, Joey D <Joey.Jaco@columbiasc.gov>
Subject: RE: Request for requisition # - Emergency Procurement - 42" Gravity Sewer Collapse Saluda River
Importance: High

We have received the construction cost submittal from McClam. It is attached.

Total is \$455,436.56

Do you need me to re-do any paperwork or submit anything else to process this and obtain a PO and get it on council for ratification?

Attachment: APPROVED Emergency Procurement Justification Forms (5972 : Emergency Procurement Ratifications)



John T. Riggs, P.E.
Wastewater Project Manager

Columbia Water
 Department of Engineering

PO Box 147 | Columbia, SC 29217
John.Riggs@ColumbiaSC.gov

Cell: (803) 528-4238

ColumbiaSCWater.Net
ColumbiaSC.Net

From: Brown, Kimberly S
Sent: Wednesday, January 29, 2020 11:35 AM
To: Riggs, John T; Daise, Celestine
Cc: Brown, Kimberly S
Subject: RE: Request for requisition # - Emergency Procurement - 42" Gravity Sewer Collapse Saluda River

Thank you

From: Riggs, John T
Sent: Wednesday, January 29, 2020 11:25 AM
To: Daise, Celestine <Celestine.Daise@columbiasc.gov>; Brown, Kimberly S <Kimberly.Brown@columbiasc.gov>
Subject: RE: Request for requisition # - Emergency Procurement - 42" Gravity Sewer Collapse Saluda River

I called the Contractor and he is waiting on the billing from a few venders. That is what we are waiting for at this time. I don't want to send anything in without a full package with all supporting documents.



John T. Riggs, P.E.
Wastewater Project Manager

Columbia Water
 Department of Engineering

PO Box 147 | Columbia, SC 29217
John.Riggs@ColumbiaSC.gov

Cell: (803) 528-4238

ColumbiaSCWater.Net
ColumbiaSC.Net

From: Daise, Celestine
Sent: Wednesday, January 29, 2020 10:59 AM
To: Brown, Kimberly S; Riggs, John T
Subject: RE: Request for requisition # - Emergency Procurement - 42" Gravity Sewer Collapse Saluda River

Good Morning,

A requisition has not been created for this Emergency Procurement.

Celeste



Celeste Daise | Capital Projects Specialist
 Columbia Water | Engineering
 PO Box 147 | Columbia, SC 29217
Celestine.Daise@columbiasc.gov
 Phone: (803) 545-3244

ColumbiaSCWater.Net
ColumbiaSC.Net

From: Brown, Kimberly S
Sent: Wednesday, January 29, 2020 10:17 AM
To: Riggs, John T <John.Riggs@columbiasc.gov>; Daise, Celestine <Celestine.Daise@columbiasc.gov>
Cc: Brown, Kimberly S <Kimberly.Brown@columbiasc.gov>
Subject: RE: Request for requisition # - Emergency Procurement - 42" Gravity Sewer Collapse Saluda River

Good morning,

I did not get a response to my email on yesterday so I am following up again today. Please advise if a requisition number has been created for this Emergency Procurement.

Kimberly S. Brown, Buyer
 Department of Procurement & Contracts
 1800 Main Street, 2nd Floor;
 Columbia, SC 29201
 Office: 803-545-3473
Kimberly.Brown@columbiasc.gov

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From: Brown, Kimberly S
Sent: Tuesday, January 28, 2020 2:50 PM

Attachment: APPROVED Emergency Procurement Justification Forms (5972 : Emergency Procurement Ratifications)

To: Riggs, John T <John.Riggs@columbiasc.gov>; Daise, Celestine <Celestine.Daise@columbiasc.gov>
Cc: Brown, Kimberly S <Kimberly.Brown@columbiasc.gov>
Subject: RE: Request for requisition # - Emergency Procurement - 42" Gravity Sewer Collapse Saluda River

Good afternoon,

I am following up on the requisition number for this Emergency Procurement. Do we have everything we need to get the requisition number created?

Kimberly S. Brown, Buyer
 Department of Procurement & Contracts

1800 Main Street, 2nd Floor;
 Columbia, SC 29201
 Office: 803-545-3473
Kimberly.Brown@columbiasc.gov

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From: Riggs, John T
Sent: Wednesday, January 22, 2020 1:35 PM
To: Brown, Kimberly S <Kimberly.Brown@columbiasc.gov>; Daise, Celestine <Celestine.Daise@columbiasc.gov>
Subject: Re: Request for requisition # - Emergency Procurement - 42" Gravity Sewer Collapse Saluda River

Contractor is sending me invoice this week. Once I have that, we can move the process forward.

Thanks!

John Riggs

Sent via the Samsung Galaxy S9, an AT&T 5G Evolution capable smartphone

----- Original message -----

From: "Brown, Kimberly S" <Kimberly.Brown@columbiasc.gov>
Date: 1/22/20 1:22 PM (GMT-05:00)
To: "Riggs, John T" <John.Riggs@columbiasc.gov>, "Daise, Celestine" <Celestine.Daise@columbiasc.gov>
Cc: "Brown, Kimberly S" <Kimberly.Brown@columbiasc.gov>
Subject: Request for requisition # - Emergency Procurement - 42" Gravity Sewer Collapse Saluda River

Good afternoon,

Do we have a requisition number for this yet?

Kimberly S. Brown, Buyer
 Department of Procurement & Contracts

Attachment: APPROVED Emergency Procurement Justification Forms (5972 : Emergency Procurement Ratifications)

1800 Main Street, 2nd Floor;
Columbia, SC 29201
Office: 803-545-3473
Kimberly.Brown@columbiasc.gov

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From: Riggs, John T
Sent: Monday, December 30, 2019 1:39 PM
To: Brown, Kimberly S <Kimberly.Brown@columbiasc.gov>; Daise, Celestine <Celestine.Daise@columbiasc.gov>
Subject: RE: Emergency Procurement - 42" Gravity Sewer Collapse Saluda River

Will be mid-January before we have the final numbers. Let me know if we can't wait until then.



John T. Riggs, P.E.
Wastewater Project Manager

Columbia Water
Department of Engineering

PO Box 147 | Columbia, SC 29217
John.Riggs@ColumbiaSC.gov

Cell: (803) 528-4238

ColumbiaSCWater.Net
ColumbiaSC.Net

From: Brown, Kimberly S
Sent: Monday, December 30, 2019 12:56 PM
To: Daise, Celestine
Cc: Riggs, John T
Subject: RE: Emergency Procurement - 42" Gravity Sewer Collapse Saluda River

Thanks Celestine, please keep me posted on this.

Thank you,
Kimberly S. Brown, Buyer
Department of Procurement & Contracts

1800 Main Street, 2nd Floor;
Columbia, SC 29201
Office: 803-545-3473
Kimberly.Brown@columbiasc.gov

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to, letters, e-mails and faxes) from and to the City of Columbia and its officials and employees, and others acting on its behalf, may be subject to disclosure as being a public record. This includes the e-mail address(es) and other contact and identifying information for parties involved in the correspondence.

From: Daise, Celestine
Sent: Monday, December 30, 2019 12:51 PM
To: Brown, Kimberly S <Kimberly.Brown@columbiasc.gov>
Cc: Riggs, John T <John.Riggs@columbiasc.gov>
Subject: FW: Emergency Procurement - 42" Gravity Sewer Collapse Saluda River

Good Afternoon Kimberly,

No, we do not have a requisition number at this time. A budget has not been set up for SS7551 as of yet.

Thank you,

Celeste



Celeste Daise | Capital Projects Specialist
 Columbia Water | Engineering
 PO Box 147 | Columbia, SC 29217
Celestine.Daise@columbiasc.gov
 Phone: (803) 545-3244

ColumbiaSCWater.Net
ColumbiaSC.Net

From: Brown, Kimberly S
Sent: Monday, December 30, 2019 12:17 PM
To: Daise, Celestine <Celestine.Daise@columbiasc.gov>
Cc: Brown, Kimberly S <Kimberly.Brown@columbiasc.gov>
Subject: Emergency Procurement - 42" Gravity Sewer Collapse Saluda River

Good Afternoon Celestine,

I hope that you have had a very Merry Christmas. Do we have a requisition for this Emergency Procurement?

Kimberly S. Brown, Buyer
 Department of Procurement & Contracts
 1800 Main Street, 2nd Floor;
 Columbia, SC 29201
 Office: 803-545-3473
Kimberly.Brown@columbiasc.gov

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We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Procurement and Contracts

FROM: Sandra Wright, Purchasing Agent

SUBJECT: Council is asked to approve Contract Amendment #6 for DR4241 Project WM4549; Columbia Canal Embankment Repair Services, as requested by Columbia Water. Award to Michael Baker International in the amount of \$1,907,025.00. This firm is located in Columbia, SC.

REQUISITION NO.: R206375

FUNDING SOURCE & ORIGINAL BUDGET: Funding Source: Water & Sewer Capital Projects (5529999-WM454901-650650). The original budget amount is \$1,907,025.00.

CLEAN WATER 2020?: No

FOCUS AREAS: Innovative & High Quality Municipal Services

PURPOSE:
There are no Office of Business Opportunities programs associated with this FEMA project per federal regulations.

Michael Baker International will provide technical consulting services for the design of an alternate raw water supply for the Canal Water Treatment Plant at 49.4% (\$941,300.00) of the amendment amount.

Sub-consultants will provide the following Services:

Hazen and Sawyer, of Columbia, SC, will provide design services at 43.2% (\$824,225.00) of the amendment amount.

F&ME Consultants, of Columbia, SC, will provide geotechnical services at 6.8% (\$129,000.00) of the amendment amount.

ESP Associates, PA of Tampa, FL, will provide surveying services at 0.6% (\$12,500.00) of the amendment amount.

The above referenced Amendment is to compensate Michael Baker International for the

design of an alternate raw water supply for the Canal Water Treatment Plant. The revised contract price including Amendments 1 - 6 is \$7,338,977.90, including Contingency.

The increase in funding includes \$1,757,025 of Capital Funds and \$150,000.00 from an increase in Contingency funding for a total Amendment request of \$1,907,025.00.

Proposed Change and Basis for Payment:

Revised Contract Price W/O Contingency	\$6,695,164.00
Revised Contingency Total	\$643,813.90
Revised Contract Price/With Contingency	\$7,338,977.90

Overview of Amendments (Without Contingency):

Original Contract Price	\$4,938,139.00
Amendment #1 (no cost change; administrative)	\$0.00
Amendment #2 (no cost change; administrative)	\$0.00
Amendment #3 (no cost change; time extension)	\$0.00
Amendment #4 (no cost change; administrative)	\$0.00
Amendment #5 (see chart below)	\$0.00
This Change Amendment #6 (cost increase; scope add-on)	\$1,757,025.00
Revised Current Contract Total W/O Contingency:	\$6,695,164.00
This Change Amendment #6 (utilize contingency)	\$150,000.00
Revised Current Contract Total with Contingency:	\$6,845,164.00

ATTACHMENTS:

- APPROVED MT - MBI CA#6 DR4241 WM4549 (PDF)
- CCR Alternate Water Supply - Scope Exhibit A - June 2020 (PDF)
- CCR Alternate Water Supply - Manhour Estimation - June 2020 (PDF)
- CCR Alternate Water Supply Schedule - Exhibit C June 2020 (PDF)
- CCR Alternative Water Supply Subconsultant Form - Exhibit D (PDF)

Contract Amendment #6
DR4241 Columbia Canal Embankment Repair Services
WM454901
Michael Baker International

July 22, 2020

Description of Change: Request change in Agreement for Engineering Services between the City of Columbia (City) and Michael Baker International (Engineer) dated August 22, 2016 (Agreement) to increase and utilize contingency, and increase funding to include the design of an alternate raw water supply for the Canal Water Treatment Plant (WTP). This change is under the contract in Exhibit A. *Scope of Services* - DR4241 Columbia Canal Embankment Repair Services, Stage B.

The increase in funding includes \$1,757,025.00 of Capital Funds and \$150,000.00 from an increase in Contingency funding for a total Amendment request of \$1,907,025.00.

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

Proposed Change and Basis for Payment:

Overview of Amendments

Original Contract Price:	\$4,938,139.00
Amendment #1 (no cost change; administrative)	\$0.00
Amendment #2 (no cost change; administrative)	\$0.00
Amendment #3 (no cost change; time extension)	\$0.00
Amendment #4 (no cost change; administrative)	\$0.00
Amendment #5 (see chart below)	\$0.00
This Change Amendment #6 (cost increase; scope add-on)	\$1,757,025.00
Revised Current Contract Total W/O Contingency:	\$6,695,164.00
This Change Amendment #6 (utilize \$150K added from Contingency – Total Amendment request is \$1,907,025.00)	\$150,000.00
Revised Current Contract Total with Contingency:	\$6,845,164.00

Overview of Contingency

Contingency Award (10% of Original Award)	\$493,813.90
Amendment 5 (utilize contingency; scope add-on; add subcontractor)	(\$188,320.93)
This Change Amendment 6 (increase to contingency)	\$150,000.00
This Change Amendment 6 (utilize contingency)	(\$150,000.00)
Revised Contingency Total:	\$305,492.97

Current Contract Total with Contingency

Current Contract Total W/O Contingency	\$6,695,164.00
Revised Contingency Total	\$643,813.90
Revised Contract Total With Contingency	\$7,338,977.90

This Change is Acceptable:**Name of Firm**

Michael Baker, Inc.

City of Columbia

Office of the City Manager

Print NameTeresa Wilson, City Manager_____
Signature_____
Signature_____
Date_____
Date_____
Witness**Recommended by:**

By:

Gregory Tucker, Special Projects Administrator_____
Date

By:

Clint E. Shealy, P.E., Assistant City Manager for Columbia Water_____
Date

By:

Sandra A. Wright, CPPB, Director of Procurement & Contracts/Purchasing
Agent_____
Date**APPROVED AS TO FORM****Legal Department City of Columbia, SC**

723/22

EXHIBIT A

SCOPE OF SERVICES

City of Columbia

P-1895 Restoration of Columbia Canal Preliminary and Final Design - Alternate Raw Water Supply for Canal Water Treatment Plant (Canal WTP)

CONSULTANT herein refers to Michael Baker International, Inc. The services performed as a part of this Scope of Service include providing technical consulting support to the City of Columbia (**CITY**) for the following phases of design services:

A permanent alternate raw water intake/pump station is proposed on the Congaree River adjacent to the Canal dike having an initial capacity of 30 MGD and capable of being expanded in the future to 80 MGD. The project will include screening, intake structure, submersible pumping, electrical and controls, and pump station access from the canal dike. The pump station shall be designed in such a manner that can be expanded to accommodate:

- a. A future bridging structure that extends from the mainland side of the canal.
- b. Ultimate raw water piping extending from the intake/raw water pump station to the Canal WTP.

The facilities to be engineered and designed associated with this project includes:

- Raw water intake screening,
- Four (4) submersible pumping units with a total firm capacity of 30 MGD,
- Intake/pump station structure,
- Site grading and bank stabilization,
- Access to intake/pump station structure from the dike crest,
- Connection to existing raw water piping prior to reservoir discharge, and
- Permitting.

It is understood that the **CITY** shall make independent arrangements to acquire right-of-way access through a portion of private land by outright property acquisition or utility/drainage/construction easement, which is situated along the transmission pipeline alignment. The **CONSULTANT** shall not be involved with this right-of-way acquisition. The **CONSULTANT** shall not enter onto such private property until the **CITY** obtains permission for such activity.

The design intent is to prepare contract bid documents to support a Request for Qualifications/Proposal (RFQ/P) from Contractors to construct the Alternate Raw Water Supply intake, pump station, transmission piping and connection to the raw water piping at the Canal WTP as described herein. Upon selection and award of the contract to the Contractor by the **CITY** the Contractor will be required to obtain top of rock elevations and rock cores in locations that correspond to foundation elements and means and methods to be utilized by Contractor. **CONSULTANT** will be present when rock cores are obtained and will perform unconfined

compressive strength testing of the rock cores in their laboratory. The results of the top of rock and rock core strength data obtained by the contractor will be compared to as bid data and corresponding adjustments will be made by the **CITY** utilizing unit prices or other mechanisms built into the bid documents by the **CITY**. This is particularly important, since the alternate intake structure is situated within the shoals along the geologic Fall Line where the bedrock is variable with unconfined compressive strength that could vary from 4,000 to 40,000 psi and top of top of rock elevation has been known to vary by more than 10 feet within the footprint of a typical wall pier. The **CITY** and **CONSULTANT** mutually agree that it is in the best interest of the **CITY** and the Contractor to entertain the procurement process in this manner to provide best value for both parties. The design intent is to provide a base design with allowance for add – deduct unit prices to compensate for actual work performed after foundation subgrade is exposed over the entire footprint of the substructure. This approach has been reflected in the Scope of Services described herein.

Depending on the actual quality of rock encountered and an individual Contractor's aversion to risk, it is plausible that one of the prospective Contractors would prefer to install a temporary cofferdam, dewater, and excavate to expose a competent bedrock foundation subgrade and construct a spread footing wall pier foundation to support the alternate raw water intake structure. On the other hand, it is anticipated that another prospective Contractor will prefer to not dewater and prefer to excavate and install drilled shaft deep foundations to support the alternate raw water intake structure. Hence, the design intent is for the **CONSULTANT** to provide typical details to offer the option to support the alternate raw water intake structure on either type of substructure foundation, whichever is more beneficial to the **CITY** for consideration by prospective Contractors during the advertisement period.

For proposal preparation purpose, it has been assumed that construction will be advertised as a single contract.

SUBTASK 100 – Evaluation and Design Phase Administration

110 General Project Administration

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

- Participate in design review meetings with the **CITY** as outlined.
- Provide monthly invoicing and schedule updates pertaining to **CONSULTANT**'s portion of the work. 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.
- **CONSULTANT** will invoice monthly in accordance with the **CITY**'s invoicing procedures.

120 Coordination Meetings

Throughout design of the project, **CONSULTANT** will maintain regular contact through **CITY**'s staff. Progress meetings include:

- Kickoff meeting.
- Monthly Progress meetings with **CITY**'s Project Manager for duration of project through design. This is assumed to be 14 months for 15 meetings for the design phase of the project.
 - 30% review of preliminary layout design meeting in Subtask 230 – One (1) meeting total.
 - 60% and 90% review of design meetings in Subtask 540 – Two (2) meetings total.

130 Project Management & Coordination with the CITY

- **CONSULTANT** will communicate with the **CITY** through a single point of contact, namely the **CONSULTANT**'s Project Manager.
- **CONSULTANT** will utilize SharePoint provided by the **CONSULTANT** to share and file documentation of project progress, data, decisions, deliverables, design, and management of the project.

140 Task 100 Deliverables

- Monthly Progress Reports, Invoices, and Schedule updates.
- Agenda and Minutes for twenty-two (22) meetings.
- Minutes, with **CITY** review comments, from the milestone review meetings associated with each phase.

SUBTASK 200 – Preliminary Planning, Investigation, and Engineering

210 General Data Collection, Field Reconnaissance, and Coordination

- **CONSULTANT** will coordinate with the **CITY** to obtain existing utility mapping in the project area.
- It is assumed that this project will be constructed and limited to the **CITY**'s property/right-of-way, except as noted above.
- **CONSULTANT** will contact other utilities as needed that can be determined from field observation for mapping and location information that may impact alignment of the raw water transmission piping.
- **CONSULTANT** may utilize existing aerial mapping along with utility mapping, and other information previously collected by **CONSULTANT** to determine possible raw water line routing alternatives in a tabletop-type routing analysis.
- Field Reconnaissance:

- Based upon the tabletop analysis, field reconnaissance will be conducted on the identified routing alternatives, within the limit of **CITY**' owned property. Field reconnaissance of the portion that is on private property will be completed remotely by aerial drone. Observation during the field reconnaissance will be recorded and used to identify qualifying or disqualifying concerns associated with the routing alternatives.
- **CONSULTANT** will meet with the **CITY** to discuss the results of the data gathering and field reconnaissance. Upon agreement of the resulting possible alternatives, more detailed evaluation of alternatives will be conducted.

220 Establishing Design Criteria

- **CONSULTANT** will design the raw water transmission piping facilities in accordance with SCDHEC regulations, **CITY** standards, permitting requirements, and standard civil engineering practice.
- **CONSULTANT** will develop a design criteria Technical Memorandum for structural design of the alternate raw water intake structure and future pipe bridge. The Technical Memorandum will identify vehicular loading requirements, piping size & specifications, seismic design & detailing requirements, and hydraulic clearances. The Technical Memorandum will be provided to the **CITY** for review and approval prior to commencement of preliminary design activity.

230 Preliminary Design Evaluation

- **CONSULTANT** will evaluate the conceptual layout provided by the **CITY** for conformance with minimum engineering design standards and shall revise the layout as required.
- **CONSULTANT** will provide the **CITY** with the revised layout and a preliminary opinion of probable construction cost for the Project for review and approval. This submittal will serve as the thirty (30%) percent completion milestone.
- **CONSULTANT** will provide conceptual Type, Size, and Location layout drawings with Typical Sections of the proposed pump station access structure and future pipe bridge to the **CITY** and FERC for review and approval prior to initiating final design of these structures. Up to two alternatives for each structure will be prepared.

240 Preliminary Utility Coordination and Meetings

- Upon selection of a final route selection, **CONSULTANT** will contact all known utilities located in the project construction area to coordinate any easements, encroachments, and design considerations to be addressed.
- **CONSULTANT** will provide utility coordination for the project and provide utility mapping for the selected route.

250 Subtask 200 Deliverables

- Agenda and Minutes from the three (3) progress review meetings with each phase.
- 30% Submittal as defined in Task 230.
- Meeting materials and notes for utility meetings.

SUBTASK 300 – Survey and Utility Mapping

Once the final alignment has been selected by the **CITY**, field investigations for that alignment shall be conducted in support of plan preparation and final design. In some cases, limited Subtask 300 services may be needed to complete Subtask 200.

310 Wetland Survey

- "Waters of the United States", including streams, wetland, and most ponds and lakes, are subject to Section 404 of the Clean Water Act (CWA), administered by the United States Army Corps of Engineers (USACE), and Section 401 of the CWA is administered by SCDHEC. The **CONSULTANT** previously delineated wetlands along the Columbia Canal, using the USACE Wetlands Delineation Manual (Environmental Laboratory, 1987), and the most recent supplemental technical literature for hydric soil, hydrology, and hydrophytic vegetation indicators. Jurisdictional waters other than wetlands (i.e. stream channels and impoundments) were defined using USACE field indicators. Jurisdictional areas were mapped using GPS units with sub-meter accuracy. The **CONSULTANT** recorded the necessary data and completed wetland delineation data sheets (a summary of findings and characteristics of the site, a map depicting the jurisdictional boundaries of waters of the U.S., and data point locations), which are required by USACE for confirmation, and develop the site map based on GPS survey of the limits of wetlands and waters. The **CONSULTANT** shall submit a formal Jurisdictional Determination Request form to the USACE on behalf of the **CITY** for official determination of the jurisdictional waters of the U.S. If needed, the **CONSULTANT** will schedule an on-site meeting with the USACE to verify the delineation and obtain written Jurisdictional Determination of the delineation.

320 Field Survey

- All field survey shall be in accordance with current South Carolina surveying standards and conducted using conventional, GPS, or other accepted methods.
- Horizontal datum shall be: SC State Plane Coordinates NAD83 (2007)
- Vertical datum shall be: NAVD 88
- The **CONSULTANT**'s surveyor will complete surface surveying along a 100-foot wide corridor of the transmission pipeline alignment. All relevant visual or physical features along the route will be surveyed including significant or "specimen" trees 18 inches and larger (in diameter at breast height), rock outcrop, structures, etc. and will make detailed records for inclusion in field survey files. Detailed surveying associated with mapping delineated wetland boundaries is not included in this Scope of Services. **CONSULTANT**'s surveyor shall recover existing horizontal control monuments and establish GPS control points along the transmission pipeline corridor. **CONSULTANT**'s surveyor shall traverse along the transmission pipeline corridor to locate existing sanitary sewer manholes, property boundaries, and other visible existing utility appurtenances and physical features. **CONSULTANT**'s surveyor shall recover existing vertical control points. **CONSULTANT**'s surveyor will also provide top of bank, bottom of bank, and water surface elevations at all water crossings along the proposed pipeline corridor. Significant rock outcrops will be identified.
- The **CONSULTANT**'s surveyor will complete bathymetric survey at the planned alternate raw water intake location. This area is roughly 200 feet in radius from a previously established point in the Broad River. **CONSULTANT**'s surveyor shall obtain bathymetric soundings to delineate and contour the river bottom in this area for a period of a maximum of three crew days in the field. It is understood that the density of soundings will be dependent on river conditions that exist when the soundings are completed. The **CONSULTANT** will attempt to schedule the soundings to occur when river flow is favorable to maximize productivity. Bathymetric data will include X-Y coordinates in SC State Plane Coordinates NAD83 (2007) and an elevation of river bottom accurate to within +/- 0.1 feet.
- Locate both horizontally and vertically (where appropriate) along the transmission pipeline corridor type, size and invert elevation (including direction of flow) and any headwalls, endwalls and inlet/junction boxes (with size and invert elevations identified); stormwater ditches (with top and bottom of bank identified); utility poles and guy wires (with connection of overhead power lines to adjacent poles); electric boxes; gas valves and meters; water valves, meters, and fire hydrants; exposed pipes (with type, diameter, and material identified); cable boxes; utility pedestals; fencing; signage; tree and brush lines; all trees of sufficient size that require protection according to applicable sections of the current **CITY** tree ordinance (with identification of size and type); and other significant aboveground structure or feature.

- All underground utilities as identified and marked in the field by the local utility locating service shall be located by field survey. This shall include, but not be limited to, electric, gas, water, cable, stormwater, fiber optics, and telephone service lines. It will be the responsibility of the **CONSULTANT**'s surveyor to contact the utility locating service in the appropriate amount of time prior to field survey, such that all service lines as identified can be properly located. The **CONSULTANT**'s surveyor will contact the Palmetto Utility Protection Service (P.U.P.S.) at 1-800-721-7877 and **CITY** for field locating all underground utilities. If determined Subsurface Utility Exploration (SUE) is needed, Task 1100 – Additional Services, will be utilized.
- All State and County right-of-ways (ROWs) and existing obvious and apparent utility easements within the project limits shall be researched through the appropriate entity and identified by the **CONSULTANT**'s surveyor for use during the survey and used for design purpose. This information shall be included in the electronic file and survey drawings.
- Cross Sections along the center of the pipeline transmission route shall be taken every 50 feet at a minimum and at locations in between as required to define changes in slope, ditch crossings, etc., as necessary to develop a cartographic plan of the survey extent.
- The **CONSULTANT**'s surveyor shall prepare final AutoCAD 2010 electronic files of the entire survey that accurately depicts horizontal (planimetric) features and contains, on separate layers, feature labels and surveyed points with point number, description, and elevation.
- The **CONSULTANT** shall field survey geotechnical borings drilled under this Scope of Services.
- For proposal preparation purpose, it is understood that the Contractor will locate by field survey any test borings or other exploratory work that completed by the Contractor; and that the **CONSULTANT** will not be required to complete independent field survey of those locations.

330 Subtask 300 Deliverables

- Bathymetric survey data and contour plan, including both digital and PDF plots of survey results.
- AutoCAD 2010 digital files and PDF plots of Field Survey and Utility Mapping (base plan of existing features).
- Meeting materials and notes for the field view with the USACE (if this field view is required).

SUBTASK 400 – Geotechnical Engineering

410 Field Reconnaissance, Data Assessment & Design Recommendations

- The **CONSULTANT** will review existing subsurface data and complete a field reconnaissance, to assess geotechnical-related concerns about the planned construction.
- Dike analysis will include seepage, settlement, erodibility and stability analyses to assess impact on existing dike stability within the anticipated limits of disturbance. Foundation analysis will be performed to facilitate structural analysis.

420 Subsurface Exploration by **CONSULTANT**

- The **CONSULTANT** will complete one test boring from the crest of the Columbia Canal Dike in the project location. This boring is anticipated to extend to a total depth of eighty feet below the dike crest. For proposal preparation purpose, it is assumed that forty feet of the boring will be drilled through soil overburden and the remaining forty feet will require rock core sampling. Soil and rock will be logged, and samples will be selected for laboratory testing to establish mechanical properties of soil and rock. The depth to top of rock will be recorded, and rock core samples will be selected for unconfined compressive strength testing. Rock cores will be placed in rock core boxes and pictures taken that provide an indicator of bedding planes and other characteristics of the rock. For fee development purposes it is assumed that ten unconfined compressive strength tests on rock cores will be performed. The subsurface exploration will require the approval of the Federal Energy Regulatory Commission (FERC) as well as access coordination with the **CITY**. Working below the SCE&G transmission lines will require coordination with SCE&G and will likely require use of low head room drilling equipment and techniques.

430 Subsurface Exploration by Contractor

- Upon selection and award of the contract to the Contractor by the **CITY**, it is design intent for the Contractor to obtain top of rock elevations and rock cores in locations that correspond to foundation elements and means and methods to be utilized by Contractor. **CONSULTANT** will be present when rock cores are obtained and **CONSULTANT** will perform unconfined compressive strength testing of the rock cores in their laboratory. A maximum of twenty (20) unconfined compressive strength of rock are assumed for purposes of fee development.

440 Subtask 400 Deliverables

- Subsurface Exploration Plan for submission to and approval by FERC (prior to commencement of drilling.
- At completion of Subtask 410 and 420, the **CONSULTANT** will prepare a Technical Memorandum that summarizes data considered, analyses performed, engineering considerations made, conclusions and recommendations to support Preliminary and Final Design. An unconfined compressive strength to be utilized for design by **CONSULTANT** will be provided. In addition, an unconfined compressive strength for use by the **CITY** to advertise for bids will be provided.
- At completion of Subtask 430, the **CONSULTANT** will summarize rock core unconfined compressive strength(s) that are reported by the Contractor, and offer commentary regarding how the data compares to the data utilized for design and bidding.

SUBTASK 500 – Final Design520 Project Plans and Specifications –

- **CONSULTANT** shall prepare drawings and specifications depicting the Work, which generally consists of the permanent alternate raw water intake/pump station. One stand-alone set of contract documents will be provided to the **CITY** to be used to solicit bids for the construction of the project. The Contract Documents shall consist of and include the following:
 - A total of 87 plan sheets are anticipated:
 - 4 - Cover, notes, legend, abbreviations, and key map
 - 7 – Civil
 - 14 – Mechanical
 - 25 – Structural
 - 9 – Architectural
 - 14 – Electrical
 - 4 – Instrumentation
 - 10 – Details
 - **CONSULTANT** anticipates producing the construction drawings in AutoCad Civil 3D and/or REVIT.
 - Design and construction details.
 - Sediment and erosion control details.
 - Relevant environmental features.
 - Existing pipe demolition/abandonment as needed.
 - Specifications coordinated with the **CITY**'s standard contract documents.

- Special conditions related to permit requirements.
- Material specifications including minimum installation requirements.
- **CITY** shall provide the standard contract, advertisement, general conditions, supplemental conditions, bid form, **CITY** procurement program requirements, etc. **CONSULTANT** shall provide the technical specifications, bid quantities, measurement and payment items, and special provisions.
- The final design and plan production of the pump station access structure will be based upon the approved conceptual layouts of both the access structure and the future pipe bridge. Final design efforts for the future pipe bridge will be advanced in this phase to the extent necessary to definitively establish bridge geometry, loads, seismic design needs and operational details of the future structure. The final design efforts of the pipe bridge will be documented in this phase such that this effort may be utilized by the **CITY** in the future. With the future pipe bridge design established, the final design of the pump access structure will be performed in a manner that will allow integration of the access structure into the future pipe bridge. The design of the foundations and the geometry of the access structure will be based upon the governing details of the current or future structure demands. Once the conceptual layouts are approved and the final design of the pipe bridge has begun, any requested changes to the proposed layout will require contract modification.
- Upon approval of the 100% submittal, **CONSULTANT** shall provide one set of final bid plans, one CD containing PDF's of the signed and sealed drawings, one sided copy of unbound specifications, and final cost estimate in digital format to match the bid tab item list.

530 Regulatory Agency Coordination

- **CONSULTANT** will contact and meet as necessary with **CITY**, County, State, and Federal regulatory agencies to determine design parameters for construction of the new pipeline transmission line in accordance with regulatory requirements.
- **CONSULTANT** will coordinate final design to comply with regulatory requirements.
- Potential agencies are:
 - South Carolina Department of Health and Environmental Control (SCDHEC),
 - Richland County,
 - **CITY**,
 - SCDNR,
 - FEMA,
 - FERC,
 - Cultural Resources and other Historical agencies,
 - U.S. Army Corps of Engineers, and

- National Marine Fisheries Service.

540 Opinion of Probable Construction Cost and Schedule

- **CONSULTANT** will submit an opinion of the probable cost for the Project including construction cost, contingency, and other related items at the 60%, 90%, and 100% plan reviews for each phase. Since **CONSULTANT** has no control over the cost of labor, materials, equipment, or the Contractors' methods of determining price or competitive bidding, we cannot and do not guarantee that proposals, bids, or the project construction cost will not vary from the opinion of the probable construction cost of the Project.

550 Design Reviews

- **CONSULTANT** will conduct an Internal Technical Review using the **CONSULTANT's** Quality Assurance Policy.
- After each Internal Technical Review, **CONSULTANT** will provide the **CITY** copies of plans and specifications for the Project for review and approval at the sixty (60%) percent and ninety (90%) completion milestones for each phase. **CONSULTANT** will meet with the **CITY** to discuss review comments. **CONSULTANT** will make revisions as requested by the **CITY**. Documentation of the completed reviews will be provided to the **CITY**. Following the technical reviews, **CONSULTANT** will make modifications to the construction documents.
- Upon approval by the **CITY**, plans, specifications, and any permits obtained will be submitted to the **CITY** for reproduction during the bidding process. It is understood that the **CITY** will be responsible for reproduction of bidding documents during the advertisement period.

560 Subtask 500 Deliverables

- Contract Plans and Specifications, as described above in Subtask 520.
- Opinion of Probable Construction Cost and Schedule, as described above in Subtask 540.
- Documentation of internal Quality Reviews, as described above in Subtask 550.

SUBTASK 600 – Permits

610 Property and Right-of-Way Assistance (Not provided under this Scope of Services)

620 Permits

- Construction Permit: Upon **CITY** approval of the ninety (90%) percent completion documents, **CONSULTANT** will submit copies of the project plans and specifications for final review and approval by the South Carolina Department of Health and Environmental Control (SCDHEC); work with SCDHEC and assist the **CITY** in efforts to obtain the necessary permits and/or approvals; and furnish SCDHEC with the required number of copies of plans and specifications needed for review and approval.
- Stormwater Permit: The Scope of Services assumes a Notice of Intent (NOI) Application for Stormwater Discharges from Construction Activities (sediment and erosion control permit) will be required by the **CITY**. Upon **CITY** approval of the ninety (90%) percent completion drawings, **CONSULTANT** will prepare a Stormwater Pollution Prevention Plan and NOI application for submittal to and approval by Richland County. **CONSULTANT** will provide required submittal copies and respond to inquiries by the **CITY**.
- Section 404 Permit: (Michael Baker): The **CONSULTANT** will prepare an Individual Permit application package for unavoidable impacts to waters of the United States associated with the installation of the alternate water supply facilities and water intake structures. Included in the application will be a project narrative, permit drawings, correspondence from the NMFS, USFWS, and SHPO, and other documentation as needed. It is understood coordination with EHP is ongoing related to the larger facility repairs, this permit process will be coordinated with that ongoing effort. The project narrative will contain the purpose and need, potential impacts to cultural resources, and a description of what efforts will be incorporated into the design and permit commitments to avoid impacts to sturgeon species and to minimize stream impacts to the extent practicable. The **CONSULTANT** will conduct a pre-application meeting with the USACE and SCDHEC to gain feedback prior to submittal of the application to be able to adequately address their concerns in the initial submittal. The **CONSULTANT** will coordinate with the regulatory agencies and respond to questions and comments following the public comment period of 30 days. The proposed project is not located in federal navigable waters; however, it is in state-designated navigable water and issuance of the Section 401 water quality certification by DHEC will include authorization of the proposed navigable waters impact. The scope of work assumes the following:
 - The proposed project will require an Individual Permit.
 - If compensatory mitigation will be required, the **CITY** will purchase the necessary credits from a USACE approved mitigation bank. If

mitigation credits are not available at the time of permitting, preparation of a Mitigation Plan will be conducted under additional services (Task 1100).

- In the event project schedule doesn't allow for the necessary time for USACE to issue an Individual Permit, **CONSULTANT** will meet with USACE and file the applicable Nationwide Permit (NWP) after USACE provides guidance as to which program the project falls under.
- Roadway Encroachment Permits: This Scope of Services does not include roadway encroachment permits for this project. If they are required, they can be added as additional services (Task 1100).
- Railroad Permits: This scope does not include railroad encroachment permits. If they are required, they can be added as additional services (Task 1100).

630 Permit Application Fees:

The **CONSULTANT** will utilize this Not-to-Exceed subtask for direct costs associated with permit fees. No labor fee is included in this Task. A total of \$3,000 of permit fees are anticipated. The estimated fees for permits are as follows:

- SCDHEC Construction Permit - \$750
- Stormwater Permit and Inspection Fees - \$1,250
- USACE 404 Application Newspaper Fees - \$250
- Other - \$750

This cost will cover all permit fees apart from any wetland mitigation fees. The limit as identified in this proposal is a 'not-to-exceed' value without prior written consent of the **CITY**.

640 Subtask 600 Deliverables

- Construction Permit documentation.
- Stormwater Permit documentation.
- Section 404 Permit documentation.

SUBTASK 700 – Bidding Advertisement Support and Award

A preliminary fee estimate has been added to this Contract as additional services. At the time of design completion, based upon the information available and our expectations of the requirements known, a scope and fee amendment will be submitted.

SUBTASK 800 – Engineering Services During Construction

A preliminary fee estimate has been added to this Contract as additional services. At the time of design completion, based upon the information available and our expectations of the requirements known, a scope and fee amendment will be submitted.

SUBTASK 900 – Full Time Construction Inspection

A preliminary fee estimate has been added to this Contract as additional services. At the time of design completion, based upon the information available and our expectations of the requirements known, a scope and fee amendment will be submitted.

SUBTASK 1000 – Project Closeout

A preliminary fee estimate has been added to this Contract as additional services. At the time of design completion, based upon the information available and our expectations of the requirements known, a scope and fee amendment will be submitted.

SUBTASK 1100 – Additional Services

1110 General Subtask

The below items are not included in the Scope of Services for this project, but the **CITY** may choose to amend this Agreement so that **CONSULTANT** may furnish additional services such as those listed below (but not limited to):

- Professional engineering services related to additional or extended design services,
- Property research and easement exhibits,
- Maintenance and Protection of Traffic other than what is required to obtain a roadway encroachment permit,
- Subsurface utility engineering (SUE) services,
- Easement and/or fee simple property acquisition,
- Public outreach,
- Additional bidding assistance,
- Construction Phase Services, including engineering consultation and full-time construction inspection, and
- Project Closeout Services.

This is not a comprehensive list and other work not specifically outlined in this Scope of Services may be defined as additional services. For services rendered under Subtask 1100 - Additional Services, compensation to the **CONSULTANT** shall be negotiated with the **CITY**. An allowance is provided in this proposal to cover additional services. No additional services will be performed without written approval from the **CITY**.

ATTACHMENT A TO EXHIBIT A
RESPONSIBILITIES 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 rights-of-way and/or easements for which field services will be provided,
- Acquisition of any necessary easements and/or fee simple property,
- Respond to requests for information and review deliverables in a timely manner,
- Pay permitting and other local fees that may arise from the work completed as part of this Agreement,
- Provide independent quality assurance testing required by the specifications or deemed reasonable by **CONSULTANT** and **CITY** through contract award with Contractor,
- Provide available data as requested in the agreement, and
- Upon **CITY** acceptance of the final construction, provide an Owner's Letter of Acceptance and copies of all test results.

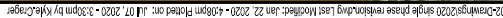
City of Columbia P - 1895 Restoration of Columbia Canal - Alternative Raw Water Supply June 30, 2020																																																																																			
TASK	Task ID	LABOR CLASSIFICATIONS																													TOTAL (HRS)	DIRECT EXPENSES (\$)	FEE PER TASK (\$)																																																		
		Vice President (HRS)	Principal (HRS)	Project Manager (HRS)	Asst. PM (HRS)	Sr Associate (HRS)	Associate (HRS)	Sr. Prin Engr (HRS)	Prin Engr (HRS)	Asst Engr (HRS)	Sr. CADD (HRS)	Prin CADD (HRS)	Sr. Structural Engineer (HRS) - Airside	Sr. Structural Engineer (HRS)	Structural Engineer (HRS)	Sr. Civil Engineer (HRS)	Sr. Civil Engineer (HRS)	Senior Principal (HRS)	Project Manager (HRS)	Sr. Geotechnical Engineer (HRS)	Geotechnica l Engineer (HRS)	Jr. Geotechnica l Engineer (HRS)	Project Geologist (HRS)	Engineering Technician (HRS)	Sr. Enviro. Spec. (HRS)	Construction Inspector (HRS)	Enviro. Spec. II (HRS)	GIS Analyst (HRS)	LIDAR/UAS Analyst (HRS)	LIDAR Pr. Mgr.				Office Service Manager (HRS)																																																	
		\$254.00	\$245.00	\$195.00	\$185.00	\$212.00	\$171.00	\$155.00	\$125.00	\$106.00	\$143.00	\$122.00	\$175.89	\$175.89	\$118.89	\$190.00	\$178.29	\$230.00	\$140.00	\$140.00	\$110.00	\$75.00	\$85.00	\$75.00	\$182.58	\$168.50	\$128.27	\$115.11	\$101.70	\$150.00	\$118.20																																																				
100- Evaluation & Design Phase Administration																																																																																			
General Project Administration	110		15	40	10	30	90										10														30	225	\$ 5,500	\$ 45,804																																																	
Coordination Meetings	120	20	15	40	10	75	75			45							10														20	310	\$ 4,500	\$ 60,547																																																	
Project Management & Coordination with the CITY	130		80	40	10	30	30										10														200	400		\$ 66,163																																																	
200 - Preliminary Planning, Investigation, and Engineering																																																																																			
General Data Collection, Field Reconnaissance, and Coordination	210			60	40	10	20			20		40					10															10	210		\$ 34,605																																																
Establishing Design Criteria	220			30	15	4	4			8				24	48	80	10															10	233		\$ 39,098																																																
Preliminary Design Evaluation	230	5		30	15	18	34	16		56		88		48	120	60	10															10	510		\$ 75,751																																																
Preliminary Utility Coordination Meetings	240				60	16	16			16							10															10	128		\$ 21,889																																																
300 - Survey & Utility Mapping																																																																																			
Wetlands Survey	310				10	2	2										5									60		80	8		10	177	\$ 150	\$ 26,817																																																	
Field Survey	320				10	2	8										10															10	150	\$ 15,000	\$ 35,209																																																
400 - Geotechnical Exploration																																																																																			
Field Reconnaissance, Data Assessment & Design Recommendation	410				10													16	15	60												10	111		\$ 17,212																																																
Subsurface Exploration by Consultant	420				10													16	20	20	40	40	40	25								211	\$ 38,548	\$ 62,353																																																	
Subsurface Exploration by Contractor	425				10													16	16	95	35	60	80									312	\$ 20,000	\$ 56,220																																																	
500 - Final Design																																																																																			
Project Plans & Specifications - Phase 2	520	60		80	80	483	780	360	250	824	1172	246	150	420	800	420	250															10	6385		\$ 974,342																																																
Regulatory Agency Coordination	530			60	20	20	20	20									60															10	210		\$ 38,039																																																
Opinion of Probable Construction Cost & Schedule	540	3		20	20	6	28	40						24	48		15															10	214		\$ 34,406																																																
Design Reviews	550			40	20	40	40			40							15															10	205		\$ 34,916																																																
600 - Permits & Right of Way																																																																																			
Property and Right of Way Assistance	610																															0			\$ -																																																
Permits	620				25	16	24			48		0					15									120		160	42				450	\$ 1,500	\$ 68,331																																																
Permit Application Fees	630																															0		\$ 3,000	\$ -																																																
700 - Bidding and Award - Additive Alternate																																																																																			
Support During Advertisement Period	710	10		15	15	15						0		15																		10	80		\$ 15,240																																																
800 - Engineering Services During Construction - Additive Alternate																																																																																			
Engineering Services During Construction	810	350		800		750	1000	700	600	400	200			200	150		600																5750		\$ 989,386																																																
900 - Full Time Resident Inspection - Additive Alternate																																																																																			
Part Time Construction Inspection - 30 Hours Week/22 months, including truck, phone, computer, concrete cylinders, supplies	910																									2850						2850		\$ 480,225																																																	
1000 - Project Closeout - Additive Alternate																																																																																			
Project Closeout	1010	5		25	25		25	25						25	25												25						180		\$ 30,502																																																
1100 - Additional Services - Client Controlled Contingency																																																																																			
Additional Services & Contingency 10%	1110																															0		\$ -																																																	
Total Hours Task Name		453	110	1280	415	1517	2196	1161	850	1457	1372	374	150	756	1191	560	1040	48	51	175	75	100	120	25	180	2875	240	50	60	50	370	19301		\$ 2,709,395																																																	
Total Fee Task Name		\$115,062.00	\$26,950.00	\$249,600.00	\$76,775.00	\$321,604.00	\$375,516.00	\$179,955.00	\$106,250.00	\$154,442.00	\$196,196.00	\$45,628.00	\$26,383.50	\$ 132,973	\$ 141,598	\$ 106,400	\$ 185,422	\$ 11,040	\$ 7,140	\$ 24,500	\$ 8,250	\$ 7,500	\$ 10,200	\$ 1,875	\$ 32,864	\$ 484,438	\$ 30,305	\$ 5,795	\$ 6,102	\$ 7,500	\$ 43,734		\$ 88,198	\$ 3,210,155																																																	
Sub-Consultants and Related Fees																																																																																			
ESP & Associates + Markup 5%																																	\$ 12,500																																																		
Hazen Markup 5% (Hours above)																																	\$ 43,875																																																		
F&ME Markup 5% (Hours Above)																																	\$ 5,850																																																		
Sub-consultant Fees																																	\$ 62,225																																																		
PROJECT SUMMARY																																																																																			
												Labor		ODC																																																																					
100- Evaluation & Design Phase Administration												\$162,614		\$10,000																																																																					
200 - Preliminary Planning, Investigation, and Engineering												\$171,343																																																																							
300 - Survey & Utility Mapping												\$46,876		\$15,150																																																																					
400 - Geotechnical Exploration												\$77,237		\$58,546																																																																					
500 - Final Design												\$1,081,704																																																																							
600 - Permits & Right of Way												\$66,831		\$4,500																																																																					
700 - Bidding and Award - Additive Alternate												\$15,240																																																																							
800 - Engineering Services During Construction - Additive Alternate												\$989,386		\$12,500																																																																					
900 - Full Time Resident Inspection - Additive Alternate												\$480,225																																																																							
1000 - Project Closeout - Additive Alternate												\$30,502																																																																							
1100 - Additional Services - Client Controlled Contingency												\$200,000																																																																							
Sub-Consultants and Related Fees												\$62,225																																																																							
TOTAL FEES												\$3,384,182										\$100,698										TOTAL		\$3,484,880										DESIGN THRU PERMITTING										\$1,757,027										ADDITIVE ALTERNATE FOR CONSTRUCTION SERVICES										\$1,727,853									

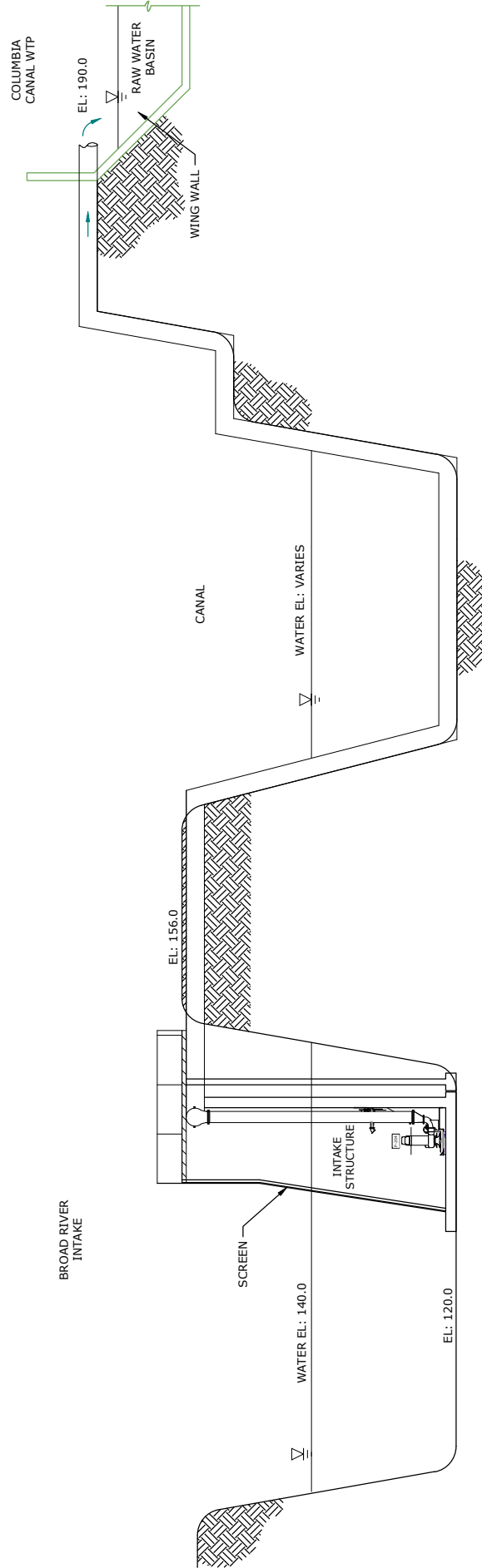
City of Columbia
Alternate Water Supply Columbia Canal
Initial Project Schedule

ID	Task Name	Duration	Start	Finish	Predecessors	Half 2, 2020 J A S O N D J F M A M J J A S O N D	Half 1, 2021 J F M A M J J A S O N D	Half 2, 2021 J A S O N D J F M A M J J A S O N D	Half 1, 2022 J F M A M J J A S O N D	Half 2, 2022 J A S O N D J F M A M J J A S O N D	Half 1, 2023 J F M A M J J A S O N D	Half 2, 2023 J A S O N D J F M A M J J A S O N D
14	Task 400 - Geotechnical Investigation	35 days	Wed 9/30/20	Tue 11/3/20								
15	Task 410 - Field Investigation	35 days	Wed 9/30/20	Tue 11/3/20								
16	Task 500 - Final Design	270 days	Tue 12/1/20	Fri 8/27/21								
17	Task 520 - Project Plans & Specifications	270 days	Wed 12/2/20	Sat 8/28/21	7							
18	Task 530 - Regulatory Agency Coordination	180 days	Tue 12/1/20	Sat 5/29/21								
19	Task 550 - Opinion of Probable Construction Cost and Schedule	60 days	Mon 5/3/21	Thu 7/1/21								
20	Task 560 - Design Reviews	119 days	Sat 5/1/21	Fri 8/27/21								
21	60% Design Review	14 days	Sat 5/1/21	Fri 5/14/21								
22	90% Design Review	14 days	Thu 7/1/21	Wed 7/14/21								
23	100% Plans & Specifications	7 days	Sat 8/21/21	Fri 8/27/21	22							
24	Issue 100% Plans & Specifications to City	0 days	Fri 8/27/21	Fri 8/27/21	23							
25	Task 600 - Permits & Property	300 days	Sun 11/1/20	Fri 8/27/21								
26	Task 620 - Permits	300 days	Sun 11/1/20	Fri 8/27/21								
27	Task 700 - Bidding & Award	110 days	Wed 9/1/21	Sun 12/19/21								
28	Task 710 - Bidding Assistance	56 days	Wed 9/1/21	Tue 10/26/21								
29	Task 720 - Award Recommendation	14 days	Sat 11/27/21	Fri 12/10/21	28,26							
30	Task 730 - Conform Documents, Issue for Construction	9 days	Sat 12/11/21	Sun 12/19/21	29							
31	Notice to Proceed	0 days	Sun 12/19/21	Sun 12/19/21	30							
32	Task 800 - Engineering Services During Construction	720 days	Sun 12/19/21	Fri 12/8/23	31							
33	Task 810 - General Administration	720 days	Sun 12/19/21	Fri 12/8/23	31							

City of Columbia
Alternate Water Supply Columbia Canal
Initial Project Schedule

ID	Task Name	Duration	Start	Finish	Predecessors	Half 2, 2020 J A S O N D J J F M A M J J A S O N D	Half 1, 2021 J A S O N D J J F M A M J J A S O N D	Half 2, 2021 J A S O N D J J F M A M J J A S O N D	Half 1, 2022 J A S O N D J J F M A M J J A S O N D	Half 2, 2022 J A S O N D J J F M A M J J A S O N D	Half 1, 2023 J A S O N D J J F M A M J J A S O N D	Half 2, 2023 J A S O N D J J F M A M J J A S O N D	Half J A S O N D J J F M A M J J A S O N D
34	Task 900 - Resident Inspection During Construction	720 days	Sun 12/19/21	Fri 12/8/23 31									
35	Task 910 - Resident Inspection	720 days	Sun 12/19/21	Fri 12/8/23									
36	Task 1000 - Project Closeout	90 days	Sat 11/11/23	Thu 2/8/24									
37	Task 1010 - Record Drawings	21 days	Sat 12/9/23	Fri 12/29/23 33									
38	Task 1020 - Punch List and Final Inspection	45 days	Sat 12/9/23	Mon 1/22/24 33									
39	Task 1040 - Digital Submittals	30 days	Sat 12/30/23	Sun 1/28/24 37									
40	Task 1050 - Operator Training	10 days	Mon 1/29/24	Wed 2/7/24 39,38									
41	Project Completion	0 days	Wed 2/7/24	Wed 2/7/24 40									





PHASE 2
ELEVATION VIEW - BROAD RIVER RAW WATER INTAKE
NOT TO SCALE

Hazen

HAZEN AND SAWYER
1122 LADY STREET, SUITE 1230
COLUMBIA, SOUTH CAROLINA 29201

CITY OF COLUMBIA
SOUTH CAROLINA

BROAD RIVER RAW WATER INTAKE
PHASE 2

Exhibit D

City of Columbia Alternate Water Supply - Columbia Canal

SUBCONSULTANT FIRM INFORMATION RECORDS

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

Firm Name and Address	Contact Name and Telephone #	Group/Classification (MBE, WBE, SBE, Non MBE/WBE/SBE) Select ONE	Services to be Provided	Dollar Value of Services*
Hazen & Sawyer 1122 Lady Street Suite 1230 Columbia, SC 29201 DUNS: 064966138 CAGE: 1CRV1	Bill Orne, Jr. P.E. (803)779-0001	NON-MBE/WBE/SBE	Design	\$824,225.00
FME Consultants, Inc. 3112 Devine Street, #B Columbia, SC 29205 DUNS: 043692631 CAGE: 7EXW6	Shawn Epps, P.E. (803) 254-4540	NON-MBE/WBE/SBE	Geotechnical	\$129,000.00
ESP Associates, P.A. 5455 W. Waters Avenue Tampa, FL 33634 DUNS: 362258592 CAGE: 1TYE0	Jessie Price (813) 295-9024	NON-MBE/WBE/SBE	Surveying	\$12,500.00
		Choose an item.		
		Choose an item.		
		Choose an item.		

*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.



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ANNEXATION, COMPREHENSIVE PLAN MAP
AMENDMENT, AND ZONING MAP AMENDMENT 4521
Broad River Road; TMS# 06205-02-11

**FUNDING SOURCE &
ORIGINAL BUDGET:**

CLEAN WATER 2020?: Yes

PURPOSE:

Ordinance No.: 2020-061 Annexing and incorporating 4521 Broad River Road, Richland County TMS #06205-02-11 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015

Council District: 1

Proposal: Request to annex, assign land use classification of Community Activity Corridor (AC-2) and assign zoning of Light Industrial District (M-1). The property is currently classified as Mixed Use Corridor and zoned GC by Richland County.

Applicant: Chloe F. Bailey / Pro Tow of Columbia, LLC

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)

First reading approval was given on July 21, 2020.

ATTACHMENTS:

- ANNEX-2020-0007_BroadRiver4521_Council (PDF)
- 2020-061 annex-incorporate 4521 Broad River (PDF)

HISTORY:

07/21/20

Columbia City Council

APPROVED ON FIRST READING.



CITY COUNCIL

July 21, 2020 at 2:00pm

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT CASE SUMMARY 4521 Broad River Road; TMS# 06205-02-11

Council District:	1
Proposal:	Request to annex, assign land use classification of Community Activity Corridor (AC-2) and assign zoning of Light Industrial District (M-1). The property is currently classified as Mixed Use Corridor and zoned GC by Richland County.
Applicant:	Chloe F. Bailey / Pro Tow of Columbia, LLC
Staff Recommendation:	Approval
PC Recommendation:	06/01/2020; Approval (6-0)
ZPH, 1 st Reading:	07/21/2020; Pending
2 nd Reading:	08/04/2020; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 0.99 acres
Current Use: Commercial
Proposed Use: Commercial
Reason for Annexation: Municipal Services
Urban Service Area: Long Range
Current County Land Use Classification: Mixed Use Corridor
Proposed City Land Use Classification: Community Activity Corridor (AC-2)
Current County Zoning: General Commercial (GC)
Proposed City Zoning: Light Industrial District (M-1)
Census Tract: 103.04

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 service. The estimated cost to serve this proposed tow service is **approximately \$1,700 annually** based on last year's calls for service for similar type uses in the City.

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

There should be no cost associated with this annexation as solid waste service is generally not provided for this business type.

Engineering

Because water lines currently exist in this area, the Utilities and Engineering Division **will not incur any costs** associated with this annexation. The property is within the Alpine Utilities sewer service area.

Water Customer Care

The customers on the annexed property will pay water rates approximately **40% lower** than out-of-city customers.

Planning & Development Services

We recommend approval of the annexation of this property, a proposed tow service located within a Long Range area as designated in the Urban Service Area plan. The estimated real estate tax revenue generated for the City will be **approximately \$2,100 per year**, based on the current tax rate and value estimates.

* Estimated City Tax Revenue is based on **2019 millage** for real property and calculated as: ((Taxable Value × Tax Rate) × City Millage Rate (.0938)). The actual additional taxes paid by the property owner will generally be substantially lower as some millage items do not apply to in-City properties, and an increased Local Option Sales Tax credit factor applies to in-City properties (an additional .002020 for the 2019 tax year).

PLANS, POLICIES, AND LAND USE

Urban Service Area

Subject parcel is 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.

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.

Comprehensive Plan Land Use Classification

The proposed future land use for the subject property is Community Activity Corridor (AC-2) in the Future Land Use Map. The property is currently assigned a future land use of Mixed Use Corridor by Richland County.

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 three to five 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 & Lots

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is located within the study area of the [Broad River Road Corridor and Community Master Plan](#) (2010) adopted by Richland County, specifically within the Piney Grove Neighborhood Sub-Area (page 48). The plan proposes a land use character district of Transition Mixed-Use District for the property (page 32), and the subject property is located within a quarter mile “5 minute walking” radius of the proposed C3-C4 Piney Grove node set forth within the plan along the Broad River Road Corridor (page 61). “C3 Sub-urban consists of low density residential areas, adjacent to higher zones with some mixed use. Blocks may be large and the roads irregular to accommodate natural conditions. C4 Urban Center Zone consists of higher density mixed use buildings that accommodate retail, offices, rowhouses, and apartments. It has a tight network of streets, with wide sidewalks, steady street tree planting and buildings set close to the sidewalks” (page 61). The subject property is not located within the area of a proposed catalyst project (page 49).

PROPOSED ZONING DISTRICT SUMMARY

The parcel is currently zoned GC by Richland County. Surrounding parcels within the City of Columbia are currently zoned Office and Institutional District (C-1) to the East. Surrounding parcels in unincorporated Richland County are currently zoned RM-HD to the North and West and GC and OI to the South.

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, assign a future land use classification of Community Activity Corridor (AC-2), and assign zoning of Light Industrial District (M-1) at the time of annexation.



Land Use Map

4521 Broad River Rd., TMS# 06205-02-11
Current Rich. Co. FLU: Mixed Use Corridor, Proposed FLU: AC-2



We Are Columbia



Prepared by: Shane Shaughnessy
April 7, 2020

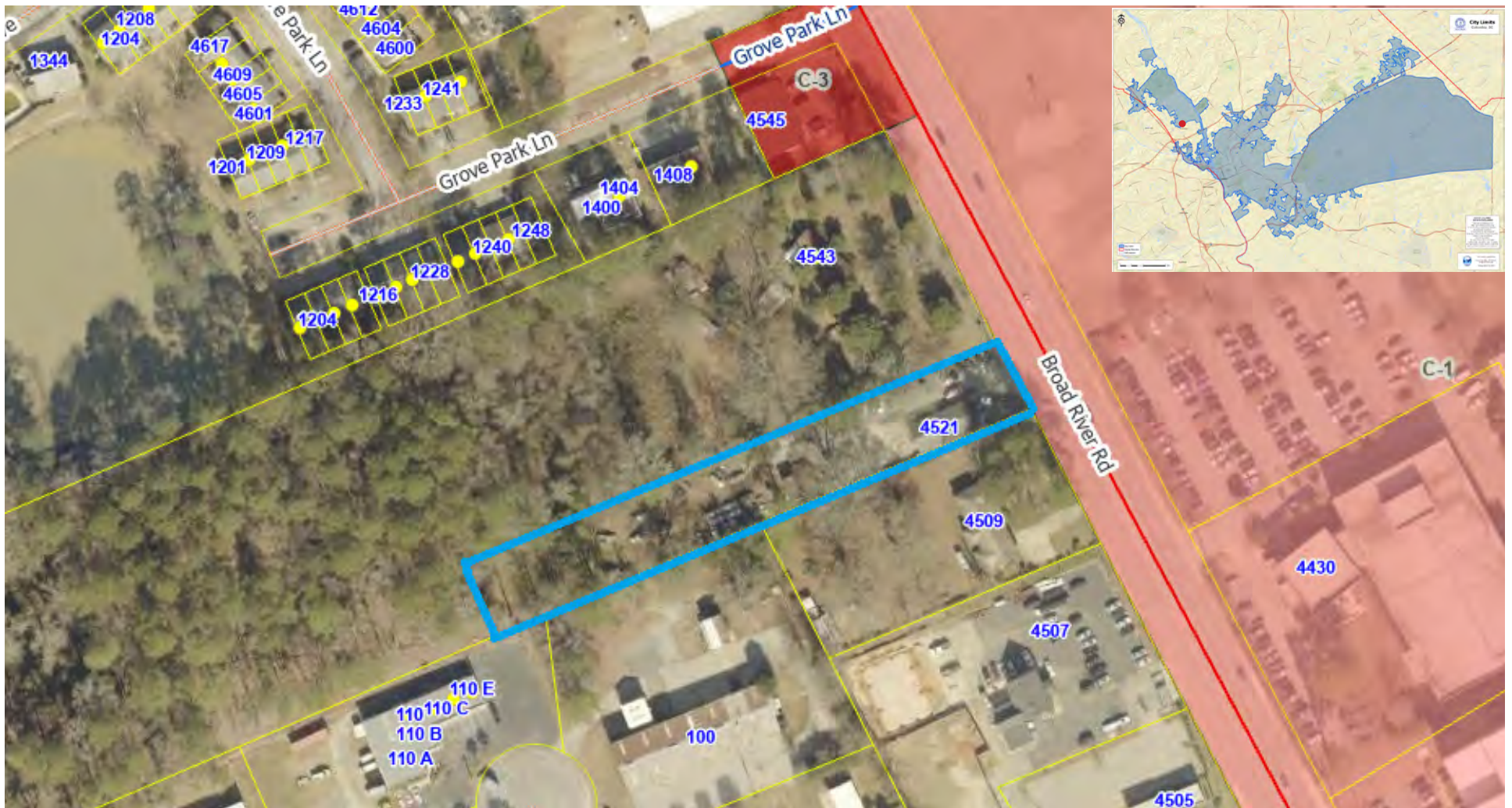
DISCLAIMER:

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Zoning Map

4521 Broad River Rd., TMS# 06205-02-11

Current Rich. Co. Zoning: GC, Proposed Zoning: M-1



We Are Columbia



Prepared by: Shane Shaughnessy
April 7, 2020

DISCLAIMER:

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ORDINANCE NO.: 2020-061

Annexing and Incorporating 4521 Broad River Road, Richland County TMS# 06205-02-11 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, ____ day of _____, 2020, 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 assigned interim zoning of Light Industrial District (M-1), apportioned to City Council District 1, Census Tract 103.04, contains 1 acre, and shall be assigned an interim land use classification of Community Activity Corridor (AC-2).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 06205-02-11

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:

ATTEST:

T. A. Knox

City Attorney

City Clerk

Introduced:

Final Reading:

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2020-061

All that certain piece, parcel, or tract of land, with improvements thereon, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, containing 1 acre, more or less, and shown and designated as block 02, lot 11 on Richland County Tax Map 06205. Said parcel having such boundaries and measurements as are shown on said tax map.

MEMORANDUM

Office of the City Manager

TO: Department Heads

FROM: Teresa Wilson, City Manager

DATE: April 2, 2020

RE: **Property Address:** 4521 Broad River Road
Richland County TMS#: 06205-02-11
Owner(s): Chloe F. Bailey / Pro Tow of Columbia, LLC
Current Use: Commercial
Proposed Use: Commercial
Current County Land Use: Mixed Use Corridor
Proposed City Land Use: Community Activity Corridor (AC-2)
Current County Zoning: General Commercial (GC)
Proposed City Zoning: Light Industrial (M-1)
Reason for Annexation: Municipal Services; Long Range
City Council District: 1
Census Tract: 103.04

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 **June 1, 2020** Planning Commission agenda. Planning & Development Services staff will notify the City Attorney of the Planning Commission's zoning recommendation by forwarding a copy of this form, completed, as soon as the Planning Commission has met.

/atl
 Attachments

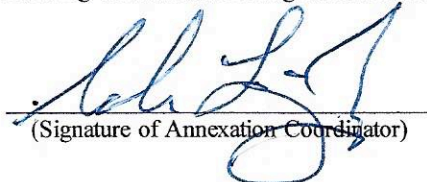
cc:

Clint Shealy, Assistant City Manager
 Jeff Palen, Assistant City Manager/CFO
 Aubrey Jenkins, Fire Chief
 Joseph Jacob, Director, Utility Operations
 Robert Anderson, Public Works Director
 Krista Hampton, Planning & Development Services
 Lakesha Shannon, Business License Administrator
 Greg Williams, Deputy Business License Administrator
 Tiffany Latimer, Customer Care Administrator
 Jerry Thompson, Building Official
 Michelle Brazell, Engineering
 Denny Daniels, Engineering
 Police Planning & Research
 Alfreda Tindal, Richland Co. 911 Addressing Coordinator

Missy Gentry, Assistant City Manager
 Teresa Knox, City Attorney
 William Holbrook, Police Chief
 Dana Higgins, Director, Engineering
 Jan Alonso, Finance Director
 Gloria Saaed, Community Development Director
 George Adams, Fire Marshal
 Rachel Bailey, Zoning Administrator
 Jacquelyn Richburg, Columbia-Richland 911
 David Hatcher, Housing Official
 Richland County Solid Waste Collection
 John Fellows, Planning Administrator
 Tori Salvant, Dev. Center Administrator

Planning Commission Land Use Recommendation: AC-2 (Land Use classification) by 6-0
 on 6/1/2020 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: M-1 (Zoning classification) by 6-0
 on 6/1/2020 (mm/dd/yyyy).


 (Signature of Annexation Coordinator)

Attachment: 2020-061 annex-incorporate 4521 Broad River (6022 : ANNEX-2020-0007: 4521 Broad River Road; TMS# 06205-02-11)



Land Use Map

4521 Broad River Rd., TMS# 06205-02-11
Current Rich. Co. FLU: Mixed Use Corridor, Proposed FLU: AC-2



We Are Columbia



Prepared by: Shane Shaughnessy
April 7, 2020

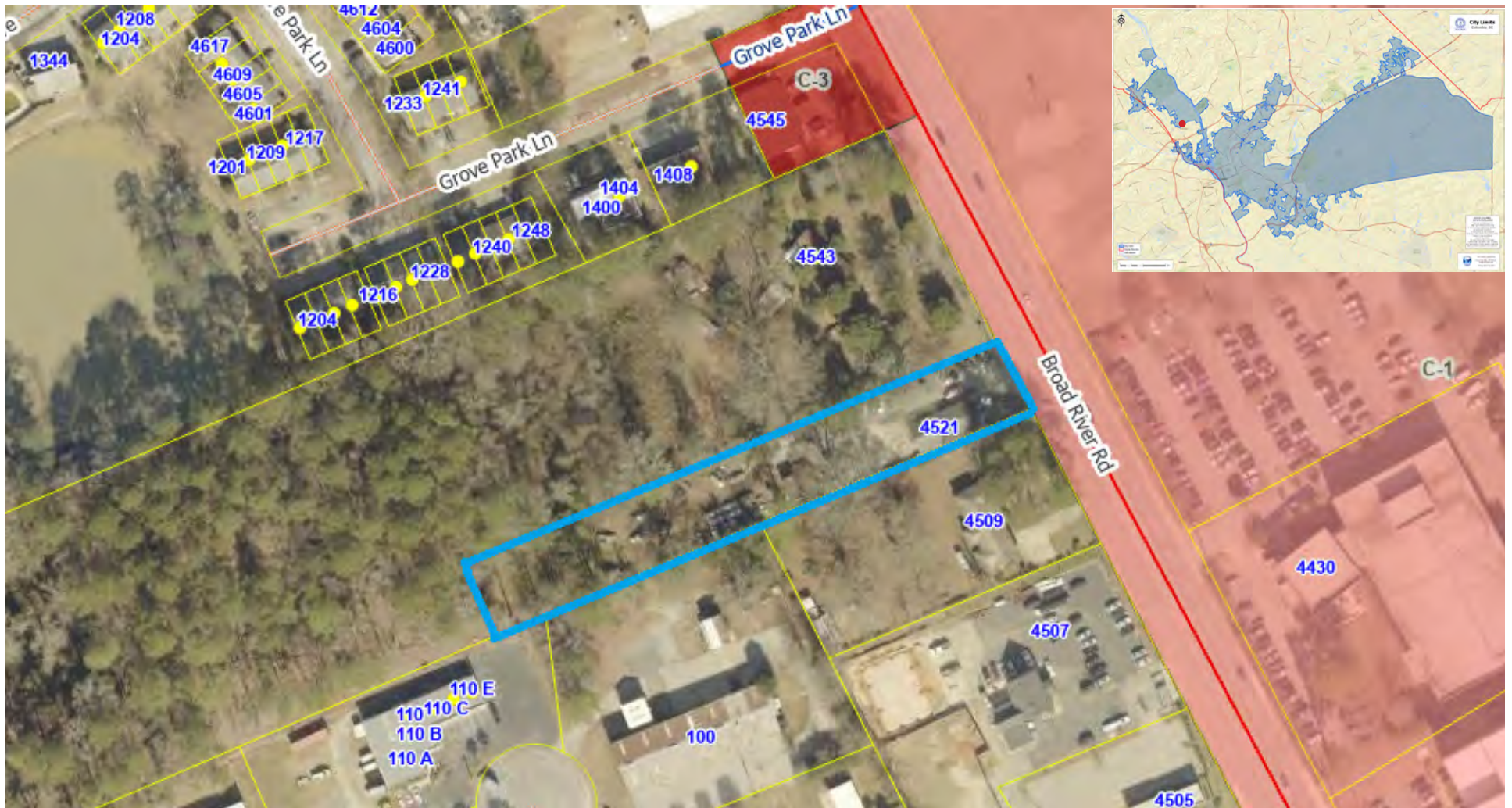
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Zoning Map

4521 Broad River Rd., TMS# 06205-02-11

Current Rich. Co. Zoning: GC, Proposed Zoning: M-1



We Are Columbia



Prepared by: Shane Shaughnessy
April 7, 2020

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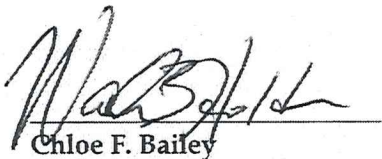
STATE OF SOUTH CAROLINA)
)
 COUNTY OF RICHLAND) PETITION FOR ANNEXATION

The undersigned, being the owner(s) of the property described below hereby petition(s) the Mayor and City Council for annexation to the City of Columbia, South Carolina pursuant to S.C. Code Ann. Section 5-3-150, 1976, as amended.

Property Description: All that certain piece, parcel or 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, containing 1 acre, more or less, and shown and designated as block 02, lot 11 on Richland County Tax Map 06205. Said parcel having such boundaries and measurements as are shown on said tax map.

Richland County TMS: 06205-02-11
 Property Addresses: 4521 Broad River Road

Seller:


 Chloe F. Bailey

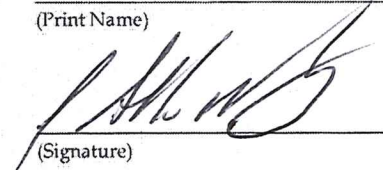
P.O.A. for Chloe F. Bailey

Date: 03/30/2020

Buyer:

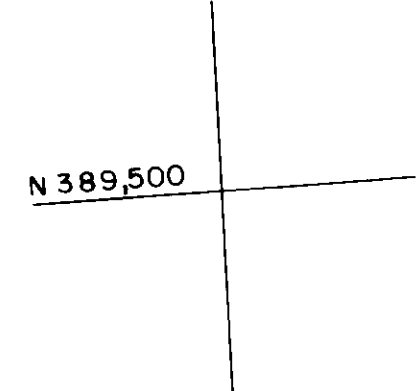
Pro Tow of Columbia, LLC

BY: Allen Monts
 (Print Name)


 (Signature)

Date: 3-30-2020

ITS: President / owner

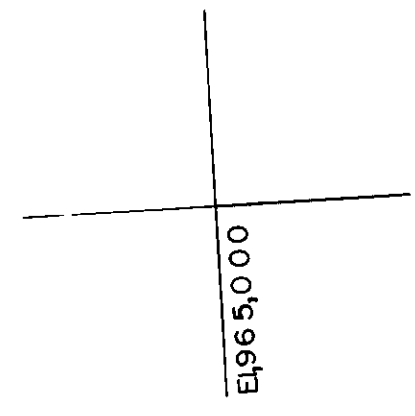
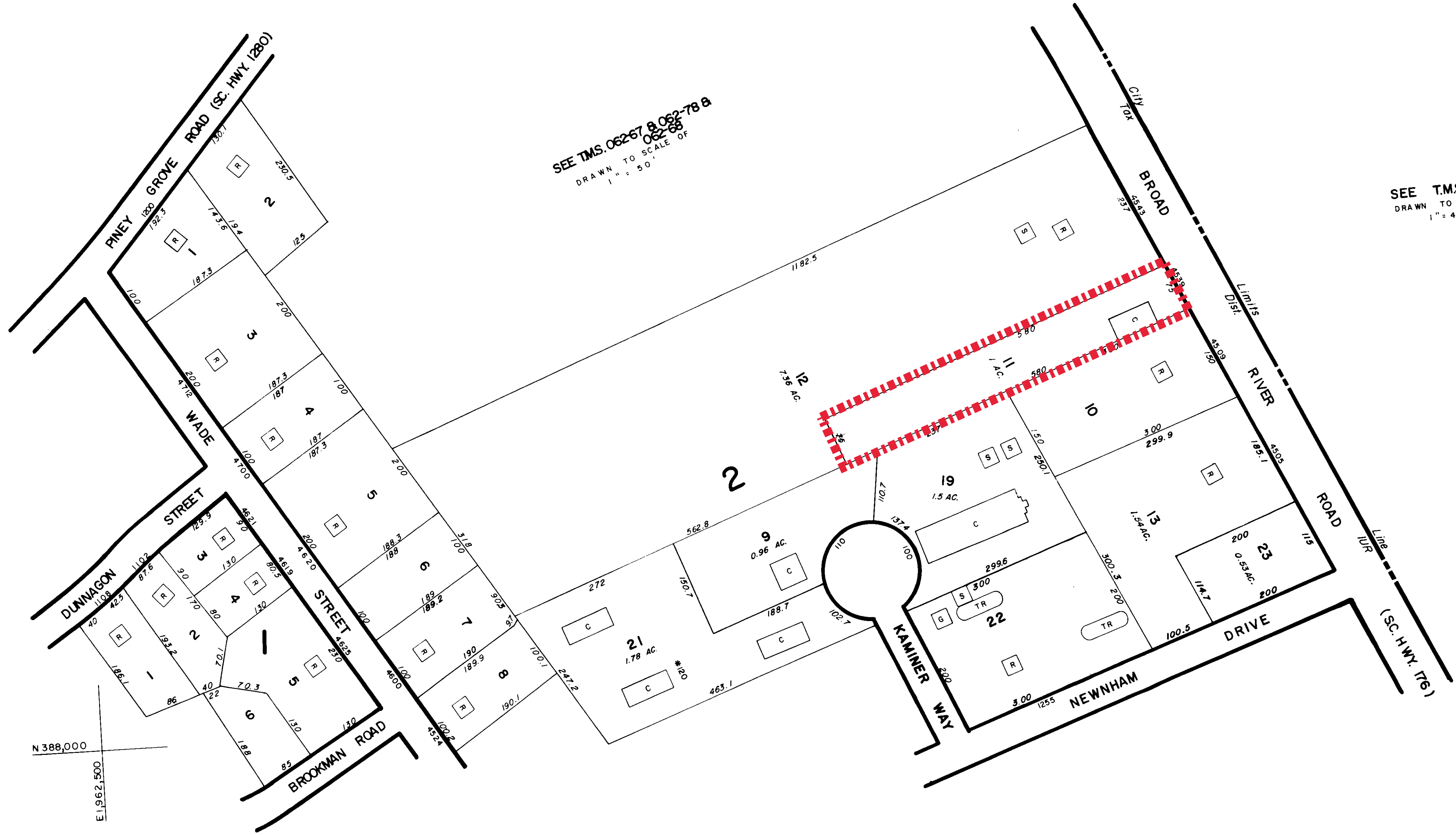


 = Property to be annexed;
TMS# 06205-02-11

SEE T.M.S. 062
DRAWN TO SCALE OF
1" = 400'

SEE T.M.S. 062-67 & 062-78 &
062-85
DRAWN TO SCALE OF
1" = 50'

SEE T.M.S. 062
DRAWN TO SCALE OF
1" = 400'



Prepared by
KUCERA & ASSOCIATES
Photogrammetric Consultants
Mentor, Ohio

REVISIONS	
DATE FIELD CHECKED	DATE LAST REVISED
12 / 83	12 / 04
12 / 85	12 / 05
12 / 86	12 / 06
12 / 87	
12 / 88	12 / 02
	12 / 03

PROPERTY LINE
RIGHT-OF-WAY
CITY LIMITS
SCHOOL DIST.
RAILROAD
PUBLIC ROAD AND
BLOCK DIVIDER

LEGEND
R DENOTES BUILDING USE
R - RESIDENTIAL
C - COMMERCIAL
ETC.
IBI (ICI) DENOTES SEPARATE OWNER FROM BUILDING

BLOCK NO.
LOT NO.
LOT MEASUREMENT
ACREAGE
ADDRESS

50
50
150.5
6.55 AC
1204

PROPERTY TAX MAP
RICHLAND COUNTY
SOUTH CAROLINA

THIS MAP OR PHOTO SOLD BY THE RICHLAND COUNTY ASSESSOR'S OFFICE. THE BOARD OF ASSESSMENT CONTROL RESERVES THE EXCLUSIVE RIGHT TO SELL AND NO RESALE OR REPRODUCTIONS FOR RESALE PURPOSES IS PERMITTED.

MAP KEY		
062-02	062-06	062
062-01	062-05	062-09
061-04	061-08	061-12

0 100 200 300
1" = 100'

LOCATION AND DIMENSIONS OF BUILDINGS MAY NOT BE DRAWN TO SCALE

NORTH

PROPERTY MAP
SHEET NO
06205
SCHOOL DISTRICT
IUR

547
Packet Pg. 164



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ANNEXATION, COMPREHENSIVE PLAN MAP
AMENDMENT, AND ZONING MAP AMENDMENT 120
Metal Park Drive; TMS# 16200-04-12

**FUNDING SOURCE &
ORIGINAL BUDGET:**

CLEAN WATER 2020?: Yes

PURPOSE:

Ordinance No.: 2020-062 Annexing and incorporating 120 Metal Park Drive, Richland County TMS #16200-04-12 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015

Council District: 3

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

Applicant: Metal Park Investors, LLC

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)

First reading approval was given on July 21, 2020.

ATTACHMENTS:

- ANNEX-2020-0008_MetalPark120_Council (PDF)
- 2020-062 annex-incorporate 120 Metal Park (PDF)

HISTORY:

07/21/20

Columbia City Council

APPROVED ON FIRST READING.



CITY COUNCIL

July 21, 2020 at 2:00pm

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT CASE SUMMARY 120 Metal Park Drive; TMS# 16200-04-12

Council District:	3
Proposal:	Request to annex, assign land use classification of Industrial (IND) and assign zoning of Light Industrial District (M-1). The property is currently classified as Economic Development Corridor and zoned M-1 by Richland County.
Applicant:	Metal Park Investors, LLC
Staff Recommendation:	Approval
PC Recommendation:	06/01/2020; Approval (6-0)
ZPH, 1 st Reading:	07/21/2020; Pending
2 nd Reading:	08/04/2020; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 6.00 acres
Current Use: Vacant
Proposed Use: Industrial
Reason for Annexation: Municipal Services
Urban Service Area: Secondary
Current County Land Use Classification: Economic Development Corridor
Proposed City Land Use Classification: Industrial (IND)
Current County Zoning: Light Industrial (M-1)
Proposed City Zoning: Light Industrial District (M-1)
Census Tract: 117.02

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 service. The estimated cost to serve this property is **approximately \$1,700 annually** based on last year's calls for service for similar type uses in the City.

Attachment: ANNEX-2020-0008_MetalPark120_Council (6020 : ANNEX-2020-0008: 120 Metal Park Drive; TMS# 16200-04-12)

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

There should be no cost associated with this annexation as solid waste service is generally not provided for this business type.

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 proposed development would result in new customers. The customers on the annexed property will pay water rates approximately **40% lower** than out-of-city customers.

Planning & Development Services

We recommend approval of the annexation of this property, as it is located within a designated Secondary Area in the Urban Service Area plan. The estimated real estate tax revenue generated for the City will be **approximately \$10,700 per year**, based on the current tax rate and value estimates of similar properties.

* Estimated City Tax Revenue is based on **2019 millage** for real property and calculated as: ((Taxable Value × Tax Rate) × City Millage Rate (.0938)). The actual additional taxes paid by the property owner will generally be substantially lower as some millage items do not apply to in-City properties, and an increased Local Option Sales Tax credit factor applies to in-City properties (an additional .002020 for the 2019 tax year).

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 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.

Comprehensive Plan Land Use Classification

The proposed future land use for the subject property is Industrial (IND) in the Future Land Use Map. The property is currently assigned a future land use of Economic Development Corridor by Richland County.

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.

Primary Types

- Small to Extra Large Format Flex

Secondary Types

- Parking Structures & Lots
- Power Utilities
- Water & Wastewater Treatment

Tertiary Types

- Small to Large Commercial (Entertainment, Retail/Services)
- Medium to Large Business/Employment

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is not located within the study area of a neighborhood, small area, community, or corridor plan adopted by the City of Columbia or Richland County.

PROPOSED ZONING DISTRICT SUMMARY

The parcel is currently zoned M-1 by Richland County. Surrounding parcels within the City of Columbia are currently zoned Light Industrial District (M-1) to the West. Surrounding parcels in unincorporated Richland County are currently zoned M-1 to the North, East, and South.

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, assign a future land use classification of Industrial (IND), and assign zoning of Light Industrial District (M-1) at the time of annexation.



Land Use Map

120 Metal Park Drive, TMS# 16200-04-12;
Current Rich. Co. FLU: Economic Development Center; Proposed FLU: IND



Prepared by: Shane Shaughnessy
April 20, 2020

UCMR-1 - Urban Core Mixed Residential - 1	UCR-2 - Urban Core Residential Large Lot	UEAC-2 - Urban Edge Regional Activity Center	S/A - Sports/Amusement
UCMR-2 - Urban Core Mixed Residential - 2	UER-1 - Urban Edge Residential Small Lot	AC-1 - Neighborhood Activity Corridor	C/I - Civic/Institutional
UCMR-3 - Urban Core Mixed Residential - 3	UER-2 - Urban Edge Residential Large Lot	AC-2 - Community Activity Corridor	CBA - Central Business Area
UEMR - Urban Edge Mixed Residential	UCAC-1 - Urban Core Neighborhood Activity Center	AC-3 - Regional Activity Corridor	ZOO - Riverbanks Zoo & Garden
UCMF - Urban Core Multi-family	UCAC-2 - Urban Core Community Activity Center	EC - Employment Campus	U/C - Universities/Colleges
UEMF - Urban Edge Multi-family	UCAC-3 - Urban Core Regional Activity Center	IND - Industrial	F/J - Fort Jackson
UCR-1 - Urban Core Residential Small Lot	UEAD-1 - Urban Edge Community Activity Center	TU - Transportation & Utilities	T/S - Transitional/Reserve Lands

DISCLAIMER:

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Zoning Map

120 Metal Park Dr., TMS# 16200-04-12;
Current Rich. Co. Zoning: M-1, Proposed Zoning: M-1



Prepared by: Shane Shaughnessy
April 20, 2020

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ORDINANCE NO.: 2020-062

Annexing and Incorporating 120 Metal Park Drive, Richland County TMS# 16200-04-12 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, ____ day of _____, 2020, 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 assigned interim zoning of Light Industrial District (M-1), apportioned to City Council District 3, Census Tract 117.02, contains 6.00 acres, and shall be assigned an interim land use classification of Industrial (IND).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 16200-04-12

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:

ATTEST:

T. A. Knox

City Attorney
Introduced:
Final Reading:

City Clerk

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2020-062

All that certain piece, parcel, or tract of land, with improvements thereon, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, shown as 4.88 acres and 1.12 acres on a Plat prepared for Metal Park Investors, LLC, by Baxter Land Surveying Co., Inc., dated September 27, 1018, (the "Plat") and recorded in the office of the Richland County ROD in Book 2341, page 3080, the Plat being incorporated by reference for a more complete description of the property.

MEMORANDUM

Office of the City Manager

TO: Department Heads
 FROM: Teresa Wilson, City Manager
 DATE: April 21, 2020
 RE: **Property Address:** 120 Metal Park Drive
Richland County TMS#: 16200-04-12
Owner(s): Metal Park Investors, LLC
Current Use: Vacant
Proposed Use: Industrial
Current County Land Use: Economic Development Center
Proposed City Land Use: Industrial (IND)
Current County Zoning: Light Industrial (M-1)
Proposed City Zoning: Light Industrial (M-1)
Reason for Annexation: Municipal Services; Secondary
City Council District: 3
Census Tract: 117.02

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 **June 1, 2020** Planning Commission agenda. Planning & Development Services staff will notify the City Attorney of the Planning Commission's zoning recommendation by forwarding a copy of this form, completed, as soon as the Planning Commission has met.

/atl

Attachments

cc:

Clint Shealy, Assistant City Manager
 Jeff Palen, Assistant City Manager/CFO
 Aubrey Jenkins, Fire Chief
 Joseph Jaco, Director, Utility Operations
 Robert Anderson, Public Works Director
 Krista Hampton, Planning & Development Services
 Lakesha Shannon, Business License Administrator
 Greg Williams, Deputy Business License Administrator
 Tiffany Latimer, Customer Care Administrator
 Jerry Thompson, Building Official
 Michelle Brazell, Engineering
 Denny Daniels, Engineering
 Police Planning & Research
 Alfreda Tindal, Richland Co. 911 Addressing Coordinator

Missy Gentry, Assistant City Manager
 Teresa Knox, City Attorney
 William Holbrook, Police Chief
 Dana Higgins, Director, Engineering
 Jan Alonso, Finance Director
 Gloria Saaed, Community Development Director
 George Adams, Fire Marshal
 Rachel Bailey, Zoning Administrator
 Jacquelyn Richburg, Columbia-Richland 911
 David Hatcher, Housing Official
 Richland County Solid Waste Collection
 John Fellows, Planning Administrator
 Tori Salvant, Dev. Center Administrator

Planning Commission Land Use Recommendation: IND (Land Use classification) by 6-0
 on 6/1/2020 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: M-1 (Zoning classification) by 6-0
 on 6/1/2020 (mm/dd/yyyy).


 (Signature of Annexation Coordinator)

Attachment: 2020-062 annex-incorporate 120 Metal Park (6020 : ANNEX-2020-0008: 120 Metal Park Drive; TMS# 16200-04-12)



Land Use Map

120 Metal Park Drive, TMS# 16200-04-12;
Current Rich. Co. FLU: Economic Development Center; Proposed FLU: IND



Prepared by: Shane Shaughnessy
April 20, 2020

UCMR-1 - Urban Core Mixed Residential - 1	UCR-2 - Urban Core Residential Large Lot	UEAC-2 - Urban Edge Regional Activity Center	S/A - Sports/Amusement
UCMR-2 - Urban Core Mixed Residential - 2	UER-1 - Urban Edge Residential Small Lot	AC-1 - Neighborhood Activity Corridor	C/I - Civic/Institutional
UCMR-3 - Urban Core Mixed Residential - 3	UER-2 - Urban Edge Residential Large Lot	AC-2 - Community Activity Corridor	CBA - Central Business Area
UEMR - Urban Edge Mixed Residential	UCAC-1 - Urban Core Neighborhood Activity Center	AC-3 - Regional Activity Corridor	ZOO - Riverbanks Zoo & Garden
UCMF - Urban Core Multi-family	UCAC-2 - Urban Core Community Activity Center	EC - Employment Campus	U/C - Universities/Colleges
UEMF - Urban Edge Multi-family	UCAC-3 - Urban Core Regional Activity Center	IND - Industrial	FJ - Fort Jackson
UCR-1 - Urban Core Residential Small Lot	UEAD-1 - Urban Edge Community Activity Center	TU - Transportation & Utilities	T/S - Transitional/Sensitive Lands

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Zoning Map

120 Metal Park Dr., TMS# 16200-04-12;
Current Rich. Co. Zoning: M-1, Proposed Zoning: M-1



Prepared by: Shane Shaughnessy
April 20, 2020

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STATE OF SOUTH CAROLINA)
)
 COUNTY OF RICHLAND) PETITION FOR ANNEXATION

The undersigned, being the owner(s) of the property described below hereby petition(s) the Mayor and City Council for annexation to the City of Columbia, South Carolina pursuant to S.C. Code Ann. Section 5-3-150, 1976, as amended.

Property Description: All those certain pieces, parcels or lots of land, together with improvements thereon, if any, situate, lying and being located near the City of Columbia, in the County of Richland, State of South Carolina, and shown as 4.88 acres and 1.12 acres on a Plat prepared for Metal Park Investors, LLC, by Baxter Land Surveying Co., Inc., dated September 27, 2018, (the "Plat") and recorded in the office of the Richland County ROD in Book 2341, page 3080, the Plat being incorporated by reference for a more complete description of the property.

Richland County TMS: 16200-04-12

Property Address: 120 Metal Park Drive

Metal Park Investors, LLC

BY: _____

(Signature)

Date: _____

3/30/20

HARRIS CONN

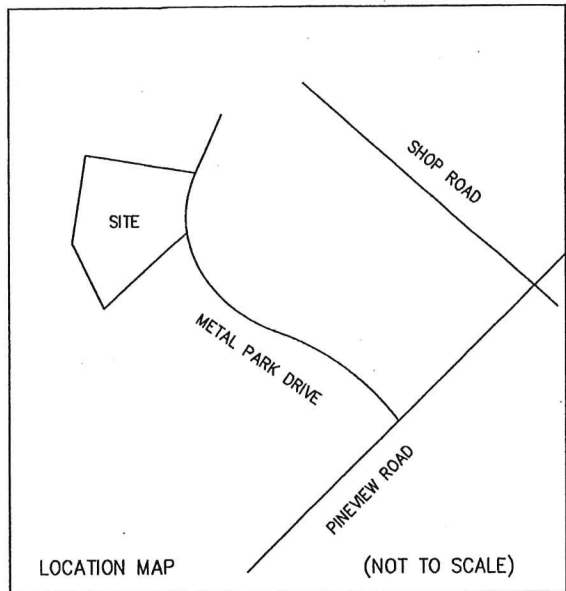
(Print or Type Name)

ITS: _____

MANAGING MEMBER

(Print or Type Title)

Margaret R. Stackley
 March 30, 2020 Notary for Lexington, SC



SHOP GROVE WAREHOUSES LLC
TMS 16202-03-03

EMS AUTO SERVICES LLC
TMS 16200-04-013

BAXTER LAND SURVEYING CO., INC.
2204 Devine Street Columbia, SC 29205 (803)-252-8564
BAXLAND@AOL.COM

SEPTEMBER 27, 2018

0 20' 40' 80' 1" = 40'

PROPERTY MAY BE SUBJECT TO RECORDED OR UNRECORDED EASEMENTS OR RESTRICTIONS NOT OBSERVED AND TO INFORMATION REVEALED IN A COMPLETE TITLE SEARCH. THE SURVEYOR DID NOT PERFORM A TITLE SEARCH. UNDERGROUND UTILITIES MAY BE PRESENT BUT THEIR LOCATION WAS NOT DETERMINED.



LINE TABLE				
Id	Radius	Arc Length	Chord	Chord Bearing
C1	103.30	71.98'	70.53'	S 06°27'59" E

TOTAL AREA: 6.00 ACRES

FRANCES S. SMOAK
TMS 16200-04-04
REMAINING ACREAGE: 5.61 ACRES

1.12 ACRES
TMS 16200-04-04 (P)

4.88 ACRES
TMS 16200-04-12

Book 2341-3080
2018072154 100502018 15 30 38 313
Fee: \$10.00 County Tax: \$0.00 Plot Overlaid
State Tax: \$0.00
2018072154 John E. Hopkins & Richland County R.O.D.

CAMP110 LLC
TMS 16200-04-011

PLANNING & DEVELOPMENT SERVICES
RICHLAND COUNTY SOUTH CAROLINA

APPROVED FOR RECORDING
Date: 9/21/18
RCF #: AD18-112
Signature: [Signature]

PLAT PREPARED FOR
METAL PARK INVESTORS, LLC

RICHLAND COUNTY, NEAR COLUMBIA, SC

REFERENCE: PLAT OF PROPERTY SURVEYED FOR CURTIS P. SMOAK, JR., BY E.F. OWENS, DATED DECEMBER 6, 1975, AND RECORDED IN THE OFFICE OF REGISTER OF DEEDS FOR RICHLAND COUNTY IN PLAT BOOK 44, PAGE 976.

THE INTENTION OF THIS PLAT IS FOR EXISTING TMS 16200-04-12 AND A PORTION OF TMS 16200-04-04 TO BE COMBINED INTO ONE TAX MAP PARCEL AFTER RECORDATION OF THIS PLAT AND PROPERTY IS DEEDED.

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 "B" SURVEY AS SPECIFIED THEREIN, ALSO THERE ARE NO VISIBLE ENCROACHMENTS OR PROJECTIONS OTHER THAN SHOWN.



ROSSER W. BAXTER, JR. SCRLS NO. 7613



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ANNEXATION, COMPREHENSIVE PLAN MAP
AMENDMENT, AND ZONING MAP AMENDMENT 810
Sparkleberry Lane; TMS# 25705-11-09

**FUNDING SOURCE &
ORIGINAL BUDGET:**

CLEAN WATER 2020?: Yes

PURPOSE:

Ordinance No.: 2020-063 Annexing and incorporating 810 Sparkleberry Lane, Richland County TMS #25705-11-09 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 Regional Activity Corridor (AC-3) and assign zoning of General Commercial District (C-3). The property is currently classified as Neighborhood (Medium Density)/Mixed Use Corridor and zoned GC by Richland County

Applicant: Prime Storage Sparkleberry, LLC

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)

First reading approval was given on July 21, 2020.

ATTACHMENTS:

- ANNEX-2020-0009_Sparkleberry810_Council (PDF)
- 2020-063 annex-incorporate 810 Sparkleberry (PDF)

HISTORY:

07/21/20

Columbia City Council

APPROVED ON FIRST READING.

Updated: 7/27/2020 2:04 PM

Page 1



CITY COUNCIL

July 21, 2020 at 2:00pm

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT CASE SUMMARY 810 Sparkleberry Lane; TMS# 25705-11-09

Council District:	4
Proposal:	Request to annex, assign land use classification of Regional Activity Corridor (AC-3) and assign zoning of General Commercial District (C-3). The property is currently classified as Neighborhood (Medium Density)/Mixed Use Corridor and zoned GC by Richland County.
Applicant:	Prime Storage Sparkleberry, LLC
Staff Recommendation:	Approval
PC Recommendation:	06/01/2020; Approval (6-0)
ZPH, 1 st Reading:	07/21/2020; Pending
2 nd Reading:	08/04/2020; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 3.45 acres
Current Use: Commercial
Proposed Use: Commercial
Reason for Annexation: Municipal Services
Urban Service Area: Primary Area
Current County Land Use Classification: Neighborhood (Medium Density)/Mixed Use Corridor
Proposed City Land Use Classification: Regional Activity Center (AC-3)
Current County Zoning: General Commercial (GC)
Proposed City Zoning: General Commercial District (C-3)
Census Tract: 114.13

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 service. The estimated cost to serve this existing miniwarehouse is **approximately \$1,100 annually** based on last year's calls for service for similar type uses in the City.

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

There should be **no cost** associated with this annexation as solid waste service is generally not provided for this business type.

Engineering

Because water lines currently exist in this area, the Utilities and Engineering Division **will not incur any costs** associated with this annexation. The property is within the Palmetto Utilities sewer service area.

Water Customer Care

Any customers located upon the annexed property would pay water rates approximately **40% lower** than out-of-city customers.

Planning & Development Services

We recommend approval of the annexation of this property, as it is located within a designated Primary Area in the Urban Service Area plan. The estimated real estate tax revenue generated for the City will be **approximately \$15,600 per year**, based on the current tax rate and value estimates.

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.

Comprehensive Plan Land Use Classification

The proposed future land use for the subject property is Regional Activity Corridor (AC-3) in the Future Land Use Map. The property is currently assigned a future land use of Neighborhood (Medium Density)/Mixed Use Corridor by Richland County.

Regional Activity Corridors are linear extensions of a Regional Activity Center. They contain nearly identical building types and uses to a Regional 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 arterial roadways. Their market or services radius may be up to 20 miles, and they typically consist of a variety of commercial and service uses.

Primary Types

- Multi-family Small to Medium Mixed-use (High-rises may be appropriate in some locations)
- Small to Extra Large Business/Employment (excl. Flex)

Secondary Types

- Small to Large Flex

- Civic/Institutional
- Multi-family Small to High-rise
- Parking Structures

Tertiary Types

- Single-family Attached
- Cemeteries & Mausoleums
- Parking Lots

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is not located within the study area of a neighborhood, small area, community, or corridor plan adopted by the City of Columbia or Richland County.

PROPOSED ZONING DISTRICT SUMMARY

The parcel is currently zoned GC by Richland County. Surrounding parcels within the City of Columbia are currently zoned General Commercial District (C-3) to the East and South. Surrounding parcels in unincorporated Richland County are currently zoned RM-HD to the West and RS-LD to the North.

The proposed City of Columbia zoning district is General Commercial District (C-3).

General Commercial District (C-3)

The C-3 district is intended to accommodate a variety of general commercial and nonresidential uses characterized primarily by retail, office and service establishments and oriented primarily to major traffic arteries or extensive areas of predominantly commercial usage and characteristics. Certain related structures and uses are permitted outright or are permissible as special exceptions subject to restrictions and requirements intended to best fulfill the intent of this article. It is not the intent of this article to encourage the development of long, narrow strips of commercial development fronting on major arteries, often referred to as strip commercial areas. Such development is often incompatible with adjacent uses and may lead to the eventual formation of commercial slums, damage the traffic-carrying capacities of streets, increase congestion, lead to depreciation of property values in adjacent areas, encourage undue dispersion of commercial facilities to the inconvenience of the public, and create disproportionate costs in the provision of governmental services.

STAFF RECOMMENDATION

Staff recommends City Council annex the property, assign a future land use classification of Regional Activity Corridor (AC-3), and assign zoning of General Commercial District (C-3) at the time of annexation.



Land Use Map

810 Sparkleberry Ln., TMS# 25705-11-09;
Current Rich. Co. FLU: Neighborhood (Medium Density) / Mixed Use Corridor;
Proposed FLU: AC-3



Prepared by: Shane Shaughnessy
April 20, 2020

UCMR-1 - Urban Core Mixed Residential - 1	UCR-2 - Urban Core Residential Large Lot	UEAC-2 - Urban Edge Regional Activity Center	S/A - Sports/Amusement
UCMR-2 - Urban Core Mixed Residential - 2	UER-1 - Urban Edge Residential Small Lot	AC-1 - Neighborhood Activity Corridor	C/I - Civic/Institutional
UCMR-3 - Urban Core Mixed Residential - 3	UER-2 - Urban Edge Residential Large Lot	AC-2 - Community Activity Corridor	CBA - Central Business Area
UEMR - Urban Edge Mixed Residential	UCAC-1 - Urban Core Neighborhood Activity Center	AC-3 - Regional Activity Corridor	ZOO - Riverbanks Zoo & Garden
UCMF - Urban Core Multi-family	UCAC-2 - Urban Core Community Activity Center	EC - Employment Campus	U/C - Universities/Colleges
UEMF - Urban Edge Multi-family	UCAC-3 - Urban Core Regional Activity Center	IND - Industrial	FJ - Fort Jackson
UCR-1 - Urban Core Residential Small Lot	UEAC-1 - Urban Edge Community Activity Center	TU - Transportation & Utilities	T/B - Transitional/Benerative Lands

DISCLAIMER:

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Zoning Map

810 Sparkleberry Ln., TMS# 25705-11-09;
Current Rich. Co. Zoning: GC, Proposed Zoning: C-3



We Are Columbia



Prepared by: Shane Shaughnessy
April 20, 2020

DISCLAIMER:

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ORDINANCE NO.: 2020-063

Annexing and Incorporating 810 Sparkleberry Lane, Richland County TMS# 25705-11-09 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015

WHEREAS, a proper petition has been filed with the City Council by one hundred (100%) percent of the property owners of the within described property under the provisions of South Carolina Ann. Sec. 5-3-150; and,

WHEREAS, it appears to City Council that the annexation of the property would be in the best interest of the property owners and the City of Columbia; and,

WHEREAS, City Council adopted the City of Columbia Comprehensive Plan 2018 by Ordinance No.: 2008-085 on October 1, 2008, and amended from time to time, in accordance with South Carolina Comprehensive Planning Act of 1994 (Title 6, Chapter 29 of the SC Code) and heard public comments on this amendment; NOW, THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina, ____ day of _____, 2020, 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 assigned interim zoning of General Commercial District (C-3), apportioned to City Council District 4, Census Tract 114.13, contains 3.45 acres, and shall be assigned an interim land use classification of Regional Activity Corridor (AC-3).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 25705-11-09

Also included in the territory hereby annexed are all contiguous portions of all public rights of way, streets and highways.

Requested by:

Assistant City Manager Gentry

Mayor

Approved by:

City Manager

Approved as to form:

ATTEST:

T. A. Knox

City Attorney

City Clerk

Introduced:

Final Reading:

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2020-063

All that certain piece, parcel or tract of land, located near the City of Columbia, County of Richland, State of South Carolina, containing 3.45 acres (150175 square feet), and being shown on ALTA/ACSM land title survey prepared for Prime Storage Sparkleberry, LLC, by Baxter Land Surveying Company, Inc., dated February 11, 2016, and recorded February 29, 2016 in Record Book 2091 at Page 3640 and having the following courses and boundaries:

Beginning at the point of commencement (POC), located in the center line of the intersection of Sparkleberry Lane and Mallet Hill Road and running South 01 degrees 00 minutes 46 seconds East a distance of 136.00 feet to a No. 4 rebar (O), the Point of Beginning (POB), and running South 12 degrees 53 minutes 14 seconds East a distance of 284.71 feet, thence running South 81 degrees 48 minutes 35 seconds West a distance of 247.58 feet, thence running South 83 degrees 04 minutes 37 seconds West a distance of 218.86 feet, thence running 06 degrees 45 minutes 08 seconds West a distance of 64.04 feet, thence running North 06 degrees 44 minutes 01 seconds West a distance of 114.96 feet, thence running North 06 degrees 45 minutes 41 seconds West a distance of 199.35 feet, thence running North 81 degrees 52 minutes 25 seconds East a distance of 223.90 feet, thence running South 12 degrees 56 minutes 28 seconds East a distance of 100.25 feet, thence running North 81 degrees 34 minutes 23 seconds East a distance of 201.36 feet to the POB.

MEMORANDUM

Office of the City Manager

TO: Department Heads
 FROM: Teresa Wilson, City Manager
 DATE: April 21, 2020
 RE: **Property Address:** 810 Sparkleberry Lane
Richland County TMS#: 25705-11-09
Owner(s): Prime Storage Sparkleberry, LLC
Current Use: Commercial
Proposed Use: Commercial
Current County Land Use: Neighborhood (Medium Density) / Mixed Use Corridor
Proposed City Land Use: Regional Activity Corridor (AC-3)
Current County Zoning: General Commercial (GC)
Proposed City Zoning: General Commercial (C-3)
Reason for Annexation: Municipal Services; Primary
City Council District: 4
Census Tract: 114.13

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 **June 1, 2020** Planning Commission agenda. Planning & Development Services staff will notify the City Attorney of the Planning Commission's zoning recommendation by forwarding a copy of this form, completed, as soon as the Planning Commission has met.

/atl

Attachments

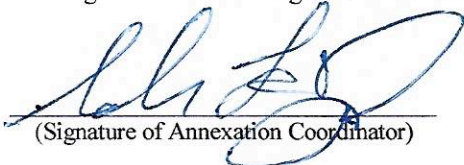
cc:

Clint Shealy, Assistant City Manager
 Jeff Palen, Assistant City Manager/CFO
 Aubrey Jenkins, Fire Chief
 Joseph Jaco, Director, Utility Operations
 Robert Anderson, Public Works Director
 Krista Hampton, Planning & Development Services
 Lakesha Shannon, Business License Administrator
 Greg Williams, Deputy Business License Administrator
 Tiffany Latimer, Customer Care Administrator
 Jerry Thompson, Building Official
 Michelle Brazell, Engineering
 Denny Daniels, Engineering
 Police Planning & Research
 Alfreda Tindal, Richland Co. 911 Addressing Coordinator

Missy Gentry, Assistant City Manager
 Teresa Knox, City Attorney
 William Holbrook, Police Chief
 Dana Higgins, Director, Engineering
 Jan Alonso, Finance Director
 Gloria Saaed, Community Development Director
 George Adams, Fire Marshal
 Rachel Bailey, Zoning Administrator
 Jacquelyn Richburg, Columbia-Richland 911
 David Hatcher, Housing Official
 Richland County Solid Waste Collection
 John Fellows, Planning Administrator
 Tori Salvant, Dev. Center Administrator

Planning Commission Land Use Recommendation: AC-3 (Land Use classification) by 6-0
 on 6/1/2020 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: C-3 (Zoning classification) by 6-0
 on 6/1/2020 (mm/dd/yyyy).


 (Signature of Annexation Coordinator)

Attachment: 2020-063 annex-incorporate 810 Sparkleberry (6021 : ANNEX-2020-0009: 810 Sparkleberry Lane; TMS# 25705-11-09)



Land Use Map

810 Sparkleberry Ln., TMS# 25705-11-09;
Current Rich. Co. FLU: Neighborhood (Medium Density) / Mixed Use Corridor;
Proposed FLU: AC-3



Prepared by: Shane Shaughnessy
April 20, 2020

UCMR-1 - Urban Core Mixed Residential - 1	UCR-2 - Urban Core Residential Large Lot	UEAC-2 - Urban Edge Regional Activity Center	S/A - Sports/Amusement
UCMR-2 - Urban Core Mixed Residential - 2	UER-1 - Urban Edge Residential Small Lot	AC-1 - Neighborhood Activity Corridor	C/I - Civic/Institutional
UCMR-3 - Urban Core Mixed Residential - 3	UER-2 - Urban Edge Residential Large Lot	AC-2 - Community Activity Corridor	CBA - Central Business Area
UEMR - Urban Edge Mixed Residential	UCAC-1 - Urban Core Neighborhood Activity Center	AC-3 - Regional Activity Corridor	ZOO - Riverbanks Zoo & Garden
UCMF - Urban Core Multi-family	UCAC-2 - Urban Core Community Activity Center	EC - Employment Campus	U/C - Universities/Colleges
UEMF - Urban Edge Multi-family	UCAC-3 - Urban Core Regional Activity Center	IND - Industrial	FJ - Fort Jackson
UCR-1 - Urban Core Residential Small Lot	UEAC-1 - Urban Edge Community Activity Center	TU - Transportation & Utilities	T/B - Transitional/Recreational Lands

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Zoning Map

810 Sparkleberry Ln., TMS# 25705-11-09;
Current Rich. Co. Zoning: GC, Proposed Zoning: C-3



We Are Columbia



Prepared by: Shane Shaughnessy
April 20, 2020

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STATE OF SOUTH CAROLINA)
)
 COUNTY OF RICHLAND) PETITION FOR ANNEXATION

The undersigned, being the owner(s) of the property described below hereby petition(s) the Mayor and City Council for annexation to the City of Columbia, South Carolina pursuant to S.C. Code Ann. Section 5-3-150, 1976, as amended.

Property Description: All that certain piece, parcel or tract of land, located near the City of Columbia, County of Richland, State of South Carolina, containing 3.45 acres (150175 square feet), and being shown on ALTA/ACSM land title survey prepared for Prime Storage Sparkleberry, LLC, by Baxter Land Surveying Company, Inc., dated February 11, 2016, and recorded February 29, 2016 in Record Book 2091 at Page 3640 and having the following courses and boundaries:

Beginning at the point of commencement (POC), located in the center line of the intersection of Sparkleberry Lane and Mallet Hill Road and running South 01 degrees 00 minutes 46 seconds East a distance of 136.00 feet to a No. 4 rebar (O), the Point of Beginning (POB), and running South 12 degrees 53 minutes 14 seconds East a distance of 284.71 feet, thence running South 81 degrees 48 minutes 35 seconds West a distance of 247.58 feet, thence running South 83 degrees 04 minutes 37 seconds West a distance of 218.86 feet, thence running 06 degrees 45 minutes 08 seconds West a distance of 64.04 feet, thence running North 06 degrees 44 minutes 01 seconds West a distance of 114.96 feet, thence running North 06 degrees 45 minutes 41 seconds West a distance of 199.35 feet, thence running North 81 degrees 52 minutes 25 seconds East a distance of 223.90 feet, thence running South 12 degrees 56 minutes 28 seconds East a distance of 100.25 feet, thence running North 81 degrees 34 minutes 23 seconds East a distance of 201.36 feet to the POB.

Richland County TMS: 25705-11-09

Property Addresses: 810 Sparkleberry Lane

Prime Storage Sparkleberry, LLC

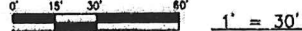
BY: _____

Date: 3-6-2020

ROBERT MOSER
 (Print or Type Name)

ITS: President/CEO

Attachment: 2020-063 annex-incorporate 810 Sparkleberry (6021 : ANNEX-2020-0009: 810 Sparkleberry Lane; TMS# 25705-11-09)



THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2011 MINNESOTA STANDARD DETAIL REQUIREMENTS FOR ALTA SURVEYS (AND TITLE SURVEYS) JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1,2,3,4, 6 to 7(a), 7(b)(1), 7(c), 8, 9, 10(a)(1), 11, 13, 14, 18, 17, 18, and 20a of TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON FEBRUARY 11, 2016 DATE OF PLAT: FEBRUARY 11, 2016

Rosser W. Baxter
ROSSER W. BAXTER, JR. SCRLS NO. 7813

Packet Pg. 194



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: **ZONING MAP AMENDMENT Wheeler Hill PUD (0.23 acres E/S Rice St., 426 Pickens St., 425 Henderson St., 423 Henderson St., 421 Henderson St., 419 Henderson St., 1615 Rice St., 1613 Rice St., 1611 Rice St., 1605-07 Rice St., 1603 Rice St., 416 Pickens St., 418 Calway Aly., 429 Calway Aly., 424 Calway Aly., 428 Calway Aly., 0.12 acres N/S Calway Aly., 427 Calway Aly., 425 Calway Aly., 423 Calway Aly., 400 Calway Aly.(p), 407 Pickens St., 0.63 acres N/S Phelps St., 0.71 acres N/S Catawba St., 312 Pickens St., 314 Pickens St., 318 Pickens St., and approx. 0.5 acre of portion of Phelps St); TMS# 11307-12-09, 11307-13-01, 11307-13-03, 11307-13-04, 11307-13-05, 11307-13-06, 11307-13-14, 11307-13-15, 11307-13-16, 11307-13-17, 11307-13-18, 11307-13-21, 11307-13-22, 11307-13-23, 11307-13-24, 11307-13-25, 11307-13-26, 11307-13-27, 11307-13-28, 11307-13-29, 11307-13-30(p), 11307-14-07, 11307-18-05, 11307-19-01, 11307-19-06, 11307-19-07, 11307-19-08, and 11307-21-01(p);**

FUNDING SOURCE & ORIGINAL BUDGET:

PURPOSE:
Council District: 2 and 3

Proposal: Request to rezone the parcels from Planned Unit Development - Residential District (PUD-R) to General Residential District (RG-2)

Applicant: David Tuttle, Styx Wheeler Hill, LLC

Staff Recommendation: Approve

PC Recommendation: 06/01/2020; Approval (6-0)

First reading approval was given on July 21, 2020.

ATTACHMENTS:

- ZMA-2020-0010_WheelerHill_Council (PDF)

HISTORY:

07/21/20

Columbia City Council

APPROVED ON FIRST READING.



CITY COUNCIL

July 21, 2020 at 2:00pm

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

Zoning Map Amendment Case Summary

Wheeler Hill PUD (0.23 acres E/S Rice St., 426 Pickens St., 425 Henderson St., 423 Henderson St., 421 Henderson St., 419 Henderson St., 1615 Rice St., 1613 Rice St., 1611 Rice St., 1605-07 Rice St., 1603 Rice St., 416 Pickens St., 418 Calway Aly., 429 Calway Aly., 424 Calway Aly., 428 Calway Aly., 0.12 acres N/S Calway Aly., 427 Calway Aly., 425 Calway Aly., 423 Calway Aly., 400 Calway Aly.(p), 407 Pickens St., 0.63 acres N/S Phelps St., 0.71 acres N/S Catawba St., 312 Pickens St., 314 Pickens St., 318 Pickens St., and approx. 0.5 acre of portion of Phelps St;
TMS# 11307-12-09, 11307-13-01, 11307-13-03, 11307-13-04, 11307-13-05, 11307-13-06, 11307-13-14, 11307-13-15, 11307-13-16, 11307-13-17, 11307-13-18, 11307-13-21, 11307-13-22, 11307-13-23, 11307-13-24, 11307-13-25, 11307-13-26, 11307-13-27, 11307-13-28, 11307-13-29, 11307-13-30(p), 11307-14-07, 11307-18-05, 11307-19-01, 11307-19-06, 11307-19-07, 11307-19-08, and 11307-21-01(p)

Council District:	2 and 3
Proposal:	Request to rezone the parcels from Planned Unit Development-Residential District (PUD-R) to General Residential District (RG-2)
Applicant:	David Tuttle, Styx Wheeler Hill, LLC
Staff Recommendation:	Approval
PC Recommendation:	06/01/2020; Approval (6-0)
ZPH, 1st Reading:	07/21/2020; Pending
2nd Reading:	08/04/2020; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 4 to 5 acres
Current Use: Single Family Residential
Proposed Use: Single Family Residential
Current Land Use Classification: Urban Core Residential Small Lot (UCR-1), Urban Core Regional Activity Center (UCAC-3), and Universities/Colleges (SD-5)
Current Zoning: Planned Unit Development-Residential District (PUD-R)
Proposed Zoning: General Residential District (RG-2)

PLANS, POLICIES, AND LAND USE

The subject property is assigned several land use classifications in the Future Land Use Map (as depicted in the map which follows): Urban Core Residential Small Lot (UCR-1), Urban Core Regional Activity Center (UCAC-3), and Universities/Colleges (SD-5).

Urban Core Residential Small Lot (UCR-1)

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.

Urban Core Regional Activity Center (UCAC-3)

These developments are intense mixed-use business districts within the urban context. They may be adjacent to the central business district or found in outer areas of the City. They are primary destinations for work and play which attract people from more than a 20-mile radius or drive distance. The uses are built within the urban blocks and grid, and whole scale redevelopment of blocks or adaptive reuse of existing structures may occur in these areas. Their scale is large and may take up multiple city blocks. Their primary use is as a business district, but high-intensity residential in mixed-use buildings is also appropriate.

Universities/Colleges (SD-5)

There are a number of universities and colleges located within Columbia including, but not limited to, University of South Carolina, Columbia College, Columbia International University, Allen University, Lutheran Theological Southern Seminary, Midlands Technical College, Webster University, ECPI University, Strayer University, and the University of Phoenix. Any facility with multiple buildings within a large block campus or spanning several blocks would be classified as a University/College Special District. These development types range in size, organization, and intensity, but all represent a unique district or campus within the City. Typically viewed as campuses, these special districts often have an institutionally managed master plan for internal circulation and building locations. The City should work with these institutions to ensure compatible transitions to surrounding development types are made, and that critical circulation patterns are managed.

Urban Core Residential Small Lot (UCR-1)

Primary Types

- Single-family Detached

Secondary Types

- Single-family Attached
- Two-family
- Three-family

Tertiary Types

- Multi-family Small
- Small Format Business/Employment (excl. Flex)
- Cemeteries & Mausoleums

Urban Core Regional Activity Center (UCAC-3)

Primary Types

- Small to Extra Large Business/Employment (incl. High-rise, excl. Flex)
- Multi-family Medium and High-rise Mixed-use

Secondary Types

- Multi-family Medium to High-rise
- Small to Large Flex
- Civic/Institutional
- Parking Structures

Tertiary Types

- Single-family Attached

- Cemeteries & Mausoleums
- Parking Lots

Universities/Colleges (SD-5)

Primary Types

- Civic/Institutional

Secondary Types

- Small to Extra Large Business/Employment
- Parking Structures & Lots

Tertiary Types

- Multi-family Institutional (Dormitories)
- Power Utilities
- Water and Wastewater Treatment

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is not located within the study area of a neighborhood, small area, community, or corridor plan adopted by the City of Columbia or Richland County.

PROPOSED ZONING DISTRICT SUMMARY

The subject property is currently zoned Planned Unit Development-Residential District (PUD-R). The abutting properties in the City of Columbia have base zoning of General Residential District (RG-2) and Office and Institutional District (C-1) to the North and West and Planned Unit Development-Residential District (PUD-R) and Single-Family Residential District (RS-3) to the East and South.

The proposed zoning district is General Residential District (RG-2).

Planned Unit Development-Residential District (PUD-R)

(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.

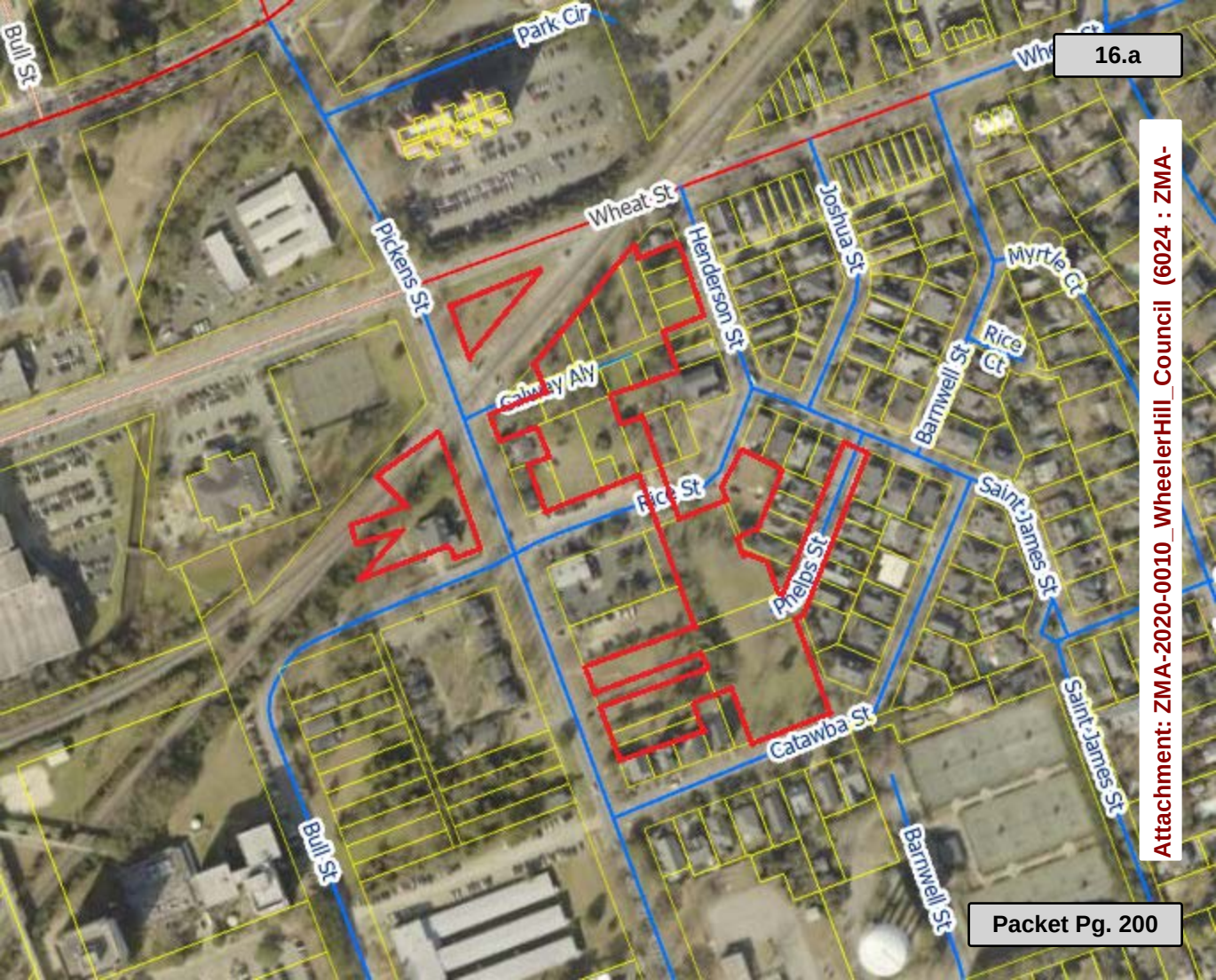
(c) Design and planning features. The types of residential dwelling units and the types of nonresidential uses allowed to be established in such districts increase with increasing site size of such districts, based upon the premise that increased site size will allow proper design, including functional 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.

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 City Council rezone the parcels from Planned Unit Development-Residential District (PUD-R) to General Residential District (RG-2).

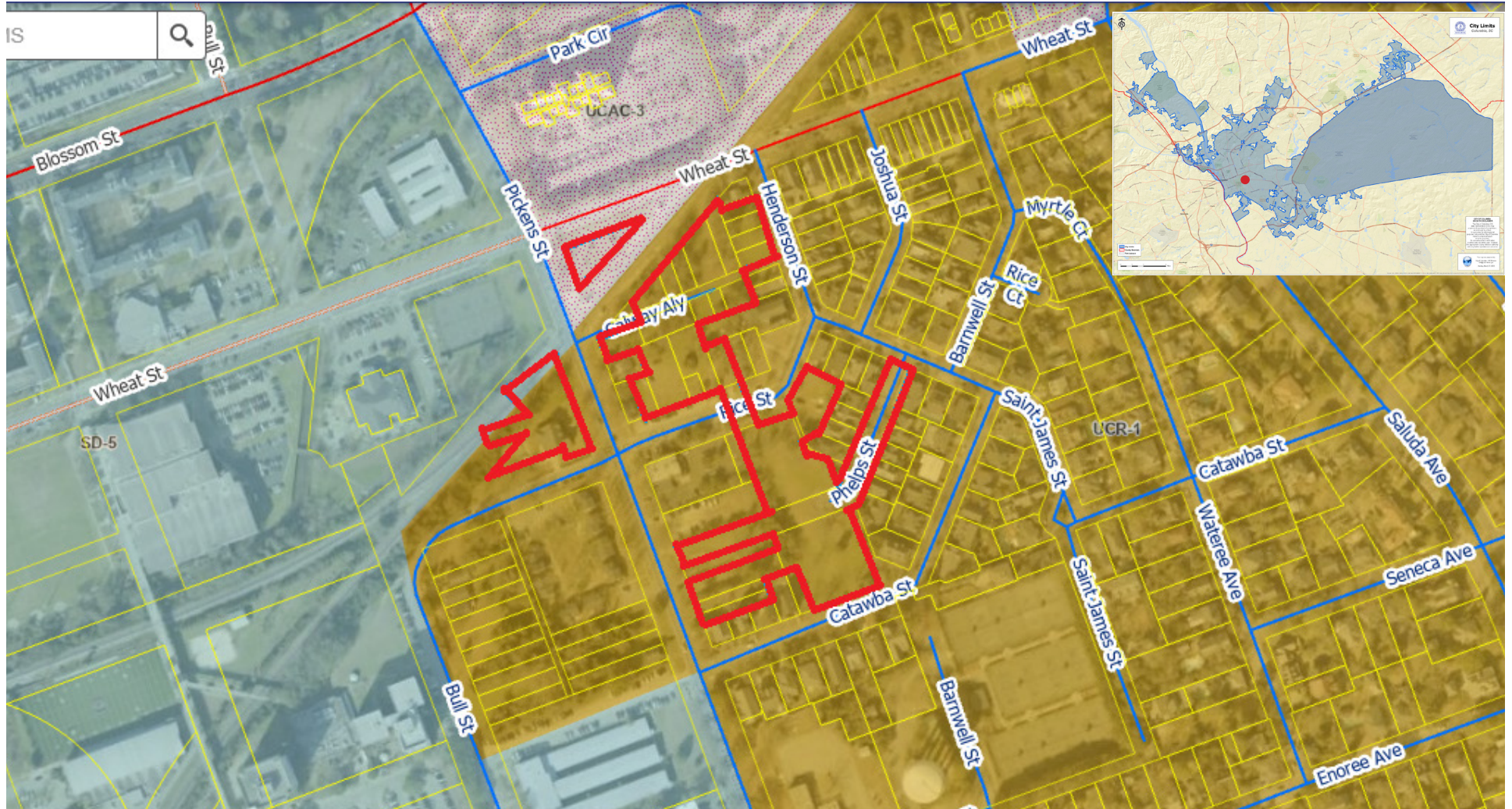


16.a

Attachment: ZMA-2020-0010 WheelerHill Council (6024 : ZMA-

Land Use Map

Wheeler Hill PUD;
Current FLU: UCR-1, UCAC-3, and SD-5



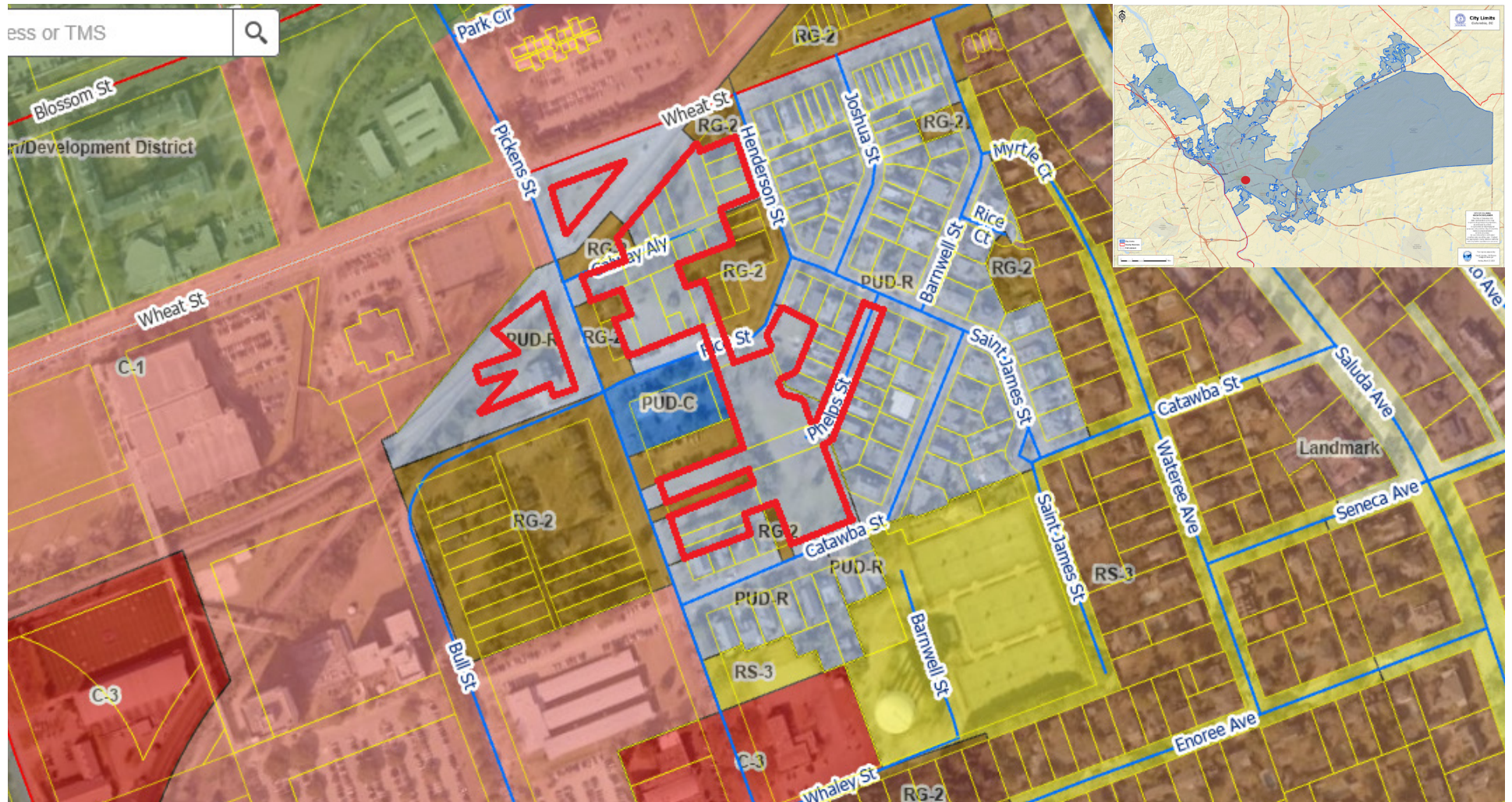
Prepared by: Shane Shaughnessy
May 14, 2020

UCMR-1 - Urban Core Mixed Residential - 1	UCR-2 - Urban Core Residential Large Lot	UEAC-2 - Urban Edge Regional Activity Center	S/A - Sports/Amusement
UCMR-2 - Urban Core Mixed Residential - 2	UER-1 - Urban Edge Residential Small Lot	AC-1 - Neighborhood Activity Corridor	C/I - Civic/Institutional
UCMR-3 - Urban Core Mixed Residential - 3	UER-2 - Urban Edge Residential Large Lot	AC-2 - Community Activity Corridor	CBA - Central Business Area
UEMR - Urban Edge Mixed Residential	UCAC-1 - Urban Core Neighborhood Activity Center	AC-3 - Regional Activity Corridor	ZOO - Riverbanks Zoo & Garden
UCMF - Urban Core Multi-family	UCAC-2 - Urban Core Community Activity Center	EC - Employment Campus	UC - Universities/Colleges
UEMF - Urban Edge Multi-family	UCAC-3 - Urban Core Regional Activity Center	IND - Industrial	FJ - Fort Jackson
UCR-1 - Urban Core Residential Small Lot	UEAC-1 - Urban Edge Community Activity Center	TU - Transportation & Utilities	T/S - Transitional/Sensitive Lands

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Zoning Map

Wheeler Hill PUD;
Current Zoning: PUD-R, Proposed Zoning: RG-2



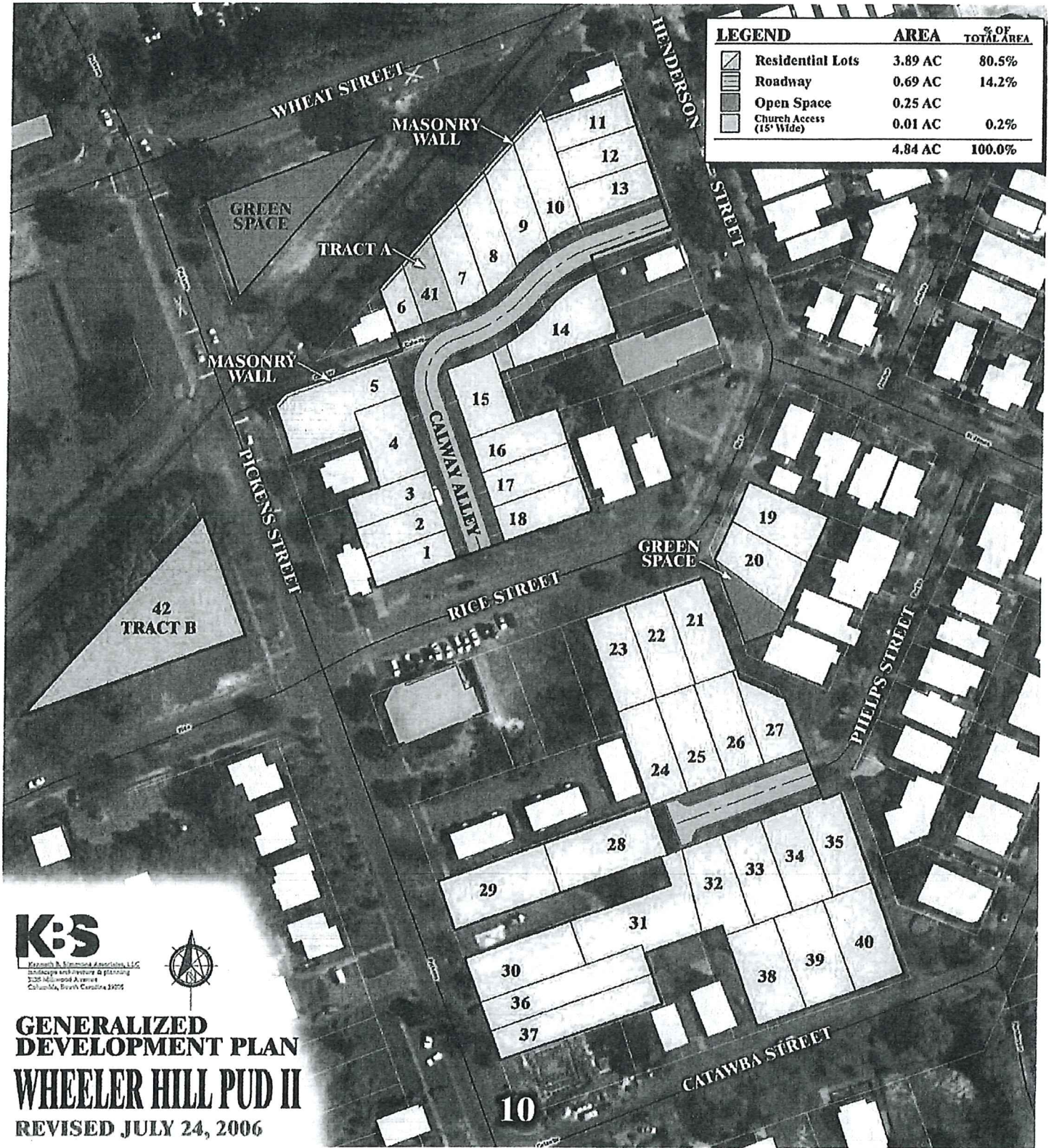
We Are Columbia



Prepared by: Shane Shaughnessy
May 14, 2020

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Attachment: ZMA-2020-0010 WheelerHill Council (6024 : ZMA-2020-0010: Wheeler Hill PUD)

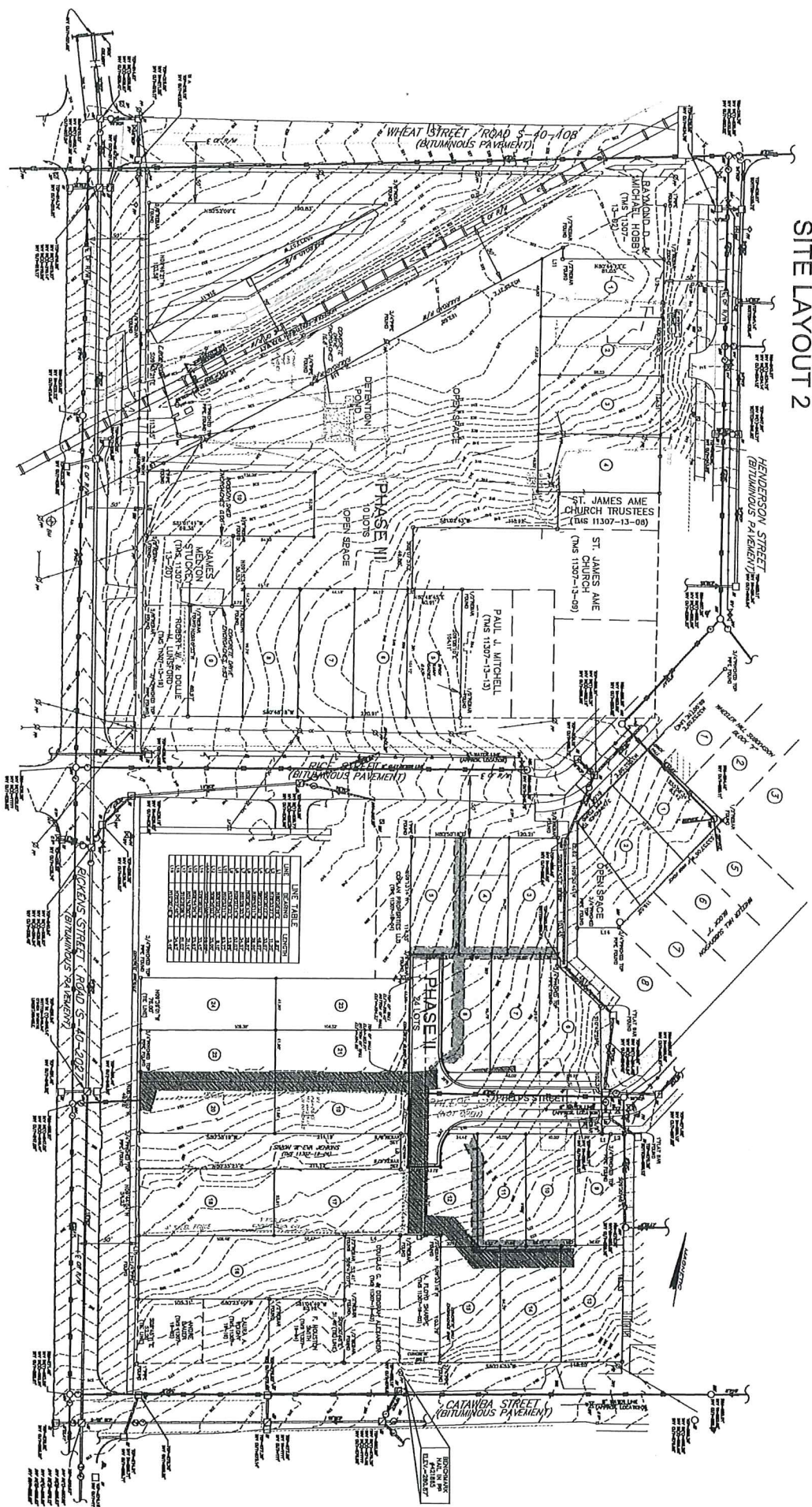


Table of Permitted Uses
RG-2
Permitted Principal Uses
Water supply services
Sewerage Systems (Sec. 17-262)
Municipal or other passive recreation facilities (parks, greenways, including administrative facilities)
Detached One-Family Dwelling
Attached One-Family Dwelling
Attached Two-Family Dwelling
Multi-Family Dwelling
Group Development
Police and Fire Protection
Permitted in District, provided owner and/or tenant complies with the associated conditions set forth in this article
Municipal active recreation facilities (athletic ball fields, swimming pools, playgrounds, including administration facilities)(Sec. 17-289)
Permitted Accessory Use
Coin-operated laundries and dry cleaning
Permitted as an Accessory Use or as a Principal Use by Special Exception
Food crops grown within a covered enclosure
General farms, primarily crop
Public Golf Course
Elementary and Secondary Schools (17-296)
Libraries and Information Centers
Religious Organizations
Roominghouses and boardinghouses
Organization hotels and lodginghouses on membership basis
Special Exception by Board of Zoning Appeals
Electric substations
Cemetery subdividers and developers
Parking Lots
Membership Sports and Recreation Clubs
Day Care Facilities (17-265)
Residential Care (17-266)
Mobile home parks subject to article VI division 2
Fraternity and sorority houses



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ZONING MAP AMENDMENT 1527 Lyon Street, NX1513
Lyon Street and 1510 Ontario Street (1513 Lyon Street), TMS#
11411-03-01, 11411-03-02, and 11411-03-03

**FUNDING SOURCE &
ORIGINAL BUDGET:**

PURPOSE:

Council District: 2

Proposal: Request to rezone the parcel from General Commercial District (C-3) to General Residential District (RG-2)

Applicant: LuCinda J. Herrera, Columbia Housing

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)

First reading approval was given on July 21, 2020.

ATTACHMENTS:

- ZMA-2020-0013_Lyon1527(GonzGarden)_Council (PDF)

HISTORY:

07/21/20

Columbia City Council

APPROVED ON FIRST READING.



CITY COUNCIL

July 21, 2020 at 2:00pm

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

Zoning Map Amendment Case Summary

**1527 Lyon Street, NX1513 Lyon Street and 1510 Ontario Street (1513 Lyon Street),
TMS# 11411-03-01, 11411-03-02, and 11411-03-03**

Council District:	2
Proposal:	Request to rezone the parcel from General Commercial District (C-3) to General Residential District (RG-2).
Applicant:	LuCinda J. Herrera, Columbia Housing
Staff Recommendation:	Approval
PC Recommendation:	06/01/2020; Approval (6-0)
ZPH, 1st Reading:	07/21/2020; Pending
2nd Reading:	08/04/2020; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 1.2 acres
Current Use: Vacant
Proposed Use: Residential
Current Land Use Classification: Urban Core Mixed Residential- Type 1 (UCMR-1)
Current Zoning: General Commercial District (C-3)
Proposed Zoning: General Residential District (RG-2)

PLANS, POLICIES, AND LAND USE

Comprehensive Plan Land Use Classification

The future land use for the subject property is Urban Core Mixed Residential Type 1 (UCMR-1) in the Future Land Use Map.

Urban Core Mixed Residential Type 1 neighborhoods are appropriate in the central city and near major corridors throughout Columbia. This development type may represent existing and historic neighborhoods or a vision for intensification of transitional areas between lower density neighborhoods and higher activity corridors and centers. Traditional and contemporary architectural styles have a place in Urban Core Mixed Residential neighborhoods, but scale is always important. Urban Core Mixed Residential Type 1 will usually transition to Urban Core Mixed Residential Type 2 as development moves further from main arterials and activity centers.

Primary Types

- Multi-family Medium
- Multi-family Small to Medium Mixed-use
- Single-family Attached

Secondary Types

- Multi-family Large
- Multi-family Small
- Two-family
- Three-family
- Single-family Detached

Tertiary Types

- Small to Medium Format Business/Employment (excl. Flex)
- Small to Medium Format Civic/Institutional
- Parking Structures & Lots

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is located within Cluster 1 of [A Plan for the Redevelopment of East Central City](#) (2004). The site analysis identified the subject property as within an area for potential revitalization (Section 2, Page 7) and recommends a future land use of mixed use development, and the intersection of Taylor/Forest, Millwood, and Lyon is identified as an activity node (Section 4C, Page 1).

The plan notes that “the Lyon Street Neighborhood revitalization relies heavily on the redevelopment of the Gonzales Gardens housing project. No positive impact for the Lyon Street neighborhood can be accomplished without first addressing Gonzales Gardens. St. Anna’s Park provides the neighborhood with a meeting place. The plan further notes that “the redevelopment of Gonzales Gardens and the adjacent properties to the east and west along Taylor St into a mixed-use would enhance the existing residential areas and project a more positive image along Taylor St.” (Section 4C, Page 3)

A summary of the Gonzales Gardens catalyst project noted the following:

“Design Elements

The proposed Gonzales Gardens mixed-use development will encourage pedestrian mobility within the development and create visual and pedestrian connections to the hospital and the surrounding Lyons Street neighborhood. The buildings will relate to the street and be designed with no more than three stories fronting on Forest Dr to create a pedestrian scale. Windows and doors should face the street and be combined with generous sidewalks, furnishings, plantings and lighting to promote a friendly walking environment. This definition of the edge will not only define the development, but also provide an opportunity for ‘eyes on the street,’ and rejuvenate the image of Forest Dr. The heights of the buildings should be reduced along Washington St to a maximum of two stories. This will give the development a smaller scale, more in character with the surrounding neighborhood.” (Section 5, Pages 24-25)

PROPOSED ZONING DISTRICT SUMMARY

The subject property is currently zoned General Commercial District (C-3). The abutting properties in the City of Columbia have base zoning of General Residential District (RG-2) to the North, East, and South and General Commercial District (C-3) to the West.

The proposed zoning district is General Residential District (RG-2).

General Commercial District (C-3)

The C-3 district is intended to accommodate a variety of general commercial and nonresidential uses characterized primarily by retail, office and service establishments and oriented primarily to major traffic arteries or extensive areas of predominantly commercial usage and characteristics. Certain related structures and uses are

permitted outright or are permissible as special exceptions subject to restrictions and requirements intended to best fulfill the intent of this article. It is not the intent of this article to encourage the development of long, narrow strips of commercial development fronting on major arteries, often referred to as strip commercial areas. Such development is often incompatible with adjacent uses and may lead to the eventual formation of commercial slums, damage the traffic-carrying capacities of streets, increase congestion, lead to depreciation of property values in adjacent areas, encourage undue dispersion of commercial facilities to the inconvenience of the public, and create disproportionate costs in the provision of governmental services.

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 City Council rezone the parcel from C-3 to RG-2.



Land Use Map

1527 Lyon Street, NX1513 Lyon Street and 1510 Ontario Street (1513 Lyon Street),
TMS# 11411-03-01, 11411-03-02, and 11411-03-03; Current FLU: UCMR-1



We Are Columbia

Prepared by: Shane Shaughnessy
May 14, 2020



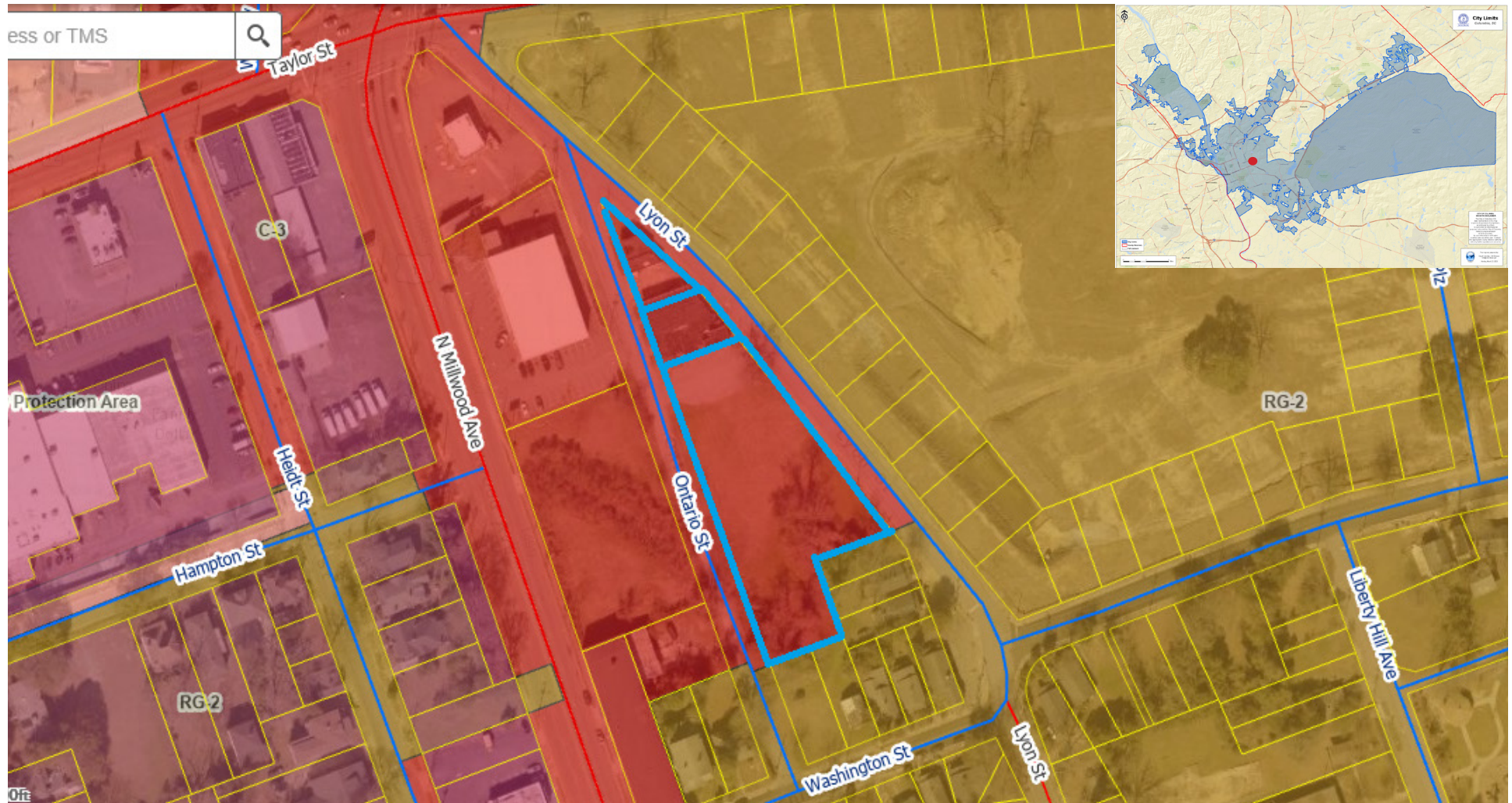
UCMR-1 - Urban Core Mixed Residential - 1	UCR-2 - Urban Core Residential Large Lot	UEAC-2 - Urban Edge Regional Activity Center	S/A - Sports/Amusement
UCMR-2 - Urban Core Mixed Residential - 2	UER-1 - Urban Edge Residential Small Lot	AC-1 - Neighborhood Activity Corridor	C/I - Civic/Institutional
UCMR-3 - Urban Core Mixed Residential - 3	UER-2 - Urban Edge Residential Large Lot	AC-2 - Community Activity Corridor	CBA - Central Business Area
UEMR - Urban Edge Mixed Residential	UCAC-1 - Urban Core Neighborhood Activity Center	AC-3 - Regional Activity Corridor	ZOO - Riverbanks Zoo & Garden
UCMF - Urban Core Multi-family	UCAC-2 - Urban Core Community Activity Center	EC - Employment Campus	UC - Universities/Colleges
UEMF - Urban Edge Multi-family	UCAC-3 - Urban Core Regional Activity Center	IND - Industrial	FJ - Fort Jackson
UCR-1 - Urban Core Residential Small Lot	UEAC-1 - Urban Edge Community Activity Center	TU - Transportation & Utilities	T/S - Transitional/Sensitive Lands

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Zoning Map

1527 Lyon Street, NX1513 Lyon Street and 1510 Ontario Street (1513 Lyon Street),
TMS# 11411-03-01, 11411-03-02, and 11411-03-03
Current Zoning: C-3, Proposed Zoning: RG-2



We Are Columbia



Prepared by: Shane Shaughnessy
May 14, 2020

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Table of Permitted Uses
C-3
Permitted Principal Uses
Landscape counseling and planning
Lawn and garden services
Ornamental shrub and tree services
Building Construction - Office Only
Construction other than building construction - Office Only
Bakery products
Printing, publishing and allied industries
Private Commercial Storage (Sec. 17-260)
Arrangement of Transportation Services
Telephone communication (wire or radio)
Communication: Telegraph
Radio and television broadcasting
Communication services, not elsewhere classified
Water supply services
Sewerage Systems (Sec. 17-262)
Paint, glass and wallpaper stores
Hardware stores
Retail nurseries, lawn and garden supply stores
Department stores
Variety stores
General merchandise stores: Miscellaneous general merchandise stores
Grocery Stores
Fruit stores and vegetable markets
Retail bakeries
Food stores: Miscellaneous
Motor vehicle dealers (new and used)(Sec. 17-286)
Motor vehicle dealers (used only)(Sec. 17-286)
Auto and home supply stores (Sec. 17-286)
Apparel and accessory stores
Furniture, home furnishings and equipment stores
Eating Places
Drugstores and proprietary stores
Miscellaneous shopping goods stores
Mail order house
Non-store retailers: Automatic merchandising machine operators
Fuel and ice dealers, except oil fuel dealers and bottled gas dealers
Florist
Cigar store and stands
New dealers and newsstands
Miscellaneous retail stores, not elsewhere classified
Finance, Insurance, and Real Estate
Cemetery subdividers and developers
Hotels, motels, and tourist courts
Suite Hotel (Sec. 17-271)
Bed and breakfast hotel (Sec. 17-271)

Table of Permitted Uses
RG-2
Permitted Principal Uses
Water supply services
Sewerage Systems (Sec. 17-262)
Municipal or other passive recreation facilities (parks, greenways, including administrative facilities)
Detached One-Family Dwelling
Attached One-Family Dwelling
Attached Two-Family Dwelling
Multi-Family Dwelling
Group Development
Police and Fire Protection
Permitted in District, provided owner and/or tenant complies with the associated conditions set forth in this article
Municipal active recreation facilities (athletic ball fields, swimming pools, playgrounds, including administration facilities)(Sec. 17-289)
Permitted Accessory Use
Coin-operated laundries and dry cleaning
Permitted as an Accessory Use or as a Principal Use by Special Exception
Food crops grown within a covered enclosure
General farms, primarily crop
Public Golf Course
Elementary and Secondary Schools (17-296)
Libraries and Information Centers
Religious Organizations
Roominghouses and boardinghouses
Organization hotels and lodginghouses on membership basis
Special Exception by Board of Zoning Appeals
Electric substations
Cemetery subdividers and developers
Parking Lots
Membership Sports and Recreation Clubs
Day Care Facilities (17-265)
Residential Care (17-266)
Mobile home parks subject to article VI division 2
Fraternity and sorority houses

Organization hotels and lodgings on membership basis
Garment pressing and agents for laundries and dry cleaners
Taylor and alteration shops
Linen supply
Diaper service
Coin-operated laundries and dry cleaning
Permitted Principal Uses
Photographic Studios, portrait
Beauty Shops
Barbershops
Shoe repair shops, shoeshine parlors, and hat cleaning shops
Funeral service and crematories
Miscellaneous personal services, except massage parlors and spas
Advertising agencies
Consumer credit reporting agencies
Blueprinting and photocopying (Sec. 17-264)
Commercial photography, art and graphics
Stenographic services and reproduction services not elsewhere classified
Disinfecting and extermination services
Cleaning and maintenance services to dwellings and other buildings not elsewhere classified
Equipment rental and leasing services
Personal supply services
Miscellaneous business services: Miscellaneous
Business services not elsewhere classified
Employment agencies
Temporary help services
Computer and data processing services
Detective agencies and protective services
Passenger car rental and leasing without driver
Truck rental and leasing without drivers
Utility trailer and recreational vehicle rental
Parking Lots
Carwashes
Radio and mobile telephone installation shops
Radio and television repair shops
Refrigeration and air conditioning service and repair shops
Reupholstery and furniture repair
Watch and jewelry repair
Repair shops, not otherwise classified
Motion picture production
Motion picture theaters except drive-in
Bowling alleys and billiard and pool establishments
Physical fitness facilities and yoga facilities
Dance studios
Professional sports clubs and promoters
Racing including track operations
Municipal or other passive recreation facilities (parks, greenways, including administrative facilities)
Public golf courses
Coin-operated amusement devices
Amusement parks
Membership Sports and Recreation Clubs
Amusement and recreation services not elsewhere classified

Offices of physicians
Nursing and personal care facilities
Hospitals
Medical and dental laboratories
Legal services
Colleges, universities, professional schools, and junior colleges
Libraries and information centers
Permitted Principal Uses
Business and secretarial schools
Vocational schools except vocational high schools not elsewhere classified
Individual and family social services
Job training and vocational rehabilitation services
Museums and art galleries
Arboreta, botanical and zoological gardens
Business associations
Professional membership
Labor Unions and similar labor organizations
Civic, social and fraternal associations
Political organizations
Religious organizations
Engineering, architectural, and surveying services
Accounting, auditing, and bookkeeping services
Commercial economic, sociological, and educational research
Noncommercial research organization
Testing laboratories
Management and public relations services
Miscellaneous services
Executive Offices
Legislative bodies
General government not elsewhere classified
Courts
Police and Fire Protection
Public finance, taxation, and monetary policy
Administration of human resources programs
Administration of environmental quality and housing programs
Administration of economic programs
Permitted in District, provided owner and/or tenant complies with the associated conditions set forth in this article
Microbrewery (Sec. 17-290) products
Used merchandise stores without weapons (Sec. 17-87)
Non-depository personal credit institutions (pay day loan and/or title loan establishments (Sec. 17-294)
Municipal active recreation facilities (athletic ball fields, swimming pools, playgrounds, including administration facilities)(Sec. 17-289)
Offices and clinics of other health practitioners, including therapeutic massage (17-288)
Elementary and Secondary Schools (17-296)
Permitted as an Accessory Use or as a Principal Use by Special Exception
Food crops grown within a covered enclosure
General farms, primarily crop

Special Exception by Board of Zoning Appeals
Veterinary services with indoor kennels
Veterinary services with outdoor kennels
Furnitures and fixtures
Special Exception by Board of Zoning Appeals
Local and suburban transit and interurban highway passenger transportation and service facilities for motor vehicle passenger transportation
Motor freight transportation and warehousing: Local trucking without storage
Public warehousing: Miniwarehouse (Sec. 17-260)
U.S. Postal Service
Electric substations
Motor vehicles and automotive parts and supplies
Wholesale trade, not durable goods: Paper and paper products
Wholesale trade, not durable goods: Drugs, drug proprietaries, and drugist sundries
Wholesale trade, not durable goods: Apparel - Goods and notions
Wholesale trade, not durable goods: Groceries and related products
Wholesale trade, not durable goods: Miscellaneous nondurable goods
Retail Trade: Lumber and other building materials dealers
Gasoline service stations (Sec. 17-286)
Boat dealers (Sec. 17-286)
Recreational and utility trailer dealers (Sec. 17-286)
Drinking Places (alcoholic beverages)(Sec. 17-269)
Liquor Stores
Used merchandise stores with weapons
Pawn shops
Fuel oil dealers
Liquified petroleum gas (bottled gas) dealers
Banquet Hall
Power laundries
Laundry and garment services not elsewhere classified
Body piercing facilities and tattoo establishments
Massage parlors and spas
Outdoor advertising agencies
Parking structures
Automotive repair shops
Automotive services, except repair and carwashes
Drive-in motion picture theaters
Bingo parlors
Day Care Facilities (Sec. 17-265)
Residential Care (Sec. 17-266)
Commercial, physical and biological research
Detached One-Family Dwelling
Attached Two-Family Dwelling
Multi-Family Dwelling
Group Development
High-Rise (Sec. 17-304)
Mid-Rise (Sec. 17-267)
Dormitories, Public
Fraternity and sorority houses

Correctional insitutions



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: FUTURE LAND USE MAP AMENDMENT
CONFIRMATION 215 Bush River Road; TMS# 07308-01-07

**FUNDING SOURCE &
ORIGINAL BUDGET:**

PURPOSE:

Ordinance No.: 2020-068 Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map to include 215 Bush River Road; Richland County TMS# 07308-01-07; annexed by Ordinance No.: 2020-047 enacted June 2, 2020

Council District: 2

Proposal: Request to affirm land use classification of Urban Core Regional Activity Center (UCAC-3) following the annexation of the property. The property currently has interim classification of Urban Core Regional Activity Center (UCAC-3).

Applicant: Boozer Shopping Center, Inc.

Staff Recommendation: APPROVE

PC Recommendation: 05/04/2020: Annex, Assign Interim Land Use & Interim Zoning APPROVE (7-0)

First reading approval was given on July 21, 2020.

ATTACHMENTS:

- FLUConfirm_ANNEX-2020-0004_BushRiver215 (1) (PDF)
- 2020-068 add 215 Bush River Road to Future Land Use Map (PDF)

HISTORY:

07/21/20

Columbia City Council

APPROVED ON FIRST READING.



CITY COUNCIL

July 21, 2020 at 2:00pm

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

FUTURE LAND USE MAP CONFIRMATION AMENDMENT CASE SUMMARY

215 Bush River Road; TMS# 07308-01-07

Council District:	2	
Proposal:	Request to affirm land use classification of Urban Core Regional Activity Center (UCAC-3) following the annexation of the property. The property currently has interim classification of Urban Core Regional Activity Center (UCAC-3).	
Applicant:	Boozer Shopping Center, Inc.	
Staff Recommendation:		APPROVE
PC Recommendation:	05/04/2020: Annex, Assign Interim Land Use & Interim Zoning	APPROVE (7-0)
Annexation, 1 st Reading:	05/19/2020: Annex, Assign Interim Land Use & Interim Zoning	APPROVE
Annexation, 2 nd Reading:	06/02/2020: Annex, Assign Interim Land Use & Interim Zoning	APPROVE
Comp. Plan Amendment, 1 st Reading:	07/21/2020: Confirmation of Land Use Classification	PENDING
Comp. Plan Amendment, 2 nd Reading:	08/04/2020: Confirmation of Land Use Classification	PENDING
Map Amendment, 1 st Reading:	07/21/2020: Zoning Confirmation	PENDING
Map Amendment, 2 nd Reading:	08/04/2020: Zoning Confirmation	PENDING

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: Approx. 0.57 acre
 Current Use: Vacant
 Proposed Use: Commercial
 Reason for Annexation: Municipal Services
 Urban Service Area: Primary Area
 Current Interim Land Use: Urban Core Regional Activity Center (UCAC-3)
 Proposed Land Use: Urban Core Regional Activity Center (UCAC-3)
 Current Interim Zoning: General Commercial District (C-3)
 Proposed Zoning: General Commercial District (C-3)
 Census Tract: 104.03

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.

Comprehensive Plan Land Use Classification

The proposed future land use classification for the subject property is Urban Core Regional Activity Center (UCAC-3).

These developments are intense mixed-use business districts within the urban context. They may be adjacent to the central business district or found in outer areas of the City. They are primary destinations for work and play which attract people from more than a 20-mile radius or drive distance. The uses are built within the urban blocks and grid, and whole-scale redevelopment of blocks or adaptive reuse of existing structures may occur in these areas. Their scale is large and may take up multiple city blocks. Their primary use is as a business district, but high-intensity residential in mixed-use buildings is also appropriate.

Primary Types:

- Small to Extra Large Business/Employment (incl. High-rise, excl. Flex)
- Multi-family Medium and High-rise Mixed-use

Secondary Types:

- Multi-family Medium to High-rise
- Small to Large Flex
- Civic/Institutional
- Parking Structures

Tertiary Types:

- Single-family Attached
- Cemeteries & Mausoleums
- Parking Lots

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is located within the study area of the [Broad River Corridor Master Plan](#) (2010) adopted by Richland County, specifically within the Dutch Square West Neighborhood Sub-Area (page 48). The plan proposes a land use character district of Corridor Mixed-Use District for the property (page 32), and the subject property is not located within a ¼ mile radius of the proposed Dutch Square Mixed-Use Transit Node set forth within the plan along the Broad River Road Corridor (page 56). The sub-area concept plan identifies the subject property as an area for infill redevelopment opportunities (Figure 4.20, page 53).

STAFF RECOMMENDATION

Staff recommends City Council adopt an ordinance to amend Chapter 8.23 of *The Columbia Plan: 2018 – Future Land Use Map* to affirm the assignment of the Urban Core Regional Activity Center (UCAC-3) land use classification for the property.



Future Land Use Map

215 Bush River Road, TMS# 07308-01-07;
Current Interim FLU: UCAC-3, Proposed FLU: UCAC-3

18.a

Department of Planning &
Development Services

Legend

-  CITY LIMITS
-  PARCELS
-  UCMR-1 - Urban Core Mixed Residential-1
-  UCMR-2 - Urban Core Mixed Residential-2
-  UCMR-3 - Urban Core Mixed Residential-3
-  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 30 60 120
Feet

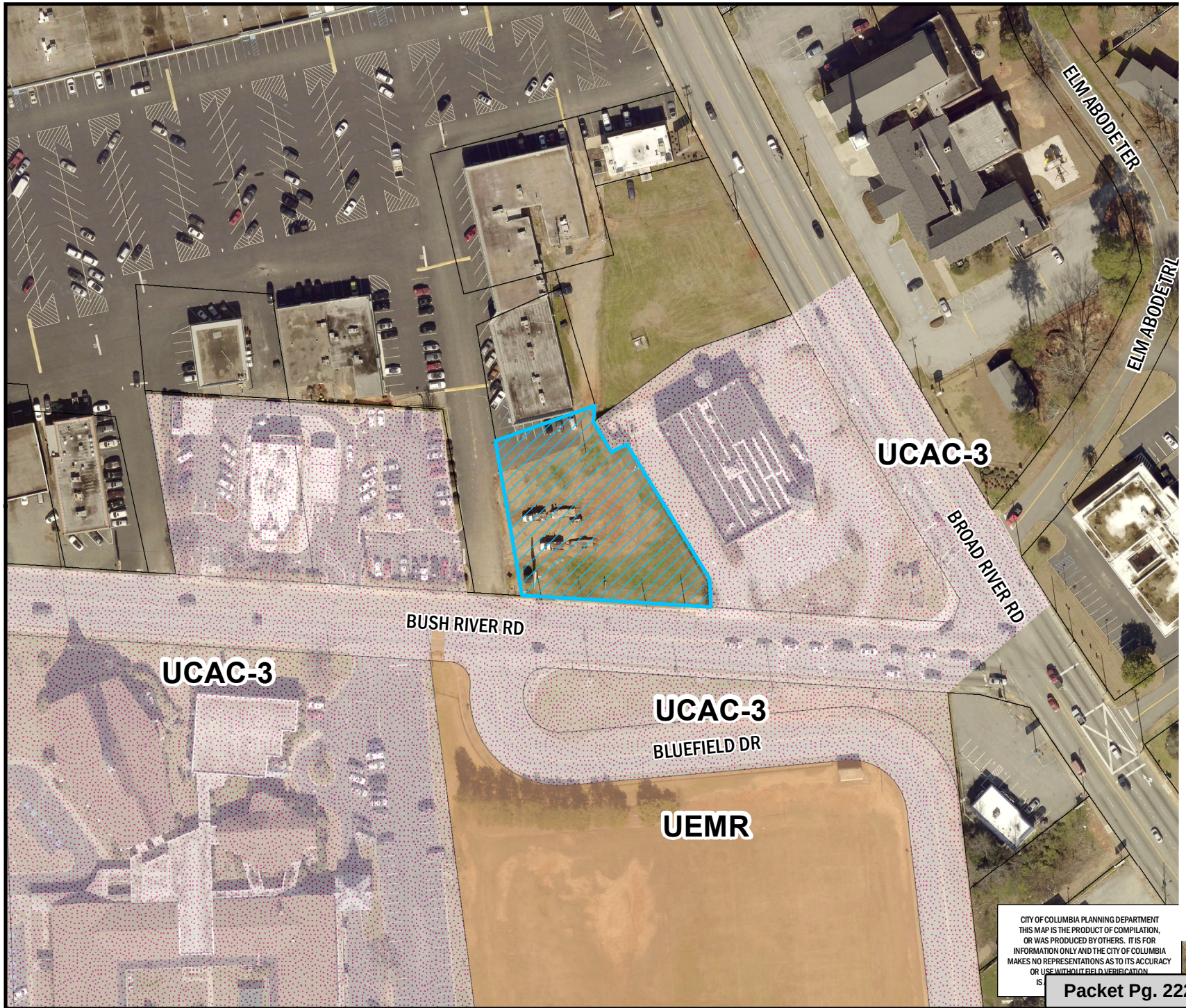
ORIGINAL PREPARATION/DATE:

This map was prepared by:

Shane Shaughnessy
March 4, 2020



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IS

Packet Pg. 222

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Attachment: FLUConfirm ANNEX-2020-0004_BushRiver215 (1) (6027 : ANNEX-2020-0004: 215 Bush River

Zoning Map

Department of Planning & Development Services

215 Bush River Road, TMS# 07308-01-07;
Current Interim Zoning: C-3; Proposed Zoning: C-3

18.a

Legend

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 30 60 120
Feet

ORIGINAL PREPARATION/DATE:
This map was prepared by:

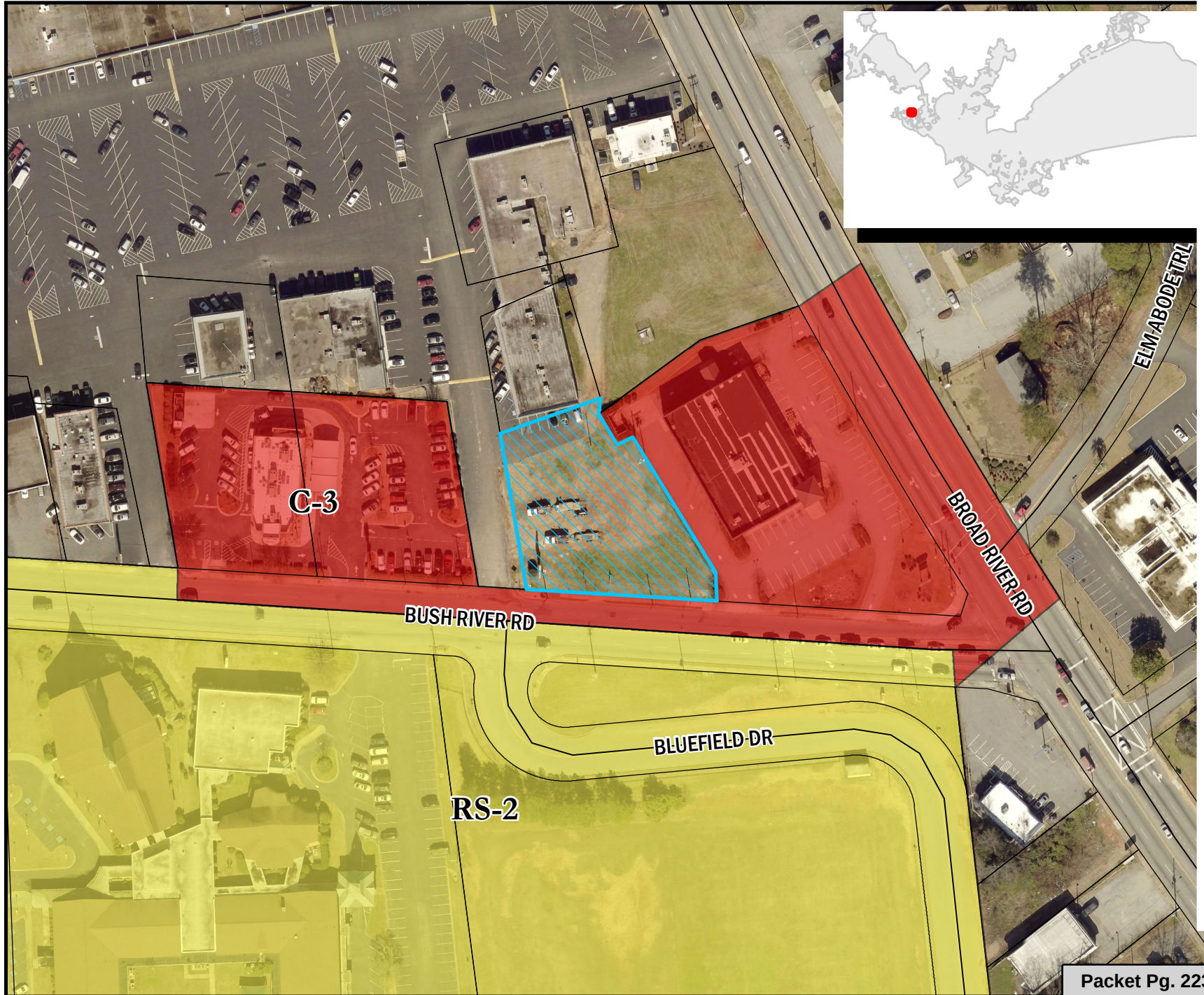
Shane Shaughnessy
March 4, 2020

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Attachment: FLUConfirm_ANNEX-2020-0004_BushRiver215 (1) (6027 : ANNEX-2020-0004: 215 Bush River

Packet Pg. 223

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

ORDINANCE NO.: 2020-068

Amending the City of Columbia Comprehensive Plan 2018 Future Land Use Map to include 215 Bush River Road; Richland County TMS# 07308-01-07; annexed by Ordinance No.: 2020-047 enacted June 2, 2020

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 in Place", along with all the maps and policies contained therein; and,

WHEREAS, 215 Bush River Road; Richland County TMS# 07308-01-07, filed for petition on March 3, 2020, and shall be assigned the designated future land use classification of Urban Core Regional Activity Center (UCAC-3), 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 _____, 2020, that 215 Bush River Road; Richland County TMS# 07308-01-07, annexed into the City of Columbia by Ordinance No.: 2020-047 enacted on June 2, 2020, shall be incorporated into Plan Columbia Land Use Plan Putting the Pieces in Place adopted by Ordinance No.: 2015-014 on February 17, 2015. This property shall be apportioned to City Council District 2, Census Tract 104.03, contains 0.604 acres, and shall be assigned a land use classification of Urban Core Regional Activity Center (UCAC-3).

Requested by:

Assistant City Manager Gentry _____

Mayor

Approved by:

City Manager

Approved as to form:

ATTEST:

T. A. Knox

City Attorney

City Clerk

Introduced:

Final Reading:

Future Land Use Map

215 Bush River Road, TMS# 07308-01-07;
Current Interim FLU: UCAC-3, Proposed FLU: UCAC-3

18.b

Department of Planning &
Development Services

Legend

-  CITY LIMITS
-  PARCELS
-  UCMR-1 - Urban Core Mixed Residential-1
-  UCMR-2 - Urban Core Mixed Residential-2
-  UCMR-3 - Urban Core Mixed Residential-3
-  UEMR - Urban Edge Mixed Residential
-  UEMF - Urban Edge Multi-Family
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-  UCR-2 - Urban Core Residential Large Lot
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-  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
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-  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 30 60 120
Feet

ORIGINAL PREPARATION/DATE:

This map was prepared by:

Shane Shaughnessy
March 4, 2020



We Are Columbia



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Packet Pg. 225

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Attachment: 2020-068 add 215 Bush River Road to Future Land Use Map (6027 : ANNEX-2020-0004: 215



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ZONING MAP AMENDMENT CONFIRMATION 215 Bush River Road; TMS# 07308-01-07

**FUNDING SOURCE &
ORIGINAL BUDGET:**

PURPOSE:

Council District: 2

Proposal: Request to affirm zoning classification of General Commercial (C-3) following the annexation of the property. The property currently has interim classification of General Commercial (C-3).

Applicant: Boozer Shopping Center, Inc.

Staff Recommendation: APPROVE

PC Recommendation: 05/04/2020; Annex, Assign Interim Land Use & Interim Zoning APPROVE (7-0)

First reading approval was given on July 21, 2020.

ATTACHMENTS:

- ZMAConfirm_ANNEX-2020-0004_BushRiver215 (PDF)

HISTORY:

07/21/20

Columbia City Council

APPROVED ON FIRST READING.



CITY COUNCIL

July 21, 2020 at 2:00pm

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

ZONING MAP AMENDMENT CONFIRMATION CASE SUMMARY 215 Bush River Road; TMS# 07308-01-07

Council District:	4	
Proposal:	Request to affirm zoning of General Commercial District (C-3). The property currently has interim zoning of General Commercial District (C-3).	
Applicant:	Boozer Shopping Center, Inc.	
Staff Recommendation:		APPROVE
PC Recommendation:	05/04/2020: Annex, Assign Interim Land Use & Interim Zoning	APPROVE (7-0)
Annexation, 1 st Reading:	05/19/2020: Annex, Assign Interim Land Use & Interim Zoning	APPROVE
Annexation, 2 nd Reading:	06/02/2020: Annex, Assign Interim Land Use & Interim Zoning	APPROVE
Comp. Plan Amendment, 1 st Reading:	07/21/2020: Confirmation of Land Use Classification	PENDING
Comp. Plan Amendment, 2 nd Reading:	08/04/2020: Confirmation of Land Use Classification	PENDING
Map Amendment, 1 st Reading:	07/21/2020: Zoning Confirmation	PENDING
Map Amendment, 2 nd Reading:	08/04/2020: Zoning Confirmation	PENDING

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: Approx. 0.57 acre
 Current Use: Vacant
 Proposed Use: Commercial
 Reason for Annexation: Municipal Services
 Urban Service Area: Primary Area
 Current Interim Land Use: Urban Core Regional Activity Center (UCAC-3)
 Proposed Land Use: Urban Core Regional Activity Center (UCAC-3)
 Current Interim Zoning: General Commercial District (C-3)
 Proposed Zoning: General Commercial District (C-3)
 Census Tract: 104.03

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.

Comprehensive Plan Land Use Classification

The proposed future land use classification for the subject property is Urban Core Regional Activity Center (UCAC-3).

These developments are intense mixed-use business districts within the urban context. They may be adjacent to the central business district or found in outer areas of the City. They are primary destinations for work and play which attract people from more than a 20-mile radius or drive distance. The uses are built within the urban blocks and grid, and whole-scale redevelopment of blocks or adaptive reuse of existing structures may occur in these areas. Their scale is large and may take up multiple city blocks. Their primary use is as a business district, but high-intensity residential in mixed-use buildings is also appropriate.

Primary Types:

- Small to Extra Large Business/Employment (incl. High-rise, excl. Flex)
- Multi-family Medium and High-rise Mixed-use

Secondary Types:

- Multi-family Medium to High-rise
- Small to Large Flex
- Civic/Institutional
- Parking Structures

Tertiary Types:

- Single-family Attached
- Cemeteries & Mausoleums
- Parking Lots

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is located within the study area of the [Broad River Corridor Master Plan](#) (2010) adopted by Richland County, specifically within the Dutch Square West Neighborhood Sub-Area (page 48). The plan proposes a land use character district of Corridor Mixed-Use District for the property (page 32), and the subject property is not located within a ¼ mile radius of the proposed Dutch Square Mixed-Use Transit Node set forth within the plan along the Broad River Road Corridor (page 56). The sub-area concept plan identifies the subject property as an area for infill redevelopment opportunities (Figure 4.20, page 53).

PROPOSED ZONING DISTRICT SUMMARY

The parcel is currently has interim zoning of General Commercial District (C-3). Surrounding parcels within the City of Columbia are currently zoned General Commercial District (C-3) to the West and East and Single-Family Residential District (RS-2) to the South. Surrounding parcels in unincorporated Richland County are zoned GC to the North.

The proposed City of Columbia zoning district is General Commercial District (C-3).

General Commercial District (C-3)

The C-3 district is intended to accommodate a variety of general commercial and nonresidential uses characterized primarily by retail, office and service establishments and oriented primarily to major traffic arteries or extensive areas of predominantly commercial usage and characteristics. Certain related structures and uses are permitted outright or are permissible as special exceptions subject to restrictions and requirements intended to best fulfill the intent of this article. It is not the intent of this article to encourage the development of long, narrow strips of commercial development fronting on major arteries, often referred to as strip commercial areas. Such development is often incompatible with adjacent uses and may lead to the eventual formation of commercial slums, damage the traffic-carrying capacities of streets, increase congestion, lead to depreciation of property values in adjacent areas, encourage undue dispersion of commercial facilities to the inconvenience of the public, and create disproportionate costs in the provision of governmental services.

STAFF RECOMMENDATION

Staff recommends City Council affirm the zoning of General Commercial District (C-3).



Future Land Use Map

Department of Planning & Development Services

215 Bush River Road, TMS# 07308-01-07;
Current Interim FLU: UCAC-3, Proposed FLU: UCAC-3

19.a

Legend

-  CITY LIMITS
-  PARCELS
-  UCMR-1 - Urban Core Mixed Residential-1
-  UCMR-2 - Urban Core Mixed Residential-2
-  UCMR-3 - Urban Core Mixed Residential-3
-  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 30 60 120
Feet

ORIGINAL PREPARATION/DATE:
This map was prepared by:
Shane Shaughnessy
March 4, 2020



We Are Columbia



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
OR USE WITHOUT FIELD VERIFICATION
IS

Packet Pg. 231

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

Attachment: ZMAConfirm ANNEX-2020-0004_BushRiver215 (6028 : ZMA ANNEX-2020-0004: 215 Bush

Zoning Map

Department of Planning &
Development Services

215 Bush River Road, TMS# 07308-01-07;
Current Interim Zoning: C-3; Proposed Zoning: C-3

19.a

Legend

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 30 60 120
Feet

ORIGINAL PREPARATION/DATE:
This map was prepared by:

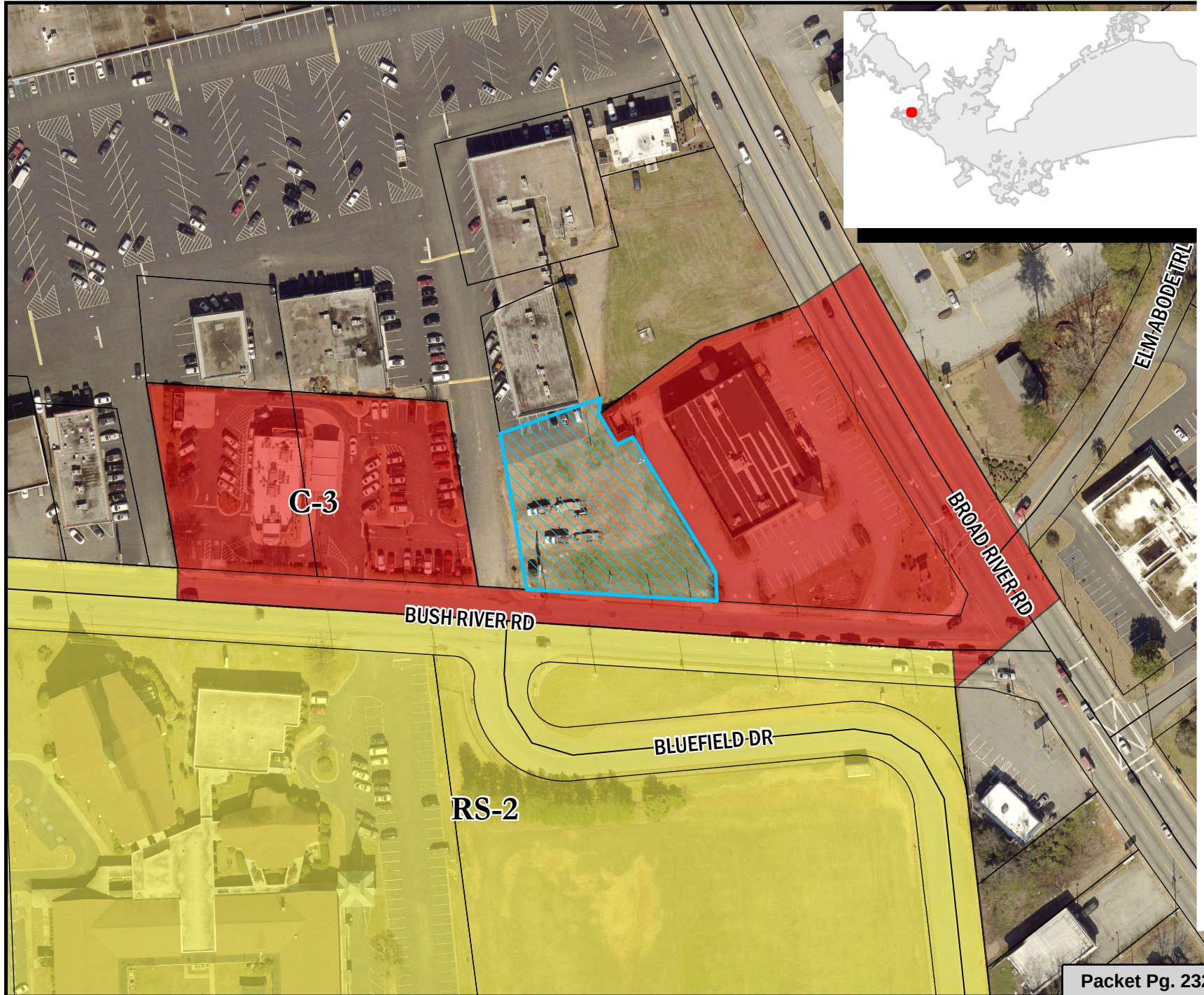
Shane Shaughnessy
March 4, 2020

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



Attachment: ZMAConfirm ANNEX-2020-0004_BushRiver215 (6028 : ZMA ANNEX-2020-0004: 215 Bush

Packet Pg. 232

** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: COLUMBIA COMPASS request to adopt Columbia Compass as the 10-year update to the City of Columbia's comprehensive plan, replacing TCP2018: The Columbia Plan.

REQUISITION NO.: Krista Hampton

FUNDING SOURCE & ORIGINAL BUDGET:

FOCUS AREAS: Attracting & Retaining Talent, Connecting Our Community, Economic Prosperity - Endless Possibilities, Empowering Our Residents, Enhancing Columbia's Neighborhoods, Innovative & High Quality Municipal Services, Planning Together

PURPOSE:

Ordinance No.: 2020-028 Repealing in its entirety the City of Columbia Comprehensive Plan 2018 and subsequent amendments and replacing it with the Columbia Compass: Envision 2036

City Council Districts: All

Proposal: Request adoption of Columbia Compass, Envision 2036 as the 10-year update to the City of Columbia's comprehensive plan, replacing TCP2018: The Columbia Plan.

Applicant: John Fellows, Planning Administrator and Leigh DeForth, Comprehensive Planner

Staff Recommendation: Approval

PC Recommendation: 03/02/2020; Recommended Approval (7-0)

First reading approval was given on July 21, 2020.

A copy of the Columbia Compass draft to be considered by City Council is available online at www.columbiacompass.org.

ATTACHMENTS:

- ColaCompass City Council Case Summary (1) (PDF)
- 2020-028 Columbia Compass Envision 2036 (PDF)
- Planning Commission Resolution Columbia Compass (PDF)
- Columbia Compass Website
- Raj Aluri Comments(PDF)

HISTORY:

07/21/20

Columbia City Council

APPROVED ON FIRST READING.



CITY COUNCIL

July 21, 2020 at 2:00pm

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

COMPREHENSIVE PLAN – 10-YEAR UPDATE

CASE SUMMARY

Columbia Compass: Envision 2036

City Council Districts:	All
Proposal:	Request adoption of Columbia Compass: Envision 2036 as the 10-year update to the City of Columbia's comprehensive plan, replacing TCP2018: The Columbia Plan .
Applicant:	John Fellows, Planning Administrator, and Leigh DeForth, Comprehensive Planner
Staff Recommendation:	Approval
PC Recommendation:	03/02/2020; Recommended Approval (7-0)
Public Hearing, 1 st Reading:	07/21/2020; Pending
2 nd Reading:	08/04/2020; Pending

SUMMARY

Introduction to Plan

The *Columbia Compass: Envision 2036* planning process has resulted in a [plan document](#) which is meant to be the 10-year update to the City's comprehensive plan. As directed by South Carolina law, the City of Columbia updates the comprehensive plan every ten years. The [prior plan](#) was adopted in 2008, with interim updates in 2009, 2015 (the adoption of *Plan Columbia: Land Use Plan* as a replacement to the land use element), and in 2015 (the adoption of *Walk Bike Columbia* as a replacement to the bicycle & pedestrian section of the transportation element).

Purpose

A comprehensive plan is a long-term guide that expresses the values and aspirations of a community. It is the broadest public policy document a community can create, and it establishes a long range vision for a community. A comprehensive plan is a tool to prepare for change and acts both a business plan and a guidebook for decision makers. The plan is not a regulatory document, but it serves as a foundation for City budgeting, zoning and land development regulations, capital improvements, development decisions, and more.

Summary of the Plan & Organization

The [plan](#) is organized into primary chapters by element, and a number of appendices were developed which serve to provide further detail about the existing conditions and policies regarding each element, provide summaries of public engagement, and incorporate the recommendations of *Walk Bike Columbia*. The plan reviews and builds upon community input and research, and sets forth recommendation strategies under each plan element (chapters two through eight). These recommendations are then summarized within the priority investment element (chapter nine). A thematic

index has also been developed that allows the reader to identify recommendations which speak to the topical themes of the plan. Though the document is set up so that printing the plan is possible, the plan is meant to live online.

Vision Statement

Columbia Compass: Envision 2036 utilized Council's [Envision Columbia](#) Vision Statement to set the tone for the plan. This statement reads:

"By 2036, Columbia has captured the new American dream. While embracing our 250-year rich history, we enthusiastically welcome the future. We are proud of our soul, our unique character, our diversity, and our human potential. We stand as a city for all people. As a center of commerce, technology, and education, we have defined our city as one full of vitality and inclusion with a charming and cosmopolitan feel. We will create our desired future. We will continue our success."

Summary of Public Engagement

The planning team engaged with the public and obtained critical feedback both through face-to-face and online interactions. We estimate that we have had over 6,200 points of engagement throughout the planning process, which does not include the reach of the water bill mailers, social media, or MailChimp emails. A comprehensive summary of public engagement is provided in Appendix L: Public Engagement, and survey and meeting-specific feedback is provided in Appendices I-K.

In-person engagement activities included:

- Public meetings in October 2018, February 2019, and January 2020 (at each phase of the planning process)
- Consolidated neighborhood meetings in the Fall and Winter of 2018
- Meetings with business districts and civic organizations
- Presence at City events
- Lunch with a planner events
- Focus groups and one-on-one interviews with stakeholders for each plan element

Online interactions included:

- Two interactive surveys (Fall 2018 and Spring 2019)
- MailChimp emails which helped to advertise newsletters and events
- Facebook and Twitter posts, inclusive of targeted ads and boosted posts
- A robust dedicated plan website.
- Virtual meetings in June 2020

Water bill mailers were also sent during the planning process.

Revisions made to the publicly released draft after the conclusion of the public comment period (February 7):

- Typographical, image, formatting, and map edits for clarity and consistency
- Updates to the proposed future land use maps as indicated online [via the interactive future land use map](#)
- Addition of conclusion to Priority Investment chapter
- Addition of survey respondent comments to *Appendix I: Fall 2018 Survey*.

Revisions made to the publicly released draft as a condition of and subsequent to Planning Commission review and recommendation:

- Updated page numbers
- Addition of table of contents to introductory chapter
- Addition of page number references to Priority Investment chapter
- Addition of thematic index
- Any minor typographical, image, or formatting edits for clarity and consistency

Continuation of Neighborhood, Area, and Corridor Plans

A number of more recent neighborhood, area, and corridor plans have been adopted as addenda to the current comprehensive plan, *TCP2018: The Columbia Plan*. Staff recommends that the following planning efforts and their recommendations be carried forward as addenda to *Columbia Compass: Envision 2036*:

- [*A Plan For the Redevelopment of East Central City*](#) (2004)
- [*Capital City Mill District Area and Corridor Plan*](#) (2017)
- [*City Center Master Plan*](#) (1999)
- [*Columbia Owens Master Plan*](#) (2002)
- [*Devine Street - Fort Jackson Boulevard Commercial Node Plan*](#) (2014)
- [*Future Five: Five Points Master Plan*](#) (2006)
- [*Innovista Master Plan*](#) (2007)
- [*Lower Waverly Catalyst Redevelopment Plan*](#) (2006)
- [*Master Plan for the Villages of North Columbia*](#) (2005)
- [*Public Space Public Life Action Plan*](#) (2016)
- [*Rosewood Corridor & Neighborhood Plan*](#) (2012)
- [*South Main Capital District Area Plan*](#) (2017)
- [*Walkable 29203 Pedestrian Master Plan*](#) (2017)
- [*West Gervais District Plan*](#) (2017)

Continuation of Planning Studies

A number of planning studies have also been completed which are incorporated into *Columbia Compass: Envision 2036* by reference. These studies, the [*City-wide Architectural Survey & Historic Preservation Plan*](#) (1993), also known as the Bryan Survey, and the [*Eau Claire Historic Resources Survey*](#) (2018) are referenced within the cultural resources chapter and appendix of *Columbia Compass: Envision 2036*.

Future Steps

Once adopted by City Council, the plan will serve as guidance for elected and appointed officials, city staff, and citizens.

In the immediate future, Planning Commission and City Council will need to consider the assignment of future land use classifications to properties annexed during the Columbia Compass approval process, including them in the *Columbia Compass* future land use maps subsequent to the plan adoption.

The Planning Division will work to provide regular reporting on implementation progress, and will recommend updates to the plan where necessary.

STAFF RECOMMENDATION

Staff recommends that City Council adopt an ordinance which:

- Adopts [*Columbia Compass: Envision 2036*](#) as the 10-year update to the City of Columbia's comprehensive plan, replacing [*TCP2018: The Columbia Plan*](#).
- Carries forward the City's neighborhood, area, and corridor plans, as well as planning studies, as addenda to *Columbia Compass: Envision 2036*.

ORDINANCE NO.: 2020-028

Repealing in its entirety the City of Columbia Comprehensive Plan 2018 and subsequent amendments and replacing it with the Columbia Compass: Envision 2036

WHEREAS, City Council adopted the City of Columbia Comprehensive Plan 2018 by Ordinance No.: 2008-085 on October 1, 2008, and adopted subsequent amendments by Ordinance No.: 2015-014 on February 17, 2015 and Ordinance No.: 2015-0029 on June 2, 2015; and,

WHEREAS, the State of South Carolina's Code of Laws, §6-29-510(E), requires that all elements of a City's comprehensive plan must be updated at least once every ten (10) years pursuant to §6-29-530; and,

WHEREAS, the Columbia Planning Commission approved the Columbia Compass: Envision 2036 based on the results obtained from public input and findings the planning team compiled since the process kicked off in September 2018, from residents, civic groups, business and property owners, institutions, City staff and from incorporating Planning Commission recommendations; NOW, THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia this ____ day of _____, 2020, that The Columbia Plan: 2018 and subsequent amendments are hereby replaced in their entirety and replaced with Columbia Compass: Envision 2036, along with all the maps and policies attained therein, and is adopted and effective as of final reading of this ordinance.

BE IT FURTHER ORDAINED that the following neighborhood, area, and corridor plans are carried forward as addenda to the Columbia Compass: Envision 2036: *A Plan For the Redevelopment of East Central City* (2004); *Capital City Mill District Area and Corridor Plan* (2017); *City Center Master Plan* (1999); *Columbia Owens Master Plan* (2002); *Devine Street - Fort Jackson Boulevard Commercial Node Plan* (2014); *Future Five: Five Points Master Plan* (2006); *Innovista Master Plan* (2007); *Lower Waverly Catalyst Redevelopment Plan* (2006); *Master Plan for the Villages of North Columbia* (2005); *Public Space Public Life Action Plan* (2016); *Rosewood Corridor & Neighborhood Plan* (2012); *South Main Capital District Area Plan* (2017); *Walkable 29203 Pedestrian Master Plan* (2017); and *West Gervais District Plan* (2017); and,

BE IT FURTHER ORDAINED that the following planning studies are carried forward as addenda to Columbia Compass: Envision 2036: the *City-wide Architectural Survey & Historic Preservation Plan* (1993), also known as the Bryan Survey, and the *Eau Claire Historic Resources Survey* (2018); and,

AND IT IS FURTHER ORDAINED that copies of the within adopted Columbia Compass: Envision 2036 be made available for public inspection and copying in the offices of the City Clerk, City Manager and Planning Department.

Requested by:

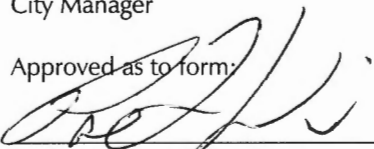
Assistant City Manager Gentry

Mayor

Approved by:

City Manager

Approved as to form:



Senior Assistant City Attorney

ATTEST:

City Clerk

Introduced:

Final Reading:

Last revised: 3/19/2020

Attachment: 2020-028 Columbia Compass Envision 2036 (6029 : COMPREHENSIVE PLAN - 10-YEAR UPDATE: Columbia Compass: Envision

**A RESOLUTION OF THE CITY OF COLUMBIA
PLANNING COMMISSION
RES: COMP PLAN – 2020-007**

**RECOMMENDING ADOPTING COLUMBIA COMPASS: ENVISION 2036 AS THE 10-YEAR UPDATE TO THE
COMPREHENSIVE PLAN OF THE CITY OF COLUMBIA.**

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 (The Columbia Plan 2018) in accordance with the South Carolina Comprehensive Planning Act of 1994 (Title 6, Chapter 29 of the SC Code); and,

WHEREAS, the State of South Carolina's Code of Laws, §6-29-510(E), requires that all elements of a City's comprehensive plan must be updated at least once every 10 years pursuant to §6-29-530,

WHEREAS, neighborhood, area, and corridor plans have been adopted as addenda to The Columbia Plan 2018, and the recommendations of these plans should be carried forward as addenda to Columbia Compass;

WHEREAS, the Columbia Compass planning process was undertaken by the City to develop this 10-year update to the City's comprehensive plan;

WHEREAS, throughout the planning process, which kicked off in September 2018, the planning team undertook an extensive public participation process that included residents, civic groups, business and property owners, institutions, and City staff in order to develop the plan,

WHEREAS, the Columbia Compass draft was developed as a result of research and this robust public engagement and in partnership with community members and City staff and officials;

WHEREAS, the Columbia Compass draft represents a common vision for the City and has the potential to be a decision-making guide for City staff, County staff, and state agencies, as well as for investment in the City by individuals, families, businesses, religious organizations, and nonprofit institutions;

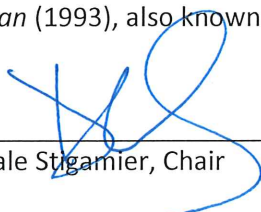
WHEREAS, prior to City Council review and adoption Planning Division staff will be making minimal formatting, pagination, and typographical edits, some of which will also allow for the creation of the thematic index to the plan; and

WHEREAS, the City of Columbia Planning Commission has provided input and recommendations throughout the Columbia Compass process in response to the public input and findings;

NOW, THEREFORE BE IT RESOLVED by the City of Columbia Planning Commission this, the second day of March, 2020, that the City of Columbia Planning Commission recommends that City Council adopt Columbia Compass as the City's 10-year update to the comprehensive plan, along with all the maps and policies contained therein, with the condition that the final formatting, pagination, and typographical edits, as well as the thematic index, as referenced within the case summary and herein, are completed.

Planning Commission further recommends that City Council carry forward the following neighborhood, area, and corridor plans: *A Plan For the Redevelopment of East Central City* (2004); *Capital City Mill District Area and Corridor Plan* (2017); *City Center Master Plan* (1999); *Columbia Owens Master Plan* (2002); *Devine Street - Fort Jackson Boulevard Commercial Node Plan* (2014); *Future Five: Five Points Master Plan* (2006); *Innovista Master Plan* (2007); *Lower Waverly Catalyst Redevelopment Plan* (2006); *Master Plan for the Villages of North Columbia* (2005); *Public Space Public Life Action Plan* (2016); *Rosewood Corridor & Neighborhood Plan* (2012); *South Main Capital District Area Plan* (2017); *Walkable 29203 Pedestrian Master Plan* (2017); and *West Gervais District Plan* (2017).

Planning Commission also recommends that City Council carry forward the following planning studies, as addenda to *Columbia Compass: Envision 2036*: the *City-wide Architectural Survey & Historic Preservation Plan* (1993), also known as the Bryan Survey, and the *Eau Claire Historic Resources Survey* (2018).



Dale Stigamier, Chair

3/2/2020
Date

Hammond, Erika

From: Benjamin, Stephen K (Steve)
Sent: Tuesday, July 21, 2020 3:48 PM
To: DeForth, Leigh A; Fellows, John S; Hammond, Erika; Wilson, Teresa B; Hampton, Krista M
Subject: Fwd: [EXTERNAL] Columbia Compass - Agenda Item for today's work session at 2 PM

Steve Benjamin
 Mayor
 Columbia, South Carolina

Begin forwarded message:

From: "Dr. Raj Aluri, International Friendship Ministries" <rajaluri@ifmusa.org>
Date: July 21, 2020 at 2:44:25 PM EDT
To: "Benjamin, Stephen K (Steve)" <Stephen.Benjamin@columbiasc.gov>,
 "daniel.rickenmann@columbiasc.net" <daniel.rickenmann@columbiasc.net>
Subject: [EXTERNAL] Columbia Compass - Agenda Item for today's work session at 2 PM

CAUTION: This email originated outside of the organization. Do not click links or open attachments from unknown senders or suspicious emails. Never enter a username or password on a site that you did not knowingly access.

Dear Honorable Mayor and City Council Members,

Trust all of you and your families are keeping well and healthy. If I can, I will participate in today's public hearing on Columbia Compass Cultural Events Section. Someone who is very involved in the community as well as in the international festival for over the years and has been at UofSC over good many years sent me a draft copy of the section Cultural Resources, especially cultural events saying "no mention of Columbia International Festival in this document." And I am surprised too as city probably has (in my good guess) about close to 10% its population who are foreign-born representing almost every nation in the world. UofSC alone has about 2000 international students/scholars and not counting Benedict College, Allen University, Midlands Tech and Columbia College and all other K-12 school systems in our city. Foreign-born people make a tremendous contribution to all areas of city's wellbeing—education, healthcare, small and large businesses, hospitality sector (hotels and restaurants), engineering, software industry and many other areas. I believe we speak about 100 languages in our city. I can go on and on. Columbia International Festival brings all this together to celebrate our diversity and help toward us keeping strong as One Columbia and One Community, though so diverse. I know our own mayor and all of you boast about how diverse we are as a city. I have been a resident of Columbia for the past 44 year and have witnessed how much our city has grown as a multicultural, multi-racial and multilingual community. The phenomenally successful Columbia International Festival which began in 1996, the year Atlanta hosted the Olympics, grew to attract 20,000 people for an indoor alcohol free and a family friendly event. We have about 150 cultural groups represented in this event each year. I really hope that Columbia International Festival and our City's vibrant and ever-growing multicultural community will be included in the Columbia Compass plans and projects to show the true diversity of our city and what define as One Columbia. But let us not forget the Greek Festival that has existed longer than Columbia International Festival and other international cultural events that place in our city. Thank you for your consideration in this regard. Have a wonderful afternoon.

Sincerely,

Raj Aluri

**COLUMBIA
INTERNATIONAL
FESTIVAL**

Dr. Raj Aluri
Director

Office: 803-799-3452
Cell: 803-318-0800
Email: festival@cifmusa.org

610 Pickens Street
P.O. Box 12504
Columbia, SC 29211

CIFONLINE.ORG



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#Columbia_Int_Fest



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Legal Department

FROM: *Shari Ardis, Legal Office Manager*

SUBJECT: Ordinance No.: 2020-049 Granting an encroachment to 401 Heyward Street, LLC for the use of the right of way area of the 400 and 500 blocks of Heyward Street for the installation and maintenance of landscaping and irrigation adjacent to 401, 425, 501, and 525 Heyward Street, Richland County
TMS#08816-12-13, 08816-12-14, 08816-13-14, and 08816-13-15

**FUNDING SOURCE &
ORIGINAL BUDGET:**

FOCUS AREAS: Connecting Our Community, Economic Prosperity - Endless Possibilities, Empowering Our Residents, Enhancing Columbia's Neighborhoods, Innovative & High Quality Municipal Services, Planning Together

PURPOSE:

First reading approval was given on July 21, 2020.

ATTACHMENTS:

- 2020-049 encroach 400-500 blks Heyward Street (PDF)

HISTORY:

07/21/20

Columbia City Council

APPROVED ON FIRST READING.

ORDINANCE NO.: 2020-049

Granting an encroachment to 401 Heyward Street, LLC for the use of the right of way area of the 400 and 500 blocks of Heyward Street for the installation and maintenance of landscaping and irrigation adjacent to 401, 425, 501, and 525 Heyward Street, Richland County TMS#08816-12-13, 08816-12-14, 08816-13-14, and 08816-13-15

WHEREAS, 401 Heyward Street, LLC (hereinafter "Grantee") desires to utilize a portion of the right of way area of the 400 and 500 blocks of Heyward Street adjacent to 401, 425, 501, and 525 Heyward Street, Richland County TMS#08816-12-13, 08816-12-14, 08816-13-14, and 08816-13-15, for the installation and maintenance of landscaping and irrigation, as shown on the attached drawings; and,

WHEREAS, it appears that the encroachment will not interfere with the use of the medians or street for traffic, utility locations or other uses within the foreseeable future; NOW, THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina, this ____ day of _____, 2020, that Grantee is hereby granted the right to use the right of way areas of the 400 and 500 blocks of Heyward Street adjacent to 401, 425, 501, and 525 Heyward Street, Richland County TMS#08816-12-13, 08816-12-14, 08816-13-14, and 08816-13-15 for the installation and maintenance of landscaping and irrigation, as shown on the attached drawings.

ALL WORK SHALL COMPLY with the requirements of The City of Columbia, South Carolina Department of Transportation (SCDOT) and Federal Emergency Management Agency (FEMA) now in existence or hereafter enacted. The materials and type of finish to be used are to be approved by the City Engineer prior to installation. Any damage to the street or sidewalk caused by construction shall be repaired to the satisfaction of the City Manager. Improvements within the encroachment shall be maintained by the grantee at no cost to the City in a manner approved by the City Manager; and,

PROVIDED FURTHER that the privilege granted hereby may be modified or terminated by Columbia City Council at any time without notice to the Grantee, its successors and assigns; and,

PROVIDED FURTHER that a certificate of insurance be issued as evidence of general liability insurance with at least the minimum amount of \$600,000.00 for personal injury and property damage and naming the City as an insured, be provided to and filed annually with the City Clerk by Grantee, his successors and assigns, as required by Chapter 11, Licenses, Permits, Business Regulations, Article III, Contractors, Sec. 11-71, 1998 Code of Ordinances of the City of Columbia, South Carolina.

PROVIDED FURTHER that the privilege granted hereby is subject to the Grantee complying with the following conditions, restrictions or limitations:

1. No item, including landscaping, shall be placed, planted or allowed to grow such that it creates a visual impediment to persons safely entering or exiting the driveway or to persons safely walking along the sidewalk. The City reserves the right to remove or cut any item located within the right of way which it deems to be a safety hazard.

2. Grantee is responsible for all maintenance and assuring that all accessibility and ADA requirements are met and maintained.

3. Landscaping to be maintained by property owner.

4. Existing irrigation should not spray walkways, sidewalks and streets and/or creating hazardous conditions upon the walkways, sidewalks and streets.

5. Obstructions of more than be four (4') feet in height are prohibited within the sight-visibility triangle.

6. Forestry and Beautification shall be provided access to trees within the right of way for maintenance purposes.

7. All trees shall be protected and no large tree roots shall be removed from any existing trees.

BE IT FURTHER ORDAINED that Grantee, in consideration of the above privilege, shall at its expense provide for protection and relocation of all utilities that might be within this area to the satisfaction of the City Manager.

Requested by:

Assistant City Manager Gentry

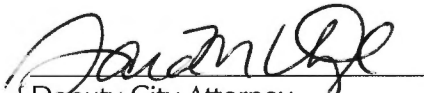
Mayor

Approved by:

City Manager

Approved as to form:

ATTEST:


Deputy City Attorney

City Clerk

Introduced:

Final Reading:

**CITY COUNCIL
ENCROACHMENT SUMMARY
2020-049**



**400 AND 500 BLOCKS OF HEYWARD STREET
ADJACENT TO 401, 425, 501, AND 525 HEYWARD STREET
LANDSCAPING AND IRRIGATION**

Subject Property:	Right-of-way adjacent to 401, 425, 501, and 525 Heyward Street
Council District:	2
Proposal:	The applicant is requesting an encroachment for installation and maintenance of landscaping and irrigation
Applicant:	401 Heyward St., LLC
Staff Recommendation:	Approval.

Detail:	The applicant is requesting an encroachment for installation and maintenance of landscaping and irrigation. Conditions of the proposed encroachment are as follows: 1. No item, including landscaping, shall be placed, planted or allowed to grow such that it creates a visual impediment to persons safely entering or exiting the driveway or to persons safely walking along the sidewalk. The City reserves the right to remove or cut any item located within the right of way which it deems to be a safety hazard. 2. Grantee is responsible for all maintenance and assuring that all accessibility and ADA requirements are met and maintained. 3. Landscaping to be maintained by property owner. 4. Existing irrigation should not spray walkways, sidewalks and streets and/or creating hazardous conditions upon the walkways, sidewalks and streets. 5. Obstructions of more than be four (4') feet in height are prohibited within the sight-visibility triangle. 6. Forestry and Beautification shall be provided access to trees within the right of way for maintenance purposes. 7. All trees shall be protected and no large tree roots shall be removed from any existing.
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CITY AGENCY COMMENTS FOR ENCROACHMENT	
Planning	Recommend approval.
Streets	Recommend approval.
Utilities and Engineering	Recommend approval.
Traffic Engineering	Recommend approval.
Forestry	Recommend approval. Be cautious of tree roots while working in the area. Root damage can significantly impact health and structure of the existing trees. Keep materials, equipment and other debris out of the tree zone. If there are any city tree root issues, please contact Forestry and Beautification.
Land Development	Recommend approval.

Fire	Recommend approval.
------	---------------------

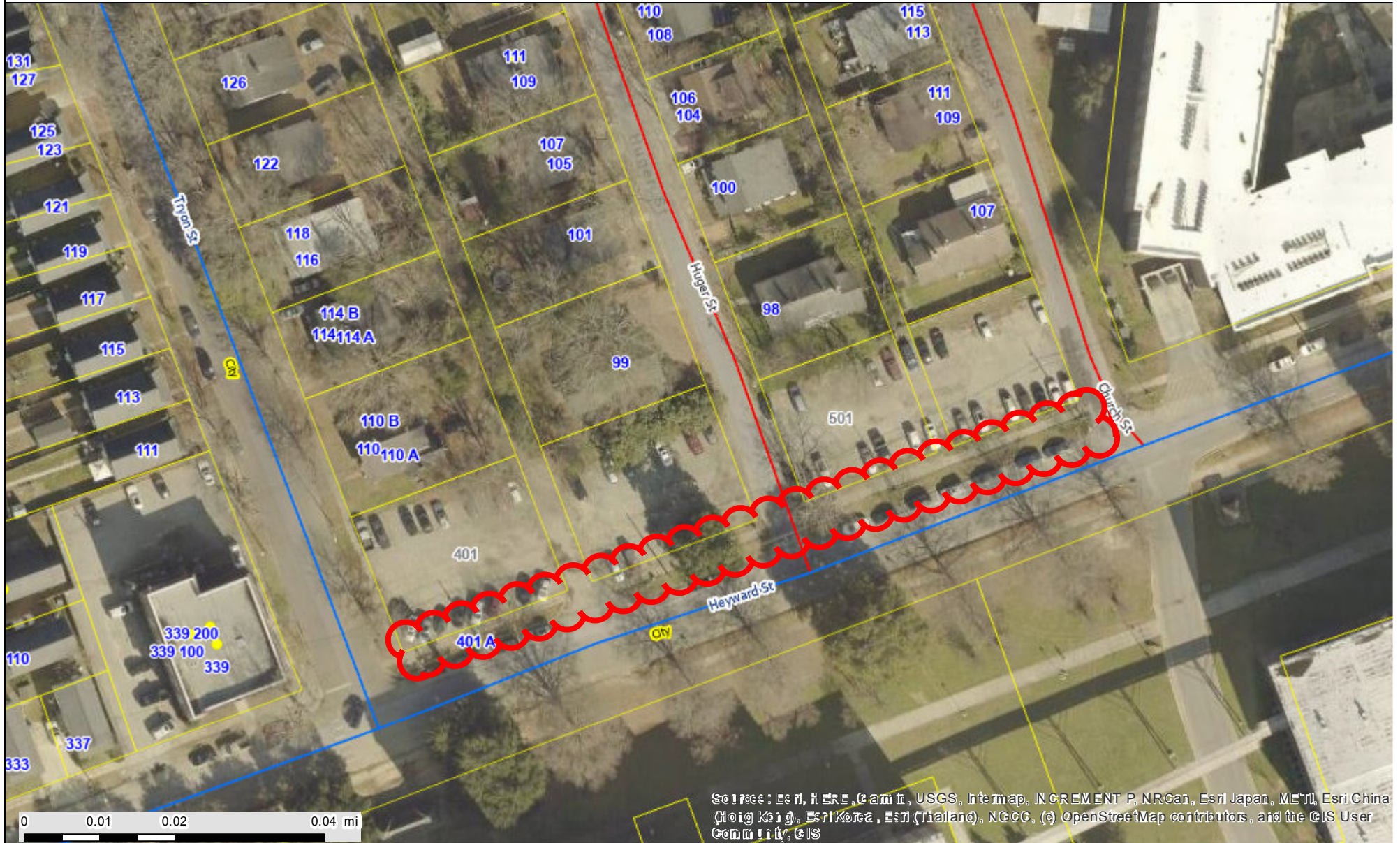
City of Columbia

Heyward St. Encroachments

21.a



Monday, February 17, 2021



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



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Packet Pg. 248

Attachment: 2020-049 encroach 400-500 blks Heyward Street (6006 : Ordinance No.: 2020-049 encroach

REQUEST FOR A PERMANENT COMMERCIAL ENCROACHMENT ORDINANCE (INCLUDING OUTDOOR DINING/LANDSCAPING/STUDENT HOUSING)

For a continuing encroachment on any type of property in which the City has an interest (i.e., rights of way, tree zone, sidewalk, streets), the person or entity is required to have an encroachment ordinance enacted by City Council permitting the encroachment. Encroachment ordinances are required for but not limited to: irrigation systems; landscaping; fencing; walls; pavers; walkways; outdoor dining items (chairs, tables, umbrellas, etc.); awnings; bollards and directional signs (i.e., churches) Business signs are NOT permitted via an encroachment. Encroachments must comply with all existing City codes, rules and regulations, the Americans with Disabilities Act, if applicable, and are subject to review and approval by City staff. Enactment of the encroachment ordinance by a majority vote of City Council, which is a discretionary legislative act, is also required. In order to obtain an encroachment ordinance from the City of Columbia, it will be necessary for the City of Columbia to be named as an additional insured on your insurance policy with limits being increased to \$600,000 as required by Sec. 11-71. It is recommended that you contact your insurance provider to determine if it will name the City of Columbia as an additional insured prior to submitting your request for an encroachment ordinance. If you have any questions concerning these requirements, please contact Chip Timmons with Risk Management, (803) 733-8306 or catimmons@columbiasc.net.

Please complete and submit this form along with photographs and drawings or site plan drawn to scale (including a 8-1/2 x11) to Johnathan Chambers by e-mail at jechambers@columbiasc.net; fax at 803-343-8779; or mail to Johnathan Chambers, Development Services, POB 147 Columbia, SC 29217, for preparation of an encroachment ordinance. Copies to City departments should be directed to the contact person for that department as shown below.

All work shall comply with the requirements of the City of Columbia and South Carolina Department of Transportation now in existence or hereafter enacted. The materials and type of finish to be used are to be approved by the City Engineer prior to installation. Any damage to the street or sidewalk caused by construction shall be repaired to the satisfaction of the City Manager. Improvements within the encroachment shall be maintained by the grantee at no cost to the City in a manner approved by the City Manager. Property owned, operated and maintained by SCDOT shall comply with SCDOT encroachment requirements.

Date: 1-21-2020 Property Owner: 401 Heyward Street, LLC
 Applicant's Name if different from Property Owner: Garvin Design Group
 Contact Information: Telephone Number: 803-212-1032 Fax Number: _____
 Mailing address: 1209 Lincoln Street E-mail address: arogerson@garvindesigngroup.com
 Business Name/Development Name for Encroachment: Heyward Street Apartments
 Encroachment type: Wall Fence Columns Steps X Irrigation System X Landscaping _____ Driveway _____ Pavers _____ Sidewalk/Walkway
 Planters _____ Awning _____ Underground Utilities _____ Other: _____

Dimensions (height/width/length): Underground irrigation piping and landscaping along Heyward Street within
 (i.e. 6'x42' wooden privacy fence; the R.O.W. to be maintained by the property owner.
 two 12'x4'x3' concrete steps)

Construction material: _____

☐ **OUTDOOR DINING:** The Fire Marshal's posted capacity allowed within the business at the time of enactment of the outdoor dining encroachment ordinance shall include the total number of patron seating approved for the outdoor dining encroachment area, if not already included in the posted capacity allowance, so that patrons relocating from inside to the outside or from outside to the inside do not cause the posted capacity to be exceeded.

Hours/days of operation for outdoor dining: _____

Posted Maximum Capacity Allowance (inside/outside combined): _____ No. of chairs outdoors: _____ No. of Tables Outdoors: _____

Do you serve: ☐ Wine ☐ Beer ☐ Liquor SCDOR ABL No.: _____ If not, do you intend to apply for an ABL license? _____

I acknowledge that the adjoining property owners and businesses have been contacted and approve the addition of outdoor dining at this location to include the service of beer, wine and/or liquor if applicable during the business hours noted above, and that any changes made to the business hours, use of the encroachment area or items allowed within the encroachment area will require an amendment to the encroachment ordinance.

Name/Title: _____
 Date: _____

I acknowledge that any changes made to the business, hours, use of the encroachment area, or items allowed within the encroachment area, to include obtaining a license to sell beer, wine and/or liquor will require an amendment to the encroachment ordinance.

Name/Title: _____
 Date: _____

The proposed ordinance will be sent to the requesting party and City offices for review and approval. Johnathan Chambers will compile the recommendations and forward them to the City Clerk for scheduling before City Council. This process may take from 30-90 days.

CONTACT

Johnathan Chambers
 John Fellows
 Brian Cook
 Jerry Thompson
 Fanessa Pinckney
 Amy Moore
 Robert Harkins
 Denny Daniels
 Robert Anderson
 Robert Sweat
 David Brewer
 Sara Hollar
 John Hooks
 Chip Timmons
 David Koon
 John David Spade
 LR: 7/2014

DEPARTMENT

Development Services (Land Development)
 Development Services (Planning)
 Development Services (Zoning)
 Development Services (Building Inspections)
 Development Services (Permits)
 Development Services (Historic Preservation)
 Development Services (Plans Review)
 Utilities & Engineering (Construction Management)
 Public Works (Administration)
 Public Works (Street Division)
 Public Works (Traffic Engineering)
 Public Works (Forestry & Beautification)
 Public Works (Solid Waste)
 Risk Management
 Fire Department
 Parking Services

PHONE

803-545-3333
 803-545-3222
 803-545-3332
 803-545-3420
 803-545-3420
 803-545-3222
 803-545-3420
 803-545-3400
 803-545-3780
 803-545-3790
 803-545-3850
 803-545-3860
 803-545-3800
 803-733-8306
 803-545-3701
 803-545-3070

FAX

803-343-8779
 803-733-8647
 803-733-8647
 803-733-8699
 803-733-8699
 803-733-8647
 803-733-8647
 803-988-8199
 803-733-8648
 803-545-3785
 803-733-8648
 803-733-8648
 803-733-8245
 803-401-8839
 803-733-8523

E-MAIL

jechambers@columbiasc.net
 jsfellows@columbiasc.net
 kbcook@columbiasc.net
 jlthompson@columbiasc.net
 fcpinckney@columbiasc.net
 aemoore@columbiasc.net
 rlharkins@columbiasc.net
 jddaniels@columbiasc.net
 raanderson@columbiasc.net
 rgswaatt@columbiasc.net
 ddbrewer@columbiasc.net
 sehollar@columbiasc.net
 jphooks@columbiasc.net
 catimmons@columbiasc.net
 cldgkoon@columbiasc.net
 spade@columbiasc.net

Attachment: 2020-049 encroach 400-500 blks Heyward Street (6006 : Ordinance No.: 2020-049 encroach 400 & 500 blks Heyward Street)



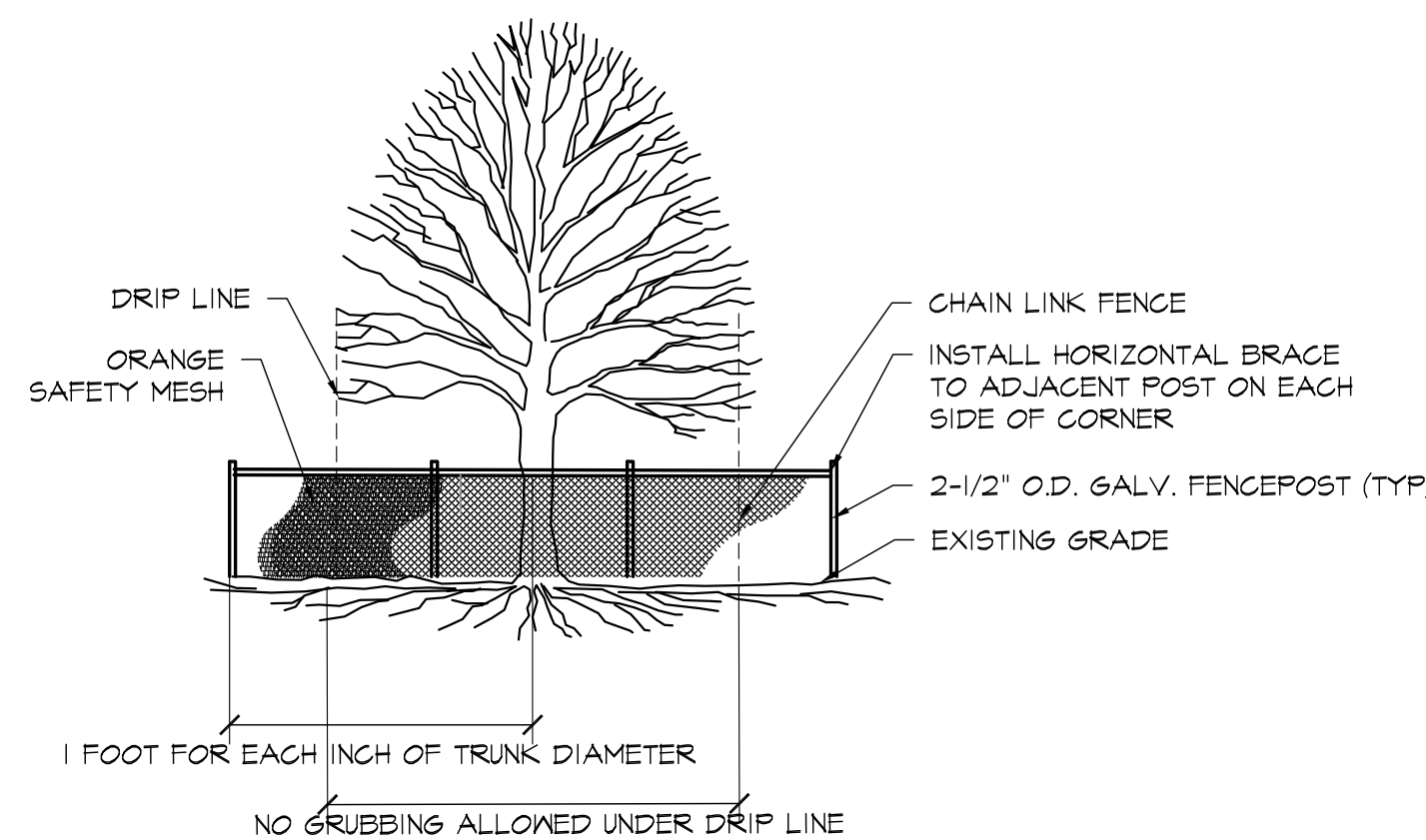
NUMBER	PLANT NAME	DBH	CONDITION	ACTION
1	OAK	18"	75 % GOOD	REMAIN
2	OAK	36"	75 % GOOD	REMAIN
3	MAGNOLIA	36"	25 % GOOD	REMOVE PER CONDITION
4	SYCAMORE	36"	50 % GOOD	REMOVE FOR CONSTRUCTION

TO BE REMOVED

TO BE PRESERVED & PROTECT

TREE NUMBER

TREE PROTECTION FENCE
SEE DETAIL

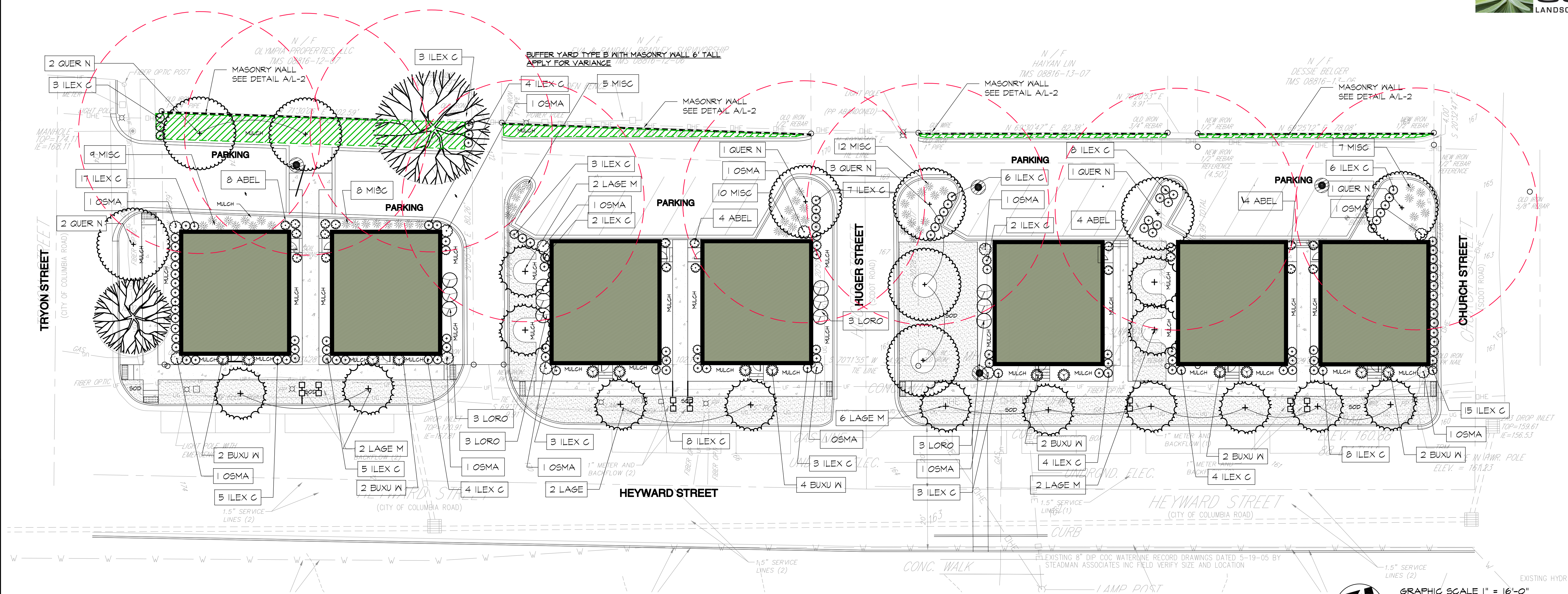


NOTES:

1. SEE LANDSCAPE PLANS FOR LOCATION OF TREE PROTECTION FENCING.
2. PROVIDE PROTECTION FENCE FOR ALL TREES TO REMAIN.
3. PROTECTION FENCING TO BE PLACED OUTSIDE OF DRILLPIE OF TREE CANYON UNLESS OTHERWISE INDICATED ON LANDSCAPE PLAN OR APPROVED BY PROJECT MANAGER.
4. A 4" LAYER OF HARDWOOD MULCH SHALL BE PLACED OVER TREE PROTECTION FENCING.
5. PROTECTION FENCING SHALL BE IN PLACE AND HARDWOOD MULCH PLACED PRIOR TO BEGINNING CONSTRUCTION.
6. NO GRADING WITHIN THE TREE PROTECTION ZONE.
7. NO PARKING MATERIALS OR CONCRETE PITS, CONCRETE NASHOUT, BURNING OF DEBRIS, OR OTHER SIMILAR CONSTRUCTION ACTIVITIES THAT COULD DISTURB OR COMPACT THE SOIL WITHIN THE TREE PROTECTION ZONE.
8. BARRIERS SHALL BE PLACED OUTSIDE OF PROTECTION ZONE TO ANY LAND DISTURBANCE OR CONSTRUCTION ACTIVITY, AND KEEP BARRIERS IN PLACE UNTIL ZONING ADMINISTRATION OR LAND DEVELOPMENT PLANNER APPROVES THEIR REMOVAL.
9. PLANT PROTECTION BARRIER AROUND THE TREES IN A RADIUS OF NO LESS THAN ONE FOOT (1') FOR EVERY ONE INCH (1") OF TREE TRUNK DIAMETER.

A TREE PROTECTION FENCING

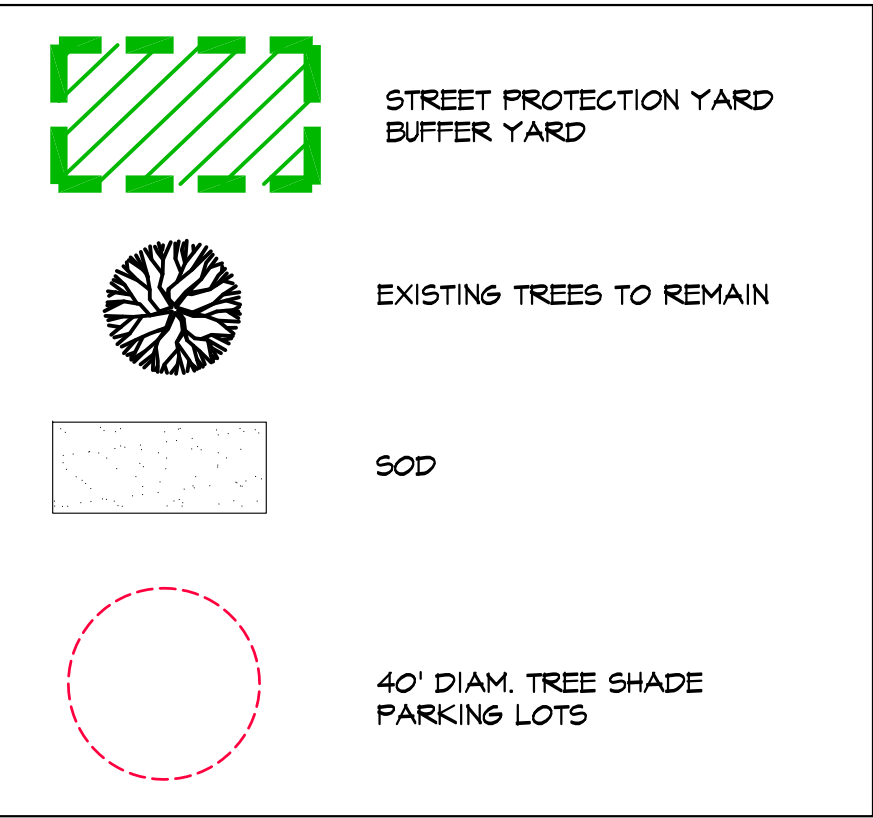
NOT TO SCALE



PLANT LIST

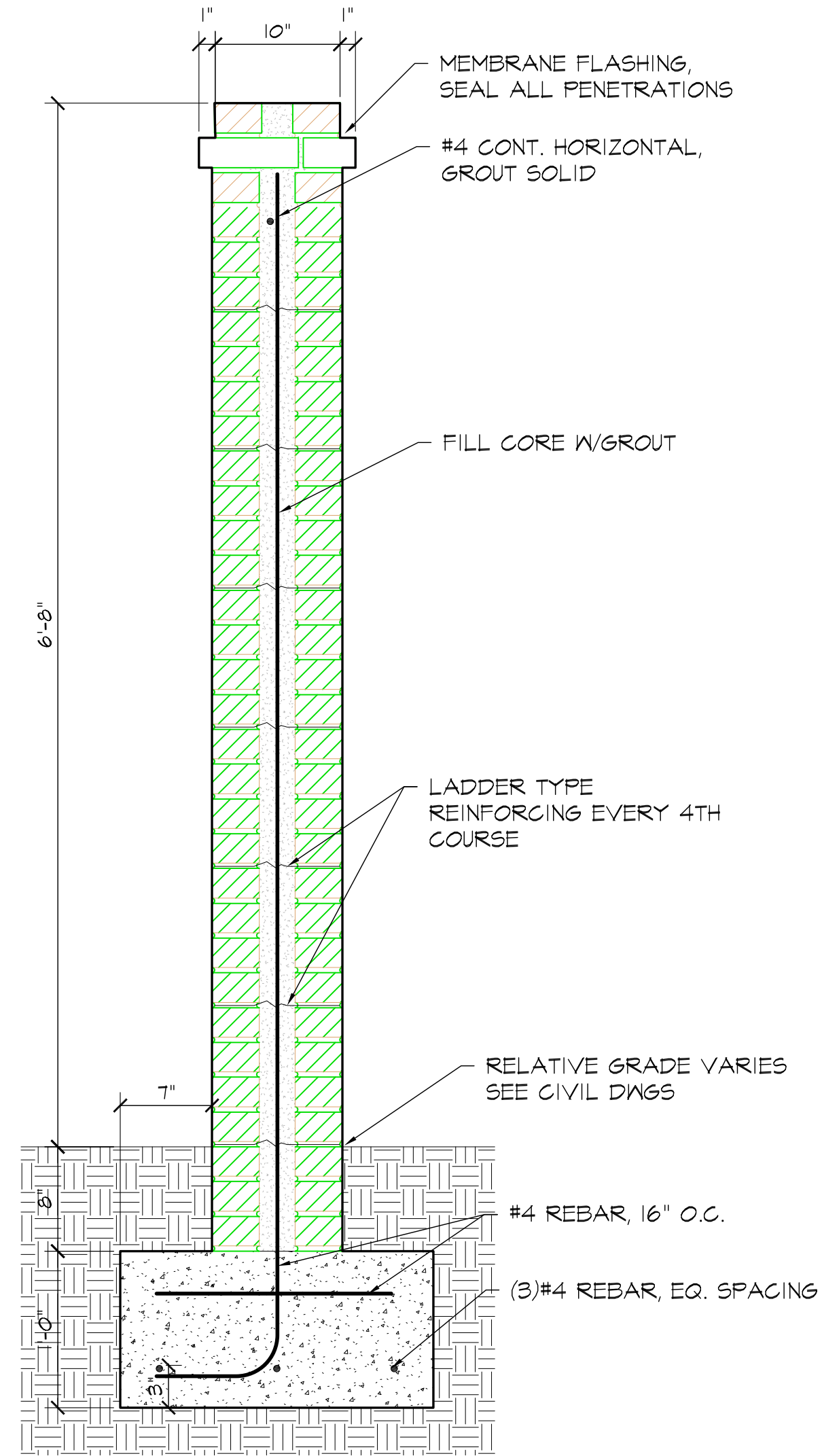
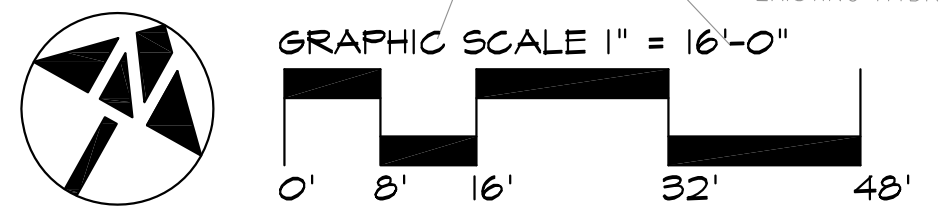
ABBR.	BOTANICAL NAME	COMMON NAME	CALIFER	SPREAD	MINIMUM HEIGHT	BALL DIA.	NO. GANES	COMMENTS	QTY.
LAGE M	LASERSTROEMIA MUSKOGEE	MUSKOGEE CRAWPEMYRTLE	2' EA.	4'-6'	10'-12'	28"	3 MIN	MATCHING, SPECIMEN	14
QUER N	QUERCUS NUTTALLI	NUTTALL OAK	3'	6'	12'	32"	1	MATCHING, SPECIMEN	4
ABEL S	ABELIA X GRANDIFLORA 'SHERWOOD'	'SHERWOOD' ABELIA		15"	12"	3 GAL.	3-5	PLANT 3' O.C.	20
BUXU W	BUXUS MICROPHYLLA 'WINTERGREEN'	WINTERGREEN BOXWOOD		6'-8"	12"	3 GAL.	3-5	AS SHOWN	14
ILEX C	ILEX CORNUTA 'CARISSA'	CARISSA HOLLY		15'-18"	12"	3 GAL.	3-5	PLANT 3' O.C.	117
LORO	LOROPETALUM CHINENSE	LOROPETALUM		24"	24"	3 GAL.	3-5	AS SHOWN	12
MISC	MISCANTHUS SINENSIS	MAIDEN GRASS		18"	18"	3 GAL.	3-5	PLANT 3' O.C.	51
OSMA	OSMANTHUS FRAGRANS	FRAGRANT TEA OLIVE		24"	24"	3 GAL.	3-5	PLANT 4' O.C.	12
SOD	EREMOCHLOA OPHIOIDES	CENTPEDE GRASS						WELL ROOTED	5,910 SF

LEGEND



Density Factor Calculation Worksheet

City of Columbia Tree Credits					
Type of Development	Commercial or Residential Subdivision				
TOTAL SITE	0.481 ACRES				
REQUIRED UNITS (DFS)	20.43 DFS UNITS				
TREES SAVED (EDF)					
Quantity	Tree Species	Softwood?	Health	Tree Caliper	Units Credits
1	Oak		75%	18 in	6.4 6.3
1	Oak		75%	36 in	42.6 42.0
			100%	Choose D.B.H.	0.0 0.0
			100%	Choose D.B.H.	0.0 0.0
			100%	Choose D.B.H.	0.0 0.0
			100%	Choose D.B.H.	0.0 0.0
			100%	Choose D.B.H.	0.0 0.0
			100%	Choose D.B.H.	0.0 0.0
			100%	Choose D.B.H.	0.0 0.0
			100%	Choose D.B.H.	0.0 0.0
2					Total Credits 38.25
GRAND TREES REMOVED					
Quantity	Hardwood Tree Species		Health	Tree Caliper	Units Credits
1	Magnolia		50%	50	61.6 60.8
	Sycamore		50%	36	42.6 41.3
			100%	Choose D.B.H.	0.0 0.0
			100%	Choose D.B.H.	0.0 0.0
			100%	Choose D.B.H.	0.0 0.0
Quantity	Softwood Tree Species		Health	Tree Caliper	Units Credits
			100%	Choose D.B.H.	0.0 0.0
			100%	Choose D.B.H.	0.0 0.0
			100%	Choose D.B.H.	0.0 0.0
			100%	Choose D.B.H.	0.0 0.0
			100%	Choose D.B.H.	0.0 0.0
2					Total Credits 62.1
TREES PLANTED					
Quantity	Tree Species	Softwood?	Tree Caliper	Units Credits	
9	Oak		3 in	1.5	15.5
14	Crape Myrtle		2 in	1.0	14.0
			Choose Caliper	0.0 0.0	
			Choose Caliper	0.0 0.0	
			Choose Caliper	0.0 0.0	
			Choose Caliper	0.0 0.0	
			Choose Caliper	0.0 0.0	
			Choose Caliper	0.0 0.0	
23					Total Credits 27.5
Required Units/Acre (DFS)	20.43				
Additional Units from Grand Tree Removal	62.10				
Total Required Credits (RDF)	82.53				
Existing/Saved Credits (EDF)	38.3				
Planted Credits	27.5				
Proposed Credits	65.75				
REMAINDER	-16.8				



PRELIMINARY
NOT FOR CONSTRUCTION

A
L-4
MASONRY WALL DETAIL
SECTION

SCALE 1"=10'-0"

PROJECT TITLE
HEYWARD ST APARTMENTS

Columbia, SC 29201

DRAWN BY:
CHECKED BY:

DRAWING TITLE
PLANTING PLAN,
DFC WORKSHEET

PROJECT NO.
11527.19
DATE
12.05.19
DRAWING NO.
L-2





We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Legal Department

FROM: *Shari Ardis, Legal Office Manager*

SUBJECT: Ordinance No.: 2020-051 Granting an encroachment to South Carolina Automobile Dealers Association for the use of the right of way area of the 1400 block of Pulaski Street for the installation and maintenance of a brick retaining wall adjacent to 1410 Pulaski Street, Richland County TMS#09009-10-02

FUNDING SOURCE & ORIGINAL BUDGET:

FOCUS AREAS: Connecting Our Community, Economic Prosperity - Endless Possibilities, Empowering Our Residents, Enhancing Columbia's Neighborhoods, Innovative & High Quality Municipal Services, Planning Together

PURPOSE:
First reading approval was given on July 21, 2020.

ATTACHMENTS:

- 2020-051 encroach 1410 Pulaski Street (SCADA) (PDF)

HISTORY:

07/21/20

Columbia City Council

APPROVED ON FIRST READING.

ORDINANCE NO.: 2020-051

Granting an encroachment to South Carolina Automobile Dealers Association for the use of the right of way area of the 1400 block of Pulaski Street for the installation and maintenance of a brick retaining wall adjacent to 1410 Pulaski Street, Richland County TMS#09009-10-02

WHEREAS, South Carolina Automobile Dealers Association (hereinafter "Grantee") desires to utilize a portion of the right of way area of the 1400 block of Pulaski Street adjacent to 1410 Pulaski, Richland County TMS#09009-19-02, for the installation and maintenance of a concrete sidewalk measuring approximately five (5') feet in width and one hundred forty-five (145') feet in length, landscaping, and irrigation as shown on the attached drawings.

WHEREAS, it appears that the encroachment will not interfere with the use of the medians or street for traffic, utility locations or other uses within the foreseeable future; NOW, THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina, this ____ day of _____, 2020, that Grantee is hereby granted the right to use the right of way areas of the 1400 block of Pulaski Street adjacent to 1410 Pulaski Street, Richland County TMS#09009-10-02, for the installation and maintenance of a concrete sidewalk measuring approximately five (5') feet in width and one hundred forty-five (145') feet in length, landscaping, and irrigation as shown on the attached drawings.

ALL WORK SHALL COMPLY with the requirements of The City of Columbia, South Carolina Department of Transportation (SCDOT) and Federal Emergency Management Agency (FEMA) now in existence or hereafter enacted. The materials and type of finish to be used are to be approved by the City Engineer prior to installation. Any damage to the street or sidewalk caused by construction shall be repaired to the satisfaction of the City Manager. Improvements within the encroachment shall be maintained by the grantee at no cost to the City in a manner approved by the City Manager.

PROVIDED FURTHER that the privilege granted hereby may be modified or terminated by Columbia City Council at any time without notice to the Grantee, its successors and assigns; and,

PROVIDED FURTHER that a certificate of insurance be issued as evidence of general liability insurance with at least the minimum amount of \$600,000.00 for personal injury and property damage and naming the City as an insured, be provided to and filed annually with the City Clerk by Grantee, his successors and assigns, as required by Chapter 11, Licenses, Permits, Business Regulations, Article III, Contractors, Sec. 11-71, 1998 Code of Ordinances of the City of Columbia, South Carolina.

PROVIDED FURTHER that the privilege granted hereby is subject to the Grantee complying with the following conditions, restrictions or limitations:

1. No item, including landscaping, shall be placed, planted or allowed to grow such that it creates a visual impediment to persons safely entering or exiting the driveway or to persons safely walking along the sidewalk. The City reserves the right to remove or cut any item located within the right of way which it deems to be a safety hazard.

LEGAL DEPARTMENT DRAFT

2. Grantee is responsible for all maintenance and assuring that all accessibility and ADA requirements are met and maintained.

3. Landscaping to be maintained by property owner.

4. Existing irrigation should not spray walkways, sidewalks and streets and/or creating hazardous conditions upon the walkways, sidewalks and streets.

5. Obstructions of more than be four (4') feet in height are prohibited within the sight-visibility triangle.

6. Forestry and Beautification shall be provided access to trees within the right of way for maintenance purposes.

7. All trees shall be protected and no large tree roots shall be removed from any existing trees.

BE IT FURTHER ORDAINED that Grantee, in consideration of the above privilege, shall at its expense provide for protection and relocation of all utilities that might be within this area to the satisfaction of the City Manager.

Requested by:

Assistant City Manager Gentry

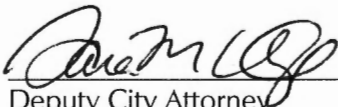
Mayor

Approved by:

City Manager

Approved as to form:

ATTEST:



Deputy City Attorney

City Clerk

Introduced:

Final Reading:

**CITY COUNCIL
ENCROACHMENT SUMMARY
2020-051**



**1400 BLOCK OF PULASKI STREET
ADJACENT TO 1410 PULASKI STREET
SIDEWALK**

Subject Property:	Right-of-way adjacent to 1400 Pulaski Street
Council District:	2
Proposal:	The applicant is requesting an encroachment for installation and maintenance of a concrete sidewalk
Applicant:	South Carolina Automobile Dealers Association
Staff Recommendation:	Approval.

Detail:	The applicant is requesting an encroachment for installation and maintenance of a concrete sidewalk measuring approximately five (5') feet in width and one hundred forty-five (145') feet in length, landscaping, and irrigation as shown on the attached drawings; and, Conditions of the proposed encroachment are as follows: 1. No item, including landscaping, shall be placed, planted or allowed to grow such that it creates a visual impediment to persons safely entering or exiting the driveway or to persons safely walking along the sidewalk. The City reserves the right to remove or cut any item located within the right of way which it deems to be a safety hazard. 2. Grantee is responsible for all maintenance and assuring that all accessibility and ADA requirements are met and maintained. 3. Landscaping to be maintained by property owner. 4. Existing irrigation should not spray walkways, sidewalks and streets and/or creating hazardous conditions upon the walkways, sidewalks and streets. 5. Obstructions of more than be four (4') feet in height are prohibited within the sight-visibility triangle. 6. Forestry and Beautification shall be provided access to trees within the right of way for maintenance purposes. 7. All trees shall be protected and no large tree roots shall be removed from any existing
----------------	--

CITY AGENCY COMMENTS FOR ENCROACHMENT

Planning	Recommend approval.
Streets	Recommend approval.
Utilities and Engineering	Recommend approval .
Traffic Engineering	Recommend approval.
Forestry	Recommend approval. Be cautious of tree roots while working in the area. Root damage can significantly impact health and structure of the existing trees. Keep materials, equipment and other debris out of the tree zone. If there are any city tree root issues, please contact Forestry and Beautification.

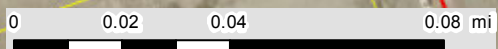
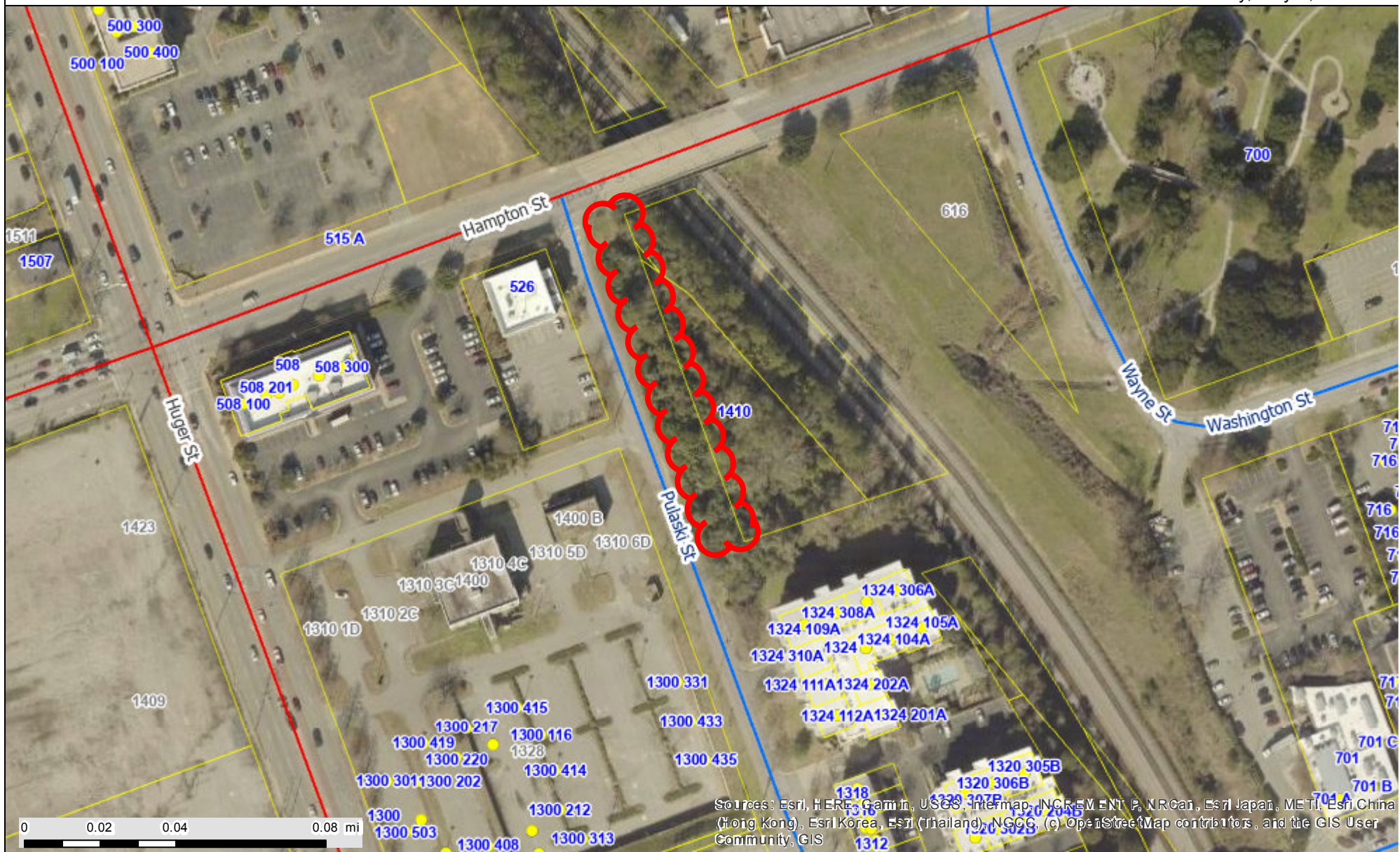
Attachment: 2020-051 encroach 1410 Pulaski Street (SCADA) (6007 : Ordinance No.: 2020-051 encroach 1400 Pulaski Street)

Land Development	Recommend approval.
Fire	Recommend approval.

City of Columbia

1410 Pulaski Street

Tuesday, May 5, 2020



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

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**REQUEST FOR A PERMANENT COMMERCIAL ENCROACHMENT ORDINANCE
(INCLUDING OUTDOOR DINING/LANDSCAPING/STUDENT HOUSING)**

22.a

For a continuing encroachment on any type of property in which the City has an interest (i.e., rights of way, tree zone, sidewalk, streets), the person or entity is required to have an encroachment ordinance enacted by City Council permitting the encroachment. Encroachment ordinances are required for but not limited to: irrigation systems; landscaping; fencing; walls; pavers; walkways; outdoor dining items (chairs, tables, umbrellas, etc.); awnings; bollards and directional signs (i.e., churches). Business signs are NOT permitted via an encroachment. Encroachments must comply with all existing City codes, rules and regulations, the Americans with Disabilities Act, if applicable, and are subject to review and approval by City staff. Enactment of the encroachment ordinance by a majority vote of City Council, which is a discretionary legislative act, is also required. In order to obtain an encroachment ordinance from the City of Columbia, it will be necessary for the City of Columbia to be named as an additional insured on your insurance policy with limits being increased to \$600,000 as required by Sec. 11-71. It is recommended that you contact your insurance provider to determine if it will name the City of Columbia as an additional insured prior to submitting your request for an encroachment ordinance. If you have any questions concerning these requirements, please contact Chip Timmons with Risk Management, (803) 733-8306 or catimmons@columbiasc.net.

Please complete and submit this form along with photographs and drawings or site plan drawn to scale (including a 8-1/2 x11) to Johnathan Chambers by mail at jechambers@columbiasc.net; fax at 803-343-8779; or mail to Johnathan Chambers, Development Services, POB 147 Columbia, SC 29217, for preparation of an encroachment ordinance. Copies to City departments should be directed to the contact person for that department as shown below.

All work shall comply with the requirements of the City of Columbia and South Carolina Department of Transportation now in existence or hereafter enacted. The materials and type of finish to be used are to be approved by the City Engineer prior to installation. Any damage to the street or sidewalk caused by construction shall be repaired to the satisfaction of the City Manager. Improvements within the encroachment shall be maintained by the grantee at no cost to the City in a manner approved by the City Manager. Property owned, operated and maintained by SCDOT shall comply with SCDOT encroachment requirements.

Date: **5-04-2020** Property Owner: **SC Automobile Dealers Association**
 Applicant's Name if different from Property Owner: _____
 Contact Information: Telephone Number: **803-252-0205** Fax Number: _____
 Mailing address: **1410 Pulaski St. Columbia, SC 29201** E-mail address: **simms@scada.com**
 Business Name/Development Name for Encroachment: **Pulaski St. Auto Parking Lot**
 Encroachment type: ☐ Wall ☐ Fence ☐ Columns ☐ Steps ☒ Irrigation System ☒ Landscaping ☒ Driveway ☐ Pavers ☒ Sidewalk/Walkway
☐ Planters ☐ Awning ☐ Underground Utilities Other: **Storm Drainage and Retaining Wall**

Dimensions (height/width/length): **5' wide sidewalk (Approximately 145' long) and 87' wide driveway**
 (i.e. 6'x42' wooden privacy fence; two 12'x4'x3' concrete steps)

Construction material: **Concrete (Sidewalk) & Heavy Duty Bituminous Pavement (Driveway)**

☐ **OUTDOOR DINING:** The Fire Marshal's posted capacity allowed within the business at the time of enactment of the outdoor dining encroachment ordinance shall include the total number of patron seating approved for the outdoor dining encroachment area, if not already included in the posted capacity allowance, so that patrons relocating from inside to the outside or from outside to the inside do not cause the posted capacity to be exceeded.

Hours/days of operation for outdoor dining: _____
 Posted Maximum Capacity Allowance (inside/outside combined): _____ No. of chairs outdoors: _____ No. of Tables Outdoors: _____
 Do you serve: ☐ Wine ☐ Beer ☐ Liquor SCDOR ABL No.: _____ If not, do you intend to apply for an ABL license? _____

I acknowledge that the adjoining property owners and businesses have been contacted and approve the addition of outdoor dining at this location to include the service of beer, wine and/or liquor if applicable during the business hours noted above, and that any changes made to the business hours, use of the encroachment area or items allowed within the encroachment area will require an amendment to the encroachment ordinance.

Name/Title: _____
 Date: _____

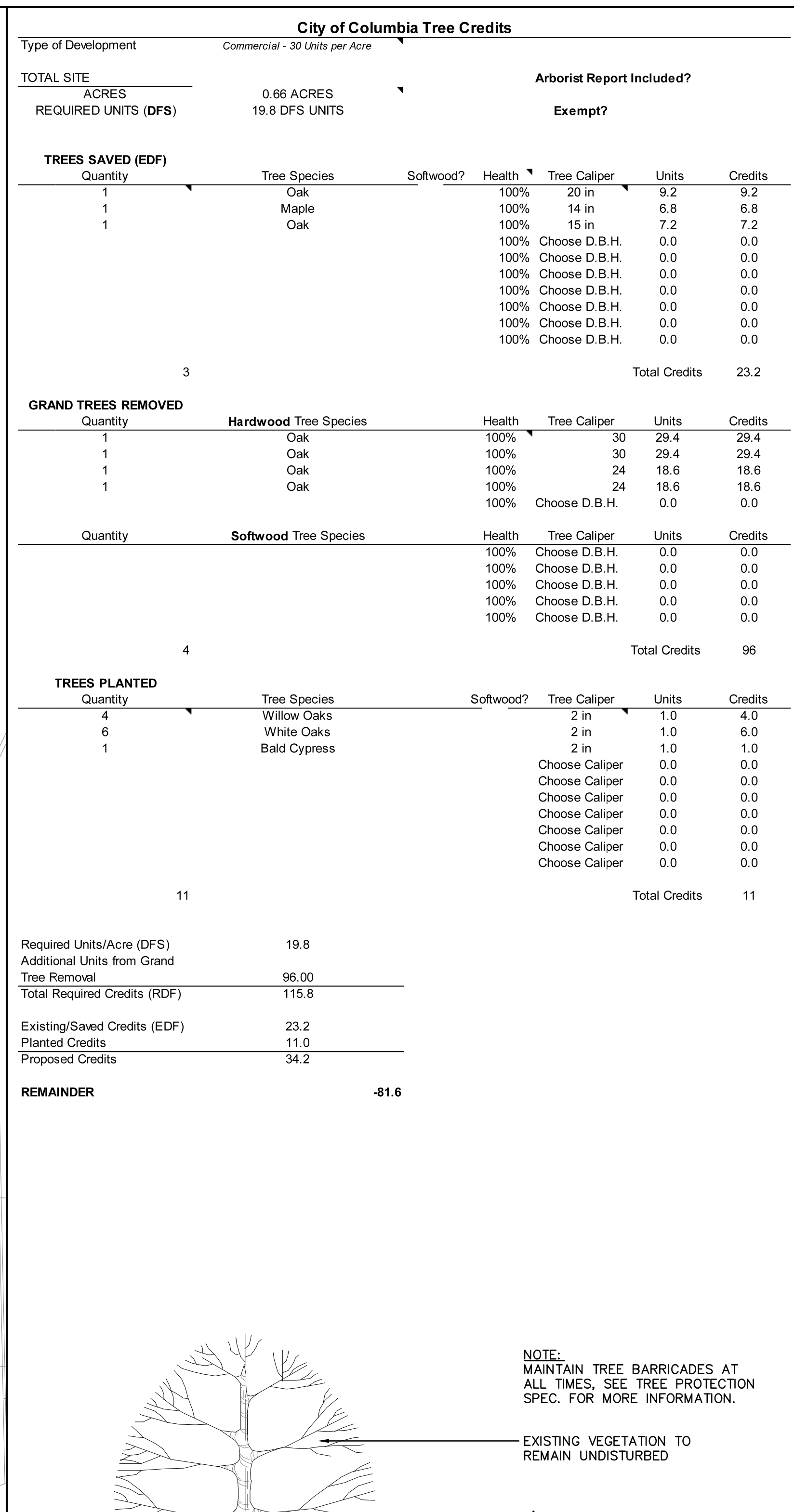
I acknowledge that any changes made to the business, hours, use of the encroachment area, or items allowed within the encroachment area, to include obtaining a license to sell beer, wine and/or liquor will require an amendment to the encroachment ordinance.

Name/Title: _____
 Date: _____

The proposed ordinance will be sent to the requesting party and City offices for review and approval. Johnathan Chambers will compile the recommendations and forward them to the City Clerk for scheduling before City Council. This process may take from 30-90 days.

CONTACT	DEPARTMENT	PHONE	FAX	E-MAIL
Johnathan Chambers	Development Services (Land Development)	803-545-3333	803-343-8779	jechambers@columbiasc.net
John Fellows	Development Services (Planning)	803-545-3222	803-733-8647	jsfellows@columbiasc.net
Brian Cook	Development Services (Zoning)	803-545-3332	803-733-8647	kbcook@columbiasc.net
Jerry Thompson	Development Services (Building Inspections)	803-545-3420	803-733-8699	jthompson@columbiasc.net
Fanessa Pinckney	Development Services (Permits)	803-545-3420	803-733-8699	fcpinckney@columbiasc.net
Amy Moore	Development Services (Historic Preservation)	803-545-3222	803-733-8647	aemoore@columbiasc.net
Robert Harkins	Development Services (Plans Review)	803-545-3420	803-733-8647	rlharkins@columbiasc.net
Denny Daniels	Utilities & Engineering (Construction Management)	803-545-3400	803-988-8199	jddaniels@columbiasc.net
Robert Anderson	Public Works (Administration)	803-545-3780	803-733-8648	raanderson@columbiasc.net
Robert Sweat	Public Works (Street Division)	803-545-3790	803-545-3785	rgsweatt@columbiasc.net
David Brewer	Public Works (Traffic Engineering)	803-545-3850	803-733-8648	ddbrewer@columbiasc.net
Sara Hollar	Public Works (Forestry & Beautification)	803-545-3860	803-733-8648	sehollar@columbiasc.net
John Hooks	Public Works (Solid Waste)	803-545-3800	803-733-8648	jphooks@columbiasc.net
Chip Timmons	Risk Management	803-733-8306	803-733-8245	catimmons@columbiasc.net
David Koon	Fire Department	803-545-3701	803-401-8839	cdgkoon@columbiasc.net
John David Spade	Parking Services	803-545-3070	803-733-8523	spade@columbiasc.net

LR: 7/2014



A. - THE CONTRACTOR SHALL BE RESPONSIBLE FOR PREVENTING DAMAGE TO EXISTING TREES LOCATED ALONG ACCESS AND HAUL ROADS, AND ADJACENT TO, OR WITHIN BUILDING CONSTRUCTION SITES AND MATERIAL AND EQUIPMENT STORAGE AREAS. THOSE TREES TO BE SAVED SHALL BE FLAGGED BY THE LANDSCAPE ARCHITECT PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.

B. - CONTRACTOR WILL PROVIDE NECESSARY BARRICADES AND FENCING SO AS TO DIVERT AND DIRECT VEHICULAR AND PEDESTRIAN TRAFFIC AWAY FROM TREES. THE BARRICADES AND FENCING TYPE SHALL BE AS SHOWN ON THE CIVIL CONSTRUCTION DOCUMENTS.

C. - MATERIALS SHALL NOT BE STORED, NOR VEHICLES PARKED WITHIN THE DRIP-LINE OF THE TREES UNLESS AUTHORIZED BY LANDSCAPE ARCHITECT OR OWNER.

D. - VEHICLES AND EQUIPMENT SHALL NOT BE DRIVEN OVER EXPOSED ROOTS AND ROADS SHALL NOT BE LOCATED WITHIN THE DRIP-LINE OF TREES UNLESS APPROVAL IS OBTAINED FROM THE LANDSCAPE ARCHITECT.

E. - ALL TREES INTENDED TO BE SAVED WHICH HAVE BEEN DAMAGED DUE TO CONSTRUCTION PRACTICES, SHALL BE INSPECTED AND TREATED BY A CERTIFIED ARBORIST AT THE CONTRACTOR'S EXPENSE.

F. - NO CUTTING OR FILLING OF EXISTING GRADE, TRENCHING, OR PRUNING SHALL OCCUR UNLESS SPECIFICALLY DIRECTED BY THE CONSTRUCTION DOCUMENTS, OR THE WRITTEN CONSENT OF THE LANDSCAPE ARCHITECT AND OWNER.

FERTILIZATION
FERTILIZE THE DRIP-LINE OF ALL TREES WITH A BALANCED FERTILIZER AT THE RATE OF 2 POUNDS OF NITROGEN PER 1000 SQUARE FEET. FERTILIZATION SHALL BE BY THE "DEEP ROOT FEEDING" METHOD AND SHALL BE APPLIED DURING SPRING AND FALL BY A CERTIFIED ARBORIST.

INSECT AND DISEASE CONTROL
ALL TREES SHALL BE INSPECTED ON A SEMI-ANNUAL BASIS FOR INSECT AND DISEASE INFESTATION. ANY NOTED INFESTATIONS SHALL BE TREATED WITH AN APPROVED PESTICIDE AS PER MANUFACTURER RECOMMENDATIONS.

PRUNING
TREES SHALL BE INSPECTED YEARLY BY A CERTIFIED ARBORIST AND PROPERLY PRUNED AS REQUIRED. ALL WEAK GROWTH SHALL BE REMOVED. ALL BRANCHES OVER 1" DIAMETER SHALL BE REMOVED BY THE DOUBLE CUT METHOD AND TREATED AS NECESSARY TO PREVENT INFECTION. NEVER TOP OR SHEAR EXISTING TREES.

SOIL
THE EXISTING SOIL SHALL BE TESTED AT REGULAR INTERVALS BY A QUALIFIED SOILS LABORATORY. SOIL AMENDMENTS SHALL BE ADDED AS DIRECTED BY THE LABORATORY TO ENSURE THE PROPER SOIL PH.

NOTE:
MAINTAIN TREE BARRICADES AT ALL TIMES, SEE TREE PROTECTION SPEC. FOR MORE INFORMATION.

EXISTING VEGETATION TO REMAIN UNDISTURBED

4' HIGH ORANGE POLYETHYLENE LAMINAR SAFETY NETTING SECURED TO POST AND CROSSBAR WITH WIRE

WOODEN POSTS

EXISTING GRADE

ROOT ZONE TO BE PROTECTED

4'-0"

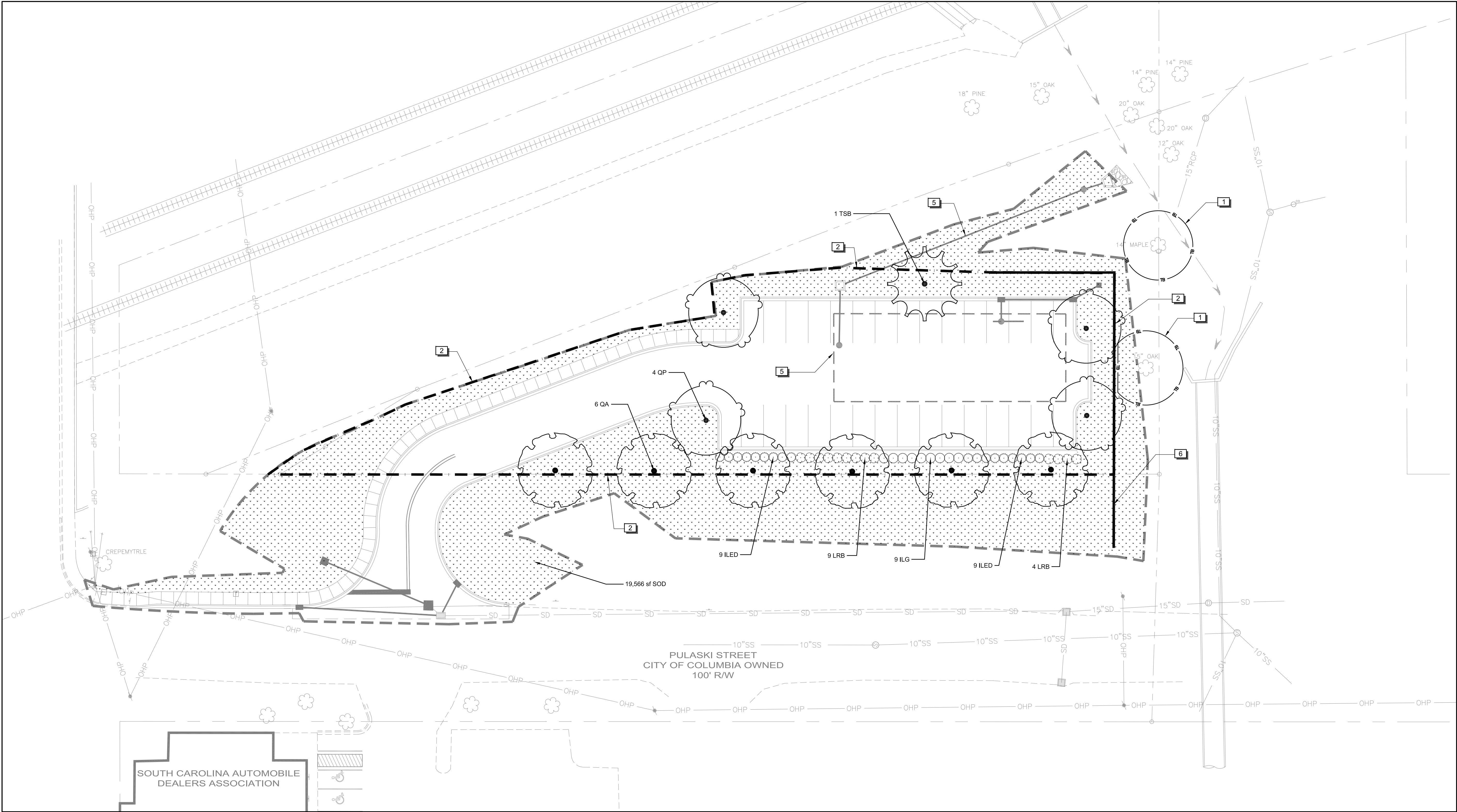
1'-0"

NOTES:

1. ALL TREE PROTECTION BARRICADES MUST HAVE TWO HORIZONTAL CROSS RAILS.
2. BARRICADES SHALL BE ERECTED AT A MINIMUM DISTANCE FROM THE BASE OF PROTECTED TREES AND GRAND TREES. THE TREE PROTECTION ZONE EXTENDS ONE FOOT IN RADIUS FROM THE TREE FOR EACH ONE INCH OF TREE DIAMETER (MEASURED AT FOUR AND ONE-HALF FEET ABOVE GROUND LEVEL) OR ONE-HALF THE TREE'S HEIGHT, WHICHEVER IS GREATER.

No.	REVISION	DATE

Mar 25, 2020 -- 2:49pm -- S:\Projects\19741 Pulaski Auto drawings\Civil\20-03-12\19741.LP.dwg



GENERAL PLANTING NOTES

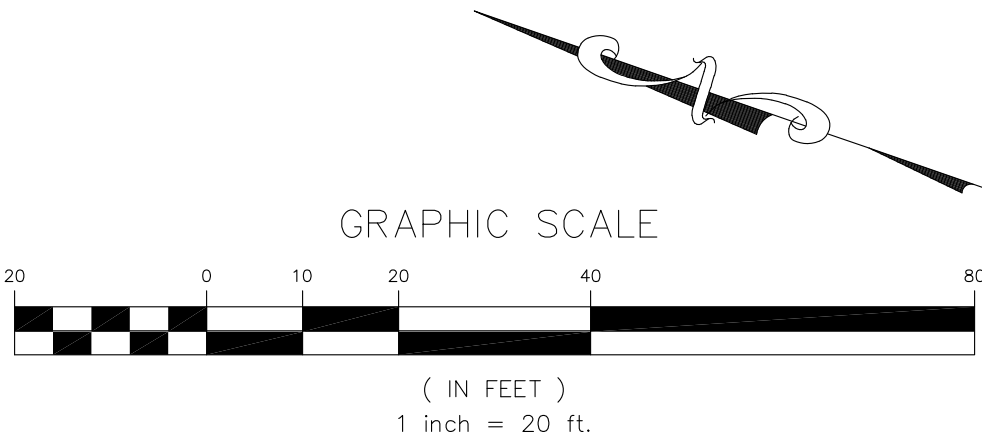
1. INSTALL METAL EDGING IN ALL AREAS WHERE PLANT BEDS ARE ADJACENT TO LAWN AREAS AS WELL AS ALL TREES LOCATED IN LAWN AREAS.
2. THE CONTRACTOR SHALL LOCATE ALL PROPOSED & EXISTING UTILITIES PRIOR TO THE BEGINNING OF WORK. THE CONTRACTOR SHALL REPAIR ANY DAMAGE TO UTILITIES THAT ARE DISTURBED AS A RESULT OF THE WORK.
3. THE CONTRACTOR SHALL MAINTAIN ALL GRASSED AREAS, INCLUDING THE REPAIR OF EROSION AREAS, UNTIL GRASS HAS REACHED THE LEVEL OF FINAL ACCEPTANCE & THROUGHOUT THE MAINTENANCE CONTRACT PERIOD IF APPLICABLE.
4. ALL AREAS THAT ARE DISTURBED BY CONSTRUCTION SHALL BE REPAIRED, GRADED, & GRASSED AT THE CONTRACTORS EXPENSE.
5. ALL TREE BARRICADES SHALL BE MAINTAINED AROUND THE DESIGNATED TREES AT ALL TIMES. ALL WORK IN THOSE AREAS SHALL BE DONE BY HAND.
6. PROVIDE EROSION CONTROL DEVICES WHERE EROSION KEEPS OCCURRING (SEE CIVIL PACKAGE FOR SITE EROSION CONTROL PLAN).
7. ALL PLANT BEDS SHALL RECEIVE (1) ONE BALE OF PINE NEEDLE MULCH PER 60 SQ. FT. TO A DEPTH OF 4".
8. CONTRACTOR SHALL RE-SPREAD EXISTING TOPSOIL STOCKPILED ON SITE, AND SHALL PROVIDE SUPPLEMENTAL TOPSOIL AS NEEDED. REFER TO SPECIFICATIONS FOR MORE DETAILED INFORMATION.
9. ALL PLANT BEDS SHALL RECEIVE A WEED INHIBITOR ("PREEN" OR EQUAL).

REFERENCE NOTES SCHEDULE

SYMBOL	DESCRIPTION
1	TREE PROTECTION FENCE – SEE DETAIL ON SHEET L1.1 FOR DETAIL AND MORE INFORMATION.
2	IRRIGATION LIMITS – SEE IRRIGATION NOTES ON SHEET L3.1 AND SPECIFICATIONS FOR MORE INFORMATION.
3	LIMITS OF DISTURBANCE – SEE CIVIL DRAWINGS FOR MORE INFORMATION.
4	TREES TO BE REMOVED – SEE CIVIL DRAWINGS FOR MORE INFORMATION.
5	UNDERGROUND DETENTION – SEE CIVIL DRAWINGS FOR MORE INFORMATION.
6	SEGMENTAL RETAINING WALL – SEE CIVIL DRAWINGS FOR MORE INFORMATION.

LANDSCAPE REQUIREMENTS

- 1) CITY REQUIREMENTS: VEHICULAR SURFACE AREA (PARKING LOT) INTERIOR PLANTINGS (17–419)
 - ONE SHADE TREE AND EIGHT SHRUBS FOR EVERY 3,200 SQUARE FEET.
 - 12,940 TOTAL SQUARE FEET OF VUA / 3200 = 4.04 TREES REQUIRED (11 TREES SHOWN).
 - EVERY PARKING SPACE MUST BE WITHIN 40' OF THE TRUNK OF A SHADE TRE.
- 2) STREET PROTECTIVE YARD – A LANDSCAPE STRIP ADJACENT TO THE RIGHT OF WAY.
 - ONE SHADE TREE FOR EVERY 40' OF STREET FRONTAGE.
 - 30"–36" EVERGREEN SCREEN ALONG VSA AREA (24" HT. AT INSTALLATION).



No.	REVISION	DATE

7436 BROAD RIVER ROAD
SUITE 212
IRMO, SC 29063
803.781.3141
ADCENGINEERING.COM

ADC
ENGINEERING

A/E SEAL

STATE OF SOUTH CAROLINA
LANDSCAPE ARCHITECT
REGISTERED
No. 892
FREEDOM

Hubert W. Gmel

A/E SEAL

STATE OF SOUTH CAROLINA
ENGINEERING
REGISTERED
No. 00253
FREEDOM

Hubert W. Gmel

PROJECT TITLE

PULASKI ST AUTO PARKING LOT
526 HAMPTON ST
COLUMBIA, SC

DRAWING TITLE

LANDSCAPE
PLAN

DRAWN BY
FWG

CHECKED BY
FWG

FILE:

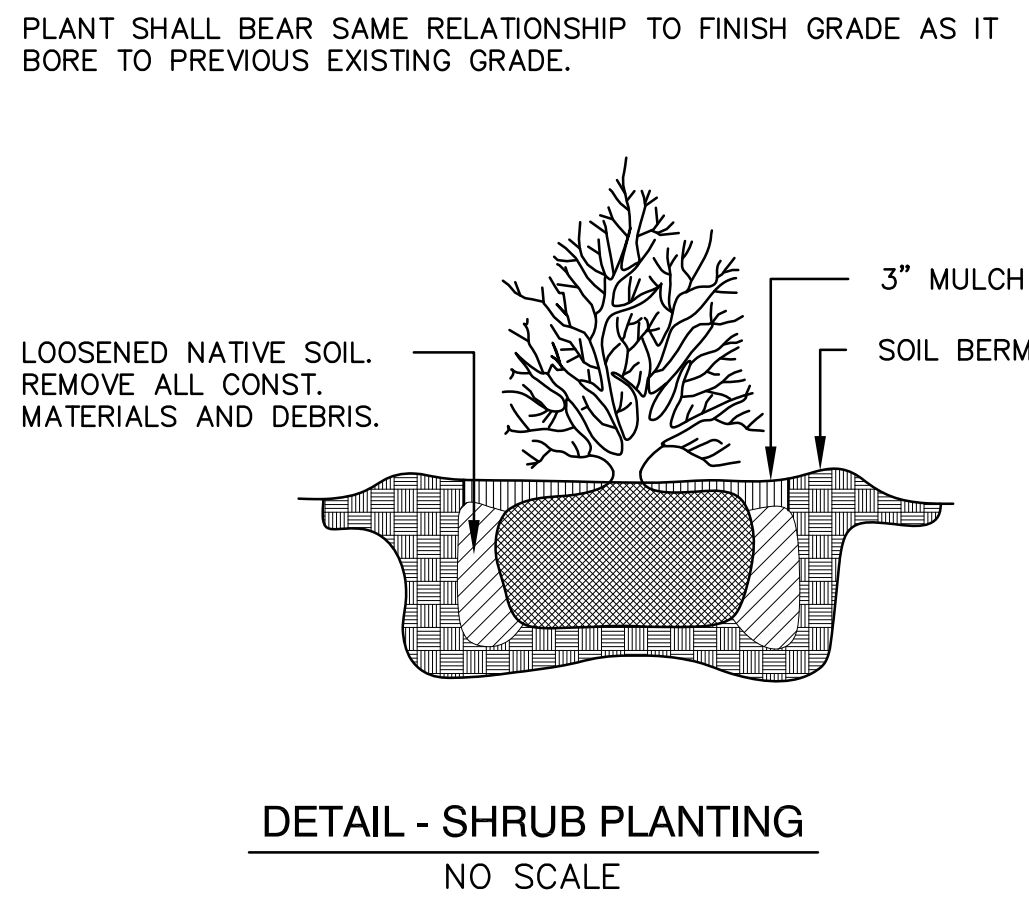
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PROJECT NO.
19-741

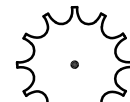
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20 MARCH 2020

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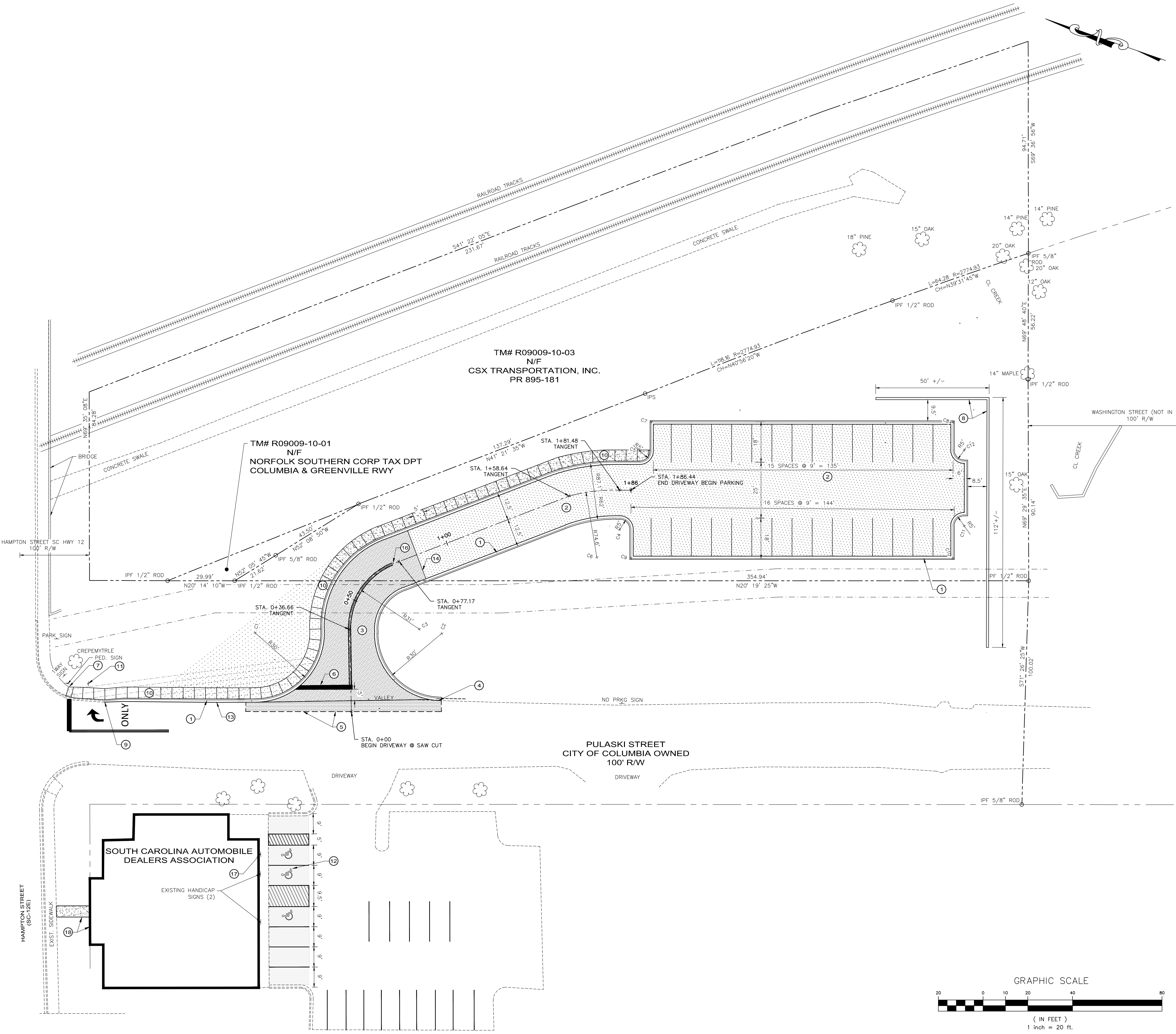
1. THE CONTRACTOR IS ADVISED TO VISIT THE SITE AND VERIFY FIELD CONDITIONS.
2. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE APPLICABLE BUILDING CODES. THE CONTRACTOR SHALL OBTAIN ALL LICENSES AND PERMITS REQUIRED FOR THE PERFORMANCE OF HIS WORK.
3. ALL PLANT BEDS SHALL BE MULCHED WITH A MINIMUM OF 3" MULCH. CONTRACTOR SHALL ASSURE POSITIVE DRAINAGE FROM NEW CONSTRUCTION.
4. QUANTITIES LISTED ARE AN ESTIMATE FOR THE CONTRACTOR'S CONVENIENCE. CONTRACTOR MUST VERIFY COUNT FROM PLAN. DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT. COMPENSATION BY OWNER SHALL NOT BE IN ORDER FOR MISCALCULATIONS. SUBSTITUTIONS WILL NOT BE PERMITTED WITHOUT WRITTEN APPROVAL OF LANDSCAPE ARCHITECT AND OWNER.
5. EXISTING ECOLOGY AND AESTHETICS WILL OFTEN CAUSE ADJUSTMENT OF THESE PLANS TO FIT SITE. STAKE OUT BY CONTRACTOR AND FIELD ADJUSTMENT BY LANDSCAPE ARCHITECT ARE ABSOLUTELY NECESSARY.
6. ALL PLANT MATERIAL SHALL BE GUARANTEED BY CONTRACTOR FOR A MINIMUM PERIOD OF ONE YEAR FROM DATE OF COMPLETION AND ACCEPTANCE BY OWNER.
7. THE LOCATION OF ALL ABOVE GROUND AND BELOW GROUND UTILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR. DAMAGE TO UTILITIES AND PERSONAL INJURY AS A RESULT OF THE FAILURE TO DETERMINE AND/OR RESPECT UTILITY LOCATIONS IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR. UTILITY LOCATIONS ARE NOT SHOWN ON THESE PLANS.

1. THE CONTRACTOR IS ADVISED TO VISIT THE SITE AND VERIFY FIELD CONDITIONS.
2. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE APPLICABLE BUILDING CODES. THE CONTRACTOR SHALL OBTAIN ALL LICENSES AND PERMITS REQUIRED FOR THE PERFORMANCE OF HIS WORK.
3. ALL PLANTED AREAS SHALL BE IRRIGATED BY AN AUTOMATIC LANDSCAPE IRRIGATION SYSTEM. SYSTEM SHALL BE DESIGNED BY IRRIGATION CONTRACTOR. SHOP DRAWINGS SHALL BE SUBMITTED TO LANDSCAPE ARCHITECT FOR APPROVAL.
4. LANDSCAPE IRRIGATION SYSTEM SHALL BE INSTALLED ON SEPARATE WATER METER. IRRIGATION CONTRACTOR IS RESPONSIBLE FOR THE APPLICATION, PAYMENT OF NECESSARY FEES, AND COORDINATION OF METER INSTALLATION WITH LOCAL UTILITY AND GENERAL CONTRACTOR / OWNER. IRRIGATION CONTRACTOR SHALL COORDINATE THE INSTALLATION OF THE IRRIGATION SYSTEM WITH THE GENERAL CONTRACTOR.
5. PIPE SLEEVES SHALL BE INSTALLED BY IRRIGATION CONTRACTOR AS NECESSARY. COORDINATE WITH GENERAL CONTRACTOR.
6. IRRIGATION TIME CLOCK LOCATION SHALL BE COORDINATED WITH ARCHITECT AND LANDSCAPE ARCHITECT.
7. ALL CATEGORIES OF EQUIPMENT (E.G. - VALVES, HEADS, ETC.) SHALL BE OF A SINGLE MANUFACTURER.
8. PROVIDE MINI-CLICK (OR APPROVED EQUAL) RAIN SENSOR AND INTEGRATE WITH CONTROLLER.
9. EXISTING ECOLOGY AND AESTHETICS WILL OFTEN CAUSE ADJUSTMENT OF THESE PLANS TO FIT SITE. STAKE OUT BY CONTRACTOR AND FIELD ADJUSTMENT ARE ABSOLUTELY NECESSARY.
10. IRRIGATION SYSTEM SHALL BE MAINTAINED AND GUARANTEED BY CONTRACTOR FOR A MINIMUM PERIOD OF ONE YEAR FROM DATE OF COMPLETION AND ACCEPTANCE BY OWNER.
11. THE LOCATION OF ALL ABOVE GROUND AND BELOW GROUND UTILITIES IS THE RESPONSIBILITY OF THE IRRIGATION CONTRACTOR. DAMAGE TO UTILITIES AND PERSONAL INJURY AS A RESULT OF THE FAILURE TO DETERMINE AND/OR RESPECT UTILITY LOCATIONS IS THE SOLE RESPONSIBILITY OF THE IRRIGATION CONTRACTOR. UTILITY LOCATIONS ARE NOT SHOWN ON THESE PLANS.
12. CONTRACTOR SHALL PROVIDE 3 COPIES OF SYSTEM AS BUILTS TO OWNER UPON COMPLETION.

PLANT SCHEDULE						
CANOPY TREES	CODE	BOTANICAL / COMMON NAME	CONT	CAL	SIZE	QTY
	QA	QUERCUS ALBA / WHITE OAK	FIELD GROWN	2" CAL. MIN.	10' HT. MIN.	6
	QP	QUERCUS PHELLOS / WILLOW OAK	FIELD GROWN	2" CAL. MIN.	10' HT. MIN.	4
	TSB	TAXODIUM DISTICHUM 'SHAWNEE BRAVE' TM / BALD CYPRESS	FIELD GROWN	2" CAL. MIN.	10' HT. MIN.	1
SHRUBS	CODE	BOTANICAL / COMMON NAME	CONT	FIELD2	FIELD3	QTY
	ILED	ILEX CORNUTA 'DWARF BURFORD' / DWARF BURFORD HOLLY	CONTAINER	24" HT. MIN.	Ⓢ 4' O.C.	18
	ILG	ILEX GLABRA / INKBERRY HOLLY	CONTAINER	24" HT. MIN.	Ⓢ 4' O.C.	9
	LRB	LOROPETALUM CHINENSE RUBRUM 'BURGUNDY' / BURGUNDY LOROPETALUM	CONTAINER	24" HT. MIN.	Ⓢ 4' O.C.	13
GROUND COVERS	CODE	BOTANICAL / COMMON NAME	CONT	FIELD2	FIELD3	QTY
	SOD	CYNODON DACTYLON / BERMUDA GRASS	SOD			19,566 SF

No.	REVISION	DATE

Attachment: 2020-051 encroachment 1410 Pulaski Street (SCADA) (6007 : Ordinance No.: 2020-051 encroachment 1400 Pulaski Street)



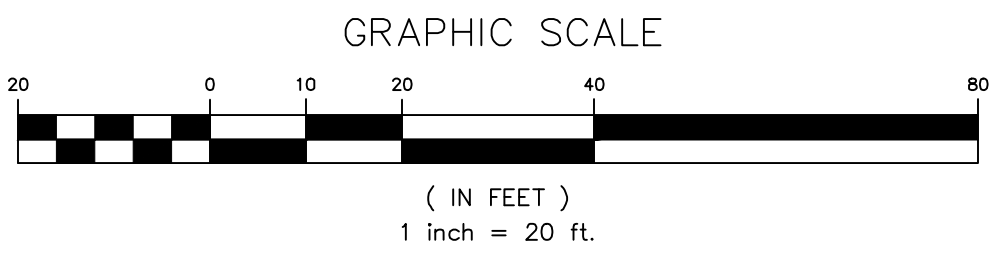
LEGEND		
NEW	EXISTING	DESCRIPTION
N/A		BENCHMARK/CONTROL POINT
N/A		BUILDING
N/A		LIGHT POLE
		CURB AND GUTTER
		CONCRETE SIDEWALK
		HEAVY DUTY BITUMINOUS SURFACE
		LIGHT DUTY BITUMINOUS SURFACE
		PAVEMENT SEAL
	N/A	KEY NOTE REFERENCE

- GENERAL NOTES**
- SEE SHEET C1.1 FOR ADDITIONAL GENERAL NOTES.
 - ALL STRIPPING WITHIN THE CITY OF COLUMBIA R/W TO BE THERMOPLASTIC PER SCDOT REQUIREMENTS.
 - ALL PARKING LOTS STRIPING SHOWN SHALL BE PERFORMED BY CONTRACTOR USING TRAFFIC MARKING PAINT. PAINT SHALL BE SHERWIN-WILLIAMS "TWO-MART" TRAFFIC MARKING PAINT OR GLIDDEN TRAFFIC MARKING PAINT SHALL BE APPLIED IN TWO COATS AND IN STRICT ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS. ALL PARKING LOT STRIPES TO BE 4" WIDE (WHITE). ALL STRIPING ASSOCIATED WITH HANDICAP PARKING SHALL BE 4" WIDE (BLUE). ALL STRIPING ASSOCIATED WITH FIRE LANE AND LETTERING TO BE 4" WIDE (RED).
 - ALL RADII ARE 5' UNLESS OTHERWISE INDICATED.
 - ALL DIMENSIONS ARE MEASURED TO THE FACE OF CURB, EDGE OF PAVEMENT OR FACE OF BUILDING UNLESS OTHERWISE INDICATED.
 - ALL ISLAND STRIPING TO BE 2" O.C. AT 45° ANGLE WITH 4" WIDE STRIPES. COORDINATE WITH GENERAL NOTE 3.

- KEY NOTES**
- NEW 18" CURB & GUTTER.
 - NEW LIGHT DUTY ASPHALT PAVEMENT SEE DETAIL 3/C5.1
 - NEW HEAVY DUTY ASPHALT PAVEMENT SEE DETAIL 5/C5.1
 - TRANSITION/CONNECT CURB TO EXISTING "ASPHALT TURNUP" AT ASPHALT VALLEY SWALE.
 - INSTALL NEW ASPHALT PAVEMENT FLUSH WITH SAWCUT EDGE.
 - STOP BAR -- SEE DETAIL 4/C5.1
 - CONNECT NEW SIDEWALK FLUSH WITH EXISTING MATCHING SECTION.
 - NEW SEGMENTAL BLOCK WALL -- SEE DETAILS ON C5.3 AND C5.4. CONTRACTOR TO SUBMIT SHOP DRAWINGS FOR REVIEW AND APPROVALS
 - CONNECT NEW CURB AND GUTTER FLUSH WITH EXISTING MATCHING SECTION.
 - NEW 4" THICK, 3000 PSI CONCRETE SIDEWALK, BROOM FINISH
 - RELOCATED STOP SIGN
 - SEAL EXISTING PARKING BAY AND RESTRIPE AS INDICATED. SEE HANDICAP PARKING STRIPING DETAILS
 - INSTALL FACE OF GUTTER FLUSH WITH SAWCUT EDGE OF ASPHALT.
 - END HEAVY DUTY ASPHALT PAVEMENT AT PROPERTY LINE PROJECTED PERPENDICULAR TO DRIVEWAY AS INDICATED.
 - INSTALL 6"x18" WIDE CONCRETE BAND AS INDICATED.
 - END DOUBLE YELLOW LINES AT RADIUS TANGENT AS INDICATED
 - MOUNT NEW HANDICAP SIGNS ON WALL AT 60" ABOVE GRADE.
 - REMOVE EXISTING RAILING ON EXISTING PORCH BETWEEN CENTER COLUMNS AND POUR NEW 5' SIDEWALK FLUSH WITH PORCH. CONNECT TO EXISTING SIDEWALK ALONG HAMPTON STREET. REMOVE SHRUBS AS NEEDED AT PORCH TO ACCOMMODATE NEW SIDEWALK.

- SPECIAL PARKING NOTE**
- THE PARKING LOT IS PRIMARILY BEING INSTALLED TO SUPPORT THE SOUTH CAROLINA AUTO DEALERS ASSOCIATION.
 - THERE ARE A TOTAL OF 66 PARKING SPACES COUNTING THE NEW PARKING LOT AND THE EXISTING. THEREFORE, A TOTAL OF THREE HANDICAP SPACES ARE REQUIRED.
 - THERE ARE TWO EXISTING HANDICAP PARKING AT THE EXISTING BUILDING TO MEET ADA CODE MINIMUM

COORDINATE SCHEDULE			
COORDINATE	DESCRIPTION	NORTHING	EASTING
C1	RADIUS	789023.65	1986402.91
C2	RADIUS	788945.28	1986431.61
C3	RADIUS	788955.32	1986429.93
C4	RADIUS	788886.83	1986502.88
C5	RADIUS	788890.53	1986538.83
C6	RADIUS	788892.08	1986487.61
C7	CORNER	788890.36	1986552.78
C8	CORNER	788763.75	1986599.62
C9	CORNER	788877.63	1986492.45
C10	CORNER	788742.60	1986542.46
C11	RADIUS	788742.93	1986557.77
C12	RADIUS	788754.72	1986589.64



No.	REVISION	DATE

22.a

7438 BROAD RIVER ROAD
SUITE 212
RNO, SC 29083
803.781.3141
ADCEENGINEERING.COM

ADC
ENGINEERING

PROJECT TITLE
**PULASKI ST AUTO PARKING LOT
526 HAMPTON ST
COLUMBIA, SC**

DRAWING TITLE
SITE PLAN

DRAWN BY
RBT

CHECKED BY
RBT

FILE:

PROJECT NO.
19-741

DATE
20 MARCH 2020

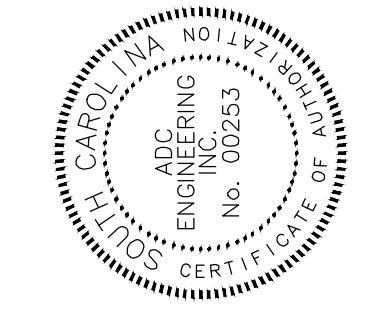
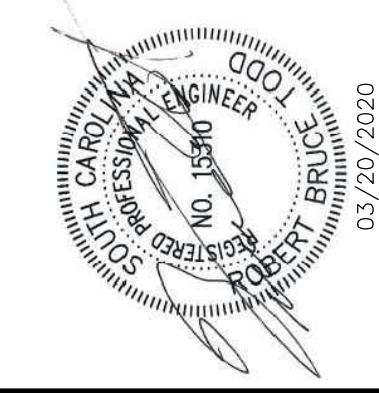
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C2.1

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Attachment: 2020-051 encroach 1410 Pulaski Street (SCADA) (6007 : Ordinance No.: 2020-051 encroach 1400 Pulaski Street)

Packet Pg. 263



PULASKI ST AUTO PARKING LOT
526 HAMPTON ST
COLUMBIA, SC

GRADING
AND
DRAINAGE
PLAN

THIS DRAWING AND THE DESIGN THEREOF ARE THE PROPERTY OF ADC ENGINEERING, INC. NO PART OF THIS DRAWING OR THE DESIGN THEREOF IS TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, WITHOUT THE WRITTEN PERMISSION OF ADC ENGINEERING, INC. ANY VIOLATION OF THIS NOTICE IS SUBJECT TO LEGAL ACTION.

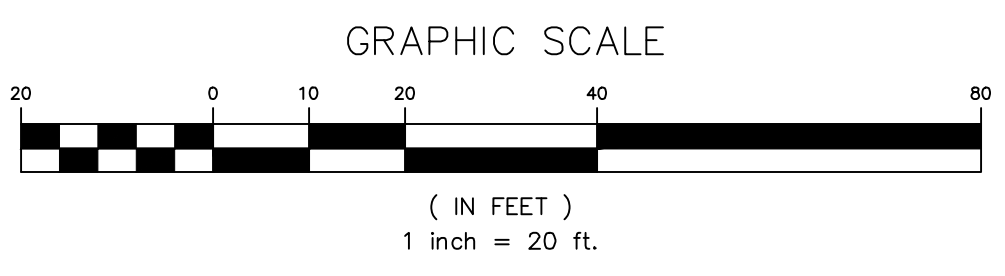
PROJECT NO. 19-741
DATE 20 MARCH 2020
DRAWING NO. C3.1

LEGEND		
NEW	EXISTING	DESCRIPTION
N/A		BENCHMARK/CONTROL POINT
N/A		PROPERTY LINE
N/A		BUILDING
N/A		TREE
	N/A	CONTOUR
	N/A	SPOT ELEVATION
	N/A	FIRE HYDRANT
	N/A	LIGHT POLE
	N/A	TOP OF WALL
	N/A	BOTTOM OF WALL - SOUTH
	N/A	BOTTOM OF WALL - NORTH
	N/A	WATER MAIN/SERVICE
		STORM DRAIN LINE w/STRUCTURE
		SANITARY SEWER LINE w/MANHOLE
		SANITARY SEWER CLEANOUT
	N/A	CHAIN LINK FENCE
	N/A	KEY NOTE REFERENCE
	N/A	RIP RAP PROTECTION

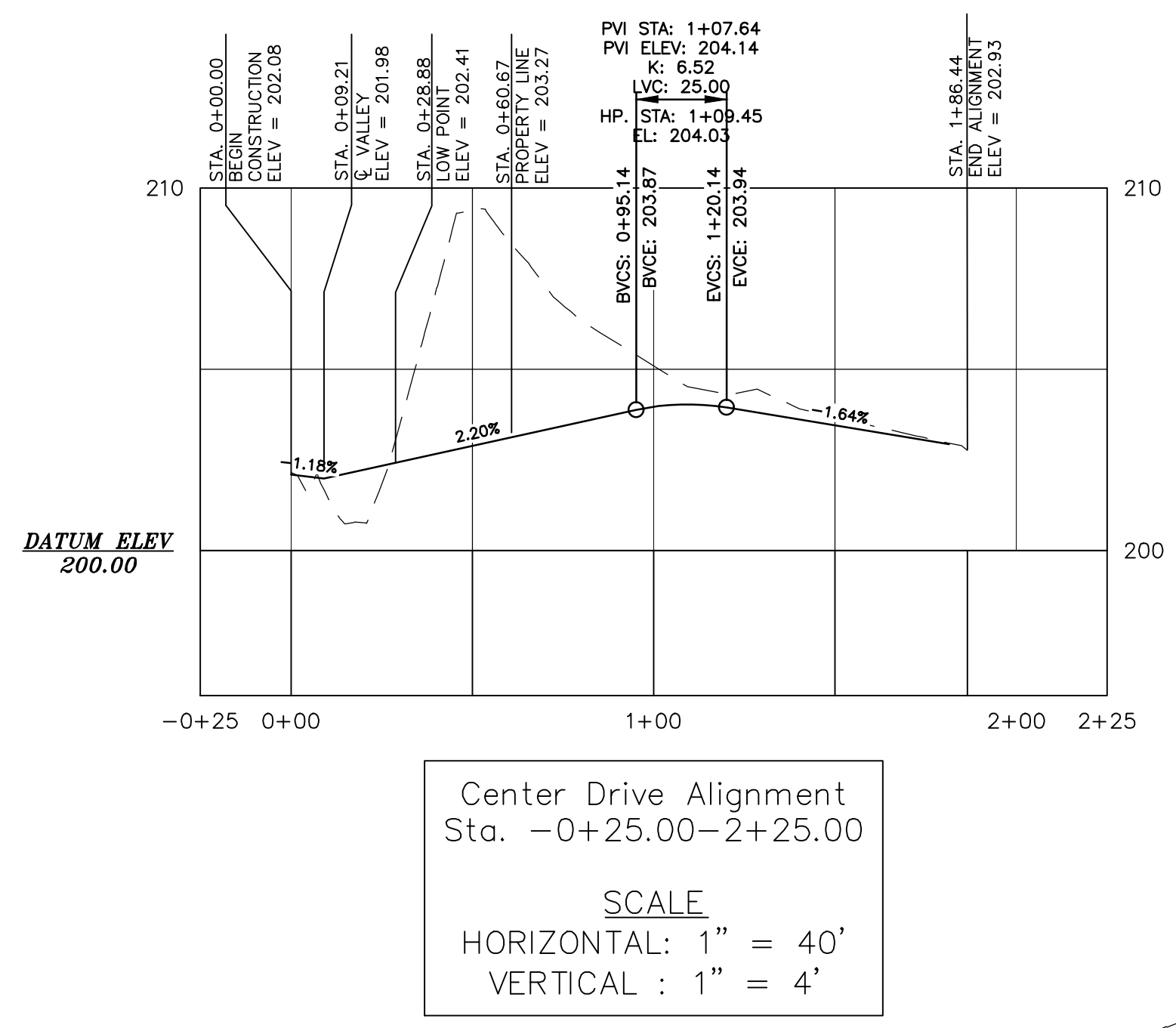
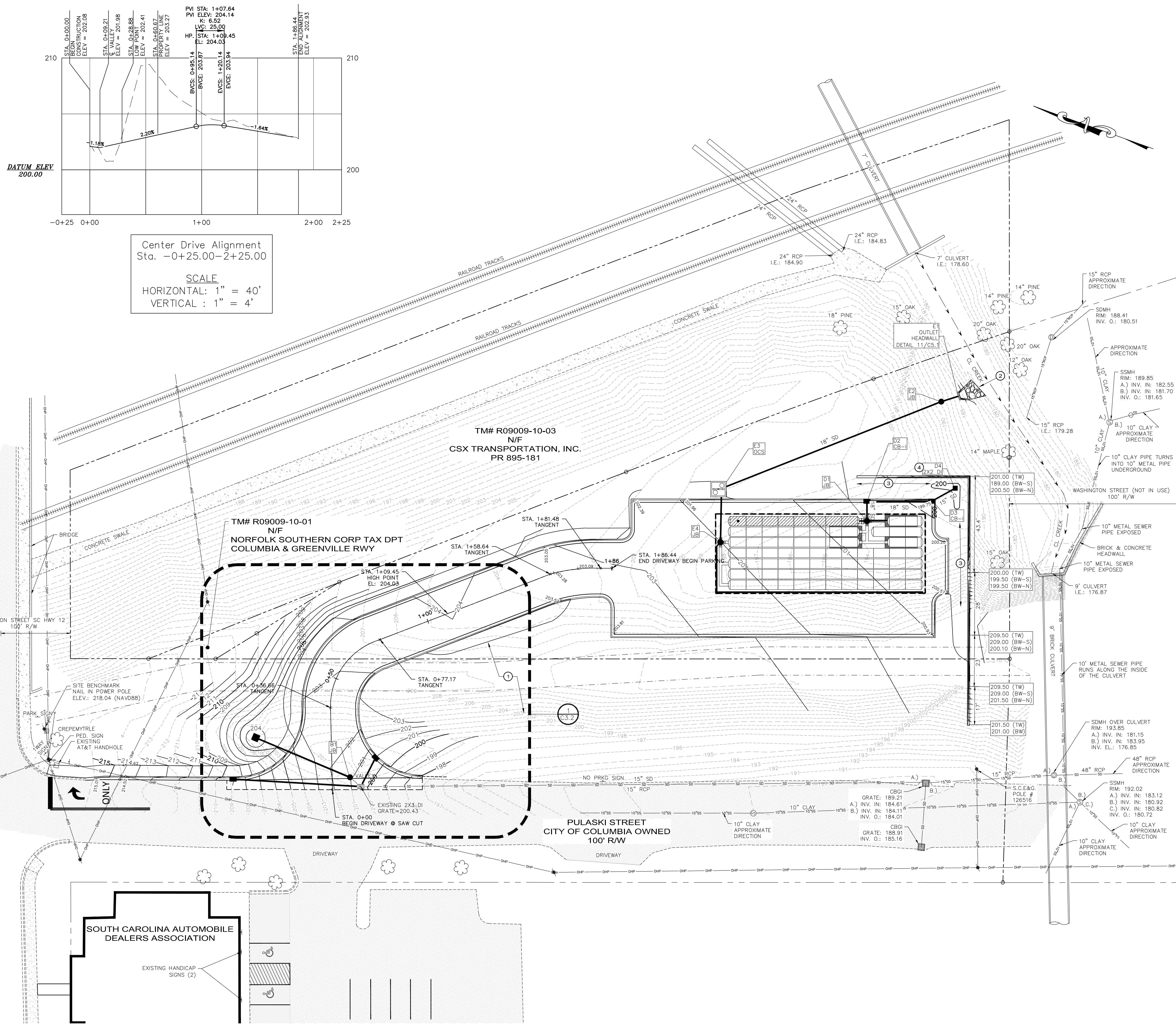
- ### GENERAL NOTES
1. VERIFY ALL FIELD CONDITIONS PRIOR TO CONSTRUCTION AND/OR DEMOLITION AND REPORT ANY DIFFERENCE IN SITE CONDITIONS FROM THE DRAWINGS TO THE ENGINEER IMMEDIATELY.
 2. PROMPTLY INFORM THE ENGINEER OF ANY ERROR OR DISCREPANCY DISCOVERED IN THESE DRAWINGS OR SPECIFICATIONS OR CONFLICT BETWEEN THE DRAWINGS OR SPECIFICATIONS.
 3. ALL DEMOLITION DEBRIS SHALL BE DISPOSED OF OFF-SITE IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL REGULATIONS AND SPECIFICATIONS, LATEST REVISION.
 4. EXISTING UTILITIES SUCH AS WATER, SEWER, GAS, ELECTRICAL, FIBER, CABLE, ETC. ARE PRESENT IN THE AREA. THE EXACT LOCATION OF ALL UNDERGROUND UTILITIES SHALL BE VERIFIED PRIOR TO CONSTRUCTION AND ANY AND ALL DAMAGES RESULTING FROM THE FAILURE TO DO SO SHALL BE REPAIRED AT NO EXPENSE TO THE OWNER. CONTACT PALMETTO UTILITY PROTECTION SERVICE (PUPS) AND OTHER LOCAL AND REGIONAL UTILITY COMPANIES AT LEAST 72 HOURS PRIOR TO COMMENCING CONSTRUCTION FOR LOCATION OF UTILITIES.
 5. KEEP ALL ROADS ADJACENT TO THE SITE CLEAN DURING CONSTRUCTION.
 6. IF AFTER FINAL CONSTRUCTION IS COMPLETED AND THE ENGINEER DETERMINES THAT LOW AREAS OR "BIRD BATHS" EXIST IN PAVED AREAS, THE CONTRACTOR SHALL CORRECT THEM AT NO EXPENSE TO THE OWNER.
 7. REPAIR ANY DAMAGE TO EXISTING UTILITIES OR STRUCTURES AT NO ADDITIONAL COST TO THE OWNER.
 8. CONTRACTOR SHALL CLEAR AND GRUB ALL AREAS WITHIN THE LIMITS OF DISTURBANCE SHOWN ON THE EROSION CONTROL PLANS.

- ### GRADING NOTES
1. DURING CONSTRUCTION AND UNTIL TURF IS ESTABLISHED, USE THE SILT FENCE STORM INLET SEDIMENT TRAP SHOWN ON DETAIL SHEET AROUND ALL INLETS AND PLACE AND MAINTAIN SILT FENCES AS REQUIRED TO PREVENT EROSION AND SEDIMENTATION RUNOFF.
 2. CONTRACTOR SHALL VERIFY ALL FIELD CONDITIONS PRIOR TO BEGINNING WORK. CONTRACTOR SHALL VERIFY LOCATION AND AVAILABILITY OF ALL UTILITIES AFFECTING THE PROJECT ON AND OFF THE SITE.
 3. THE CONSTRUCTION OF ALL STREETS & DRAINAGE FACILITIES SHALL BE GOVERNED BY CITY OF COLUMBIA STANDARD SPECIFICATIONS & SCOD STANDARD SPECIFICATIONS LATEST EDITION.
 4. CONTRACTOR SHALL USE THE INLET SEDIMENT PROTECTION ON ALL INLETS UNTIL THE AREA DRAINING TO THE INLET HAS BEEN STABILIZED.
 5. ALL FILL AREAS TO BE COMPACTED AS RECOMMENDED IN THE GEOTECHNICAL REPORT AND OR SPECS.
 6. CONTRACTOR TO INSTALL ADDITIONAL EROSION CONTROL MEASURES AS REQUIRED BY CITY OF COLUMBIA OR SCDEH.
 7. PROVIDE SILT FENCE AND/OR OTHER CONTROL DEVICES, AS MAY BE REQUIRED, TO CONTROL SOIL EROSION DURING ALL UTILITY CONSTRUCTION. ALL DISTURBED AREAS SHALL BE CLEANED, GRADED AND STABILIZED WITH GRASSING IMMEDIATELY AFTER THE UTILITY CONSTRUCTION.
 8. CONTRACTOR TO REPAIR ANY DAMAGE DONE TO EXISTING PAVEMENT, FENCING, ETC. DUE TO CONSTRUCTION ENTIRELY AT THEIR EXPENSE.
 9. CONTRACTOR MUST TAKE NECESSARY ACTION TO MINIMIZE THE TRACKING OF MUD ONTO THE PAVED ROADWAY FROM CONSTRUCTION AREAS. CONTRACTOR TO DAILY REMOVE MUD/SOIL FROM PAVEMENT AS REQUIRED.
 10. ALL EROSION CONTROL DEVICES SHALL BE PROPERLY MAINTAINED DURING ALL PHASES OF CONSTRUCTION UNTIL THE COMPLETION OF ALL CONSTRUCTION ACTIVITIES AND ALL DISTURBED AREAS HAVE BEEN STABILIZED. ADDITIONAL CONTROL DEVICES MAY BE REQUIRED DURING CONSTRUCTION IN ORDER TO CONTROL EROSION AND/OR OFFSITE SEDIMENTATION. ALL TEMPORARY CONTROL DEVICES SHALL BE REMOVED ONCE CONSTRUCTION IS COMPLETE AND THE SITE IS STABILIZED.
 11. ALL UNDERGROUND LOCATIONS ARE APPROXIMATE PER DRAWINGS AND LOCATIONS SUPPLIED BY VARIOUS UTILITY COMPANIES.
 12. ALL STORM WATER PIPING TO BE CAMERA INSPECTED A MIN. 30 DAYS AFTER INSTALLATION TO INSURE PROPER INSTALLATION. PROVIDE COPY OF DVD TO ENGINEER AND OWNER FOR REVIEW. REPAIR ANY PIPE NOT PROPERLY INSTALLED AT NO ADDITIONAL COST TO OWNER.
 13. ALL STORM WATER DETENTION SYSTEMS, OUTLET STRUCTURES, AND PIPING TO BE SURVEYED BY A REGISTERED LAND SURVEYOR AND SENT TO ENGINEER TO VERIFY DESIGN CONFORMANCE AND PREPARATION FOR FINAL PROJECT CLOSEOUT WITH CITY OF COLUMBIA AND SCDEH.

- ### KEY NOTES
- ① STRAIGHT GRADE BETWEEN 204 CONTOUR(NEW) AND 203 CONTOUR(EXISTING).
 - ② INSTALL RIP RAP FROM END OF HEADWALL APRON TO BOTTOM OF CREEK.
 - ③ GRADE FOR POSITIVE DRAINAGE IN AREA INDICATED
 - ④ CONNECT RETAINING WALL FOUNDATION DRAINS INTO STRUCTURE D4. SEE SEGMENTAL BLOCK WALL DETAILS.



No.	REVISION	DATE



Center Drive Alignment
Sta. -0+25.00-2+25.00

SCALE
HORIZONTAL: 1" = 40'
VERTICAL: 1" = 4'



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Legal Department

FROM: *Shari Ardis, Legal Office Manager*

SUBJECT: Ordinance No.: 2020-069 Granting MCImetro Access Transmission Services Corp., it's Successors and Assigns the Right, Power and Authority to Construct, Install, Maintain and Operate In, Over, Upon and Under the Streets and Public Places of the City of Columbia, its Lines, Poles, Wires, Cables and other Telecommunications Facilities to Render Telecommunications Service to Its Customers in the Limits of the City of Columbia for Such Period as Provided Herein; and to Provide for the Payment of Compensation for the Use of the Streets and Public Places

FUNDING SOURCE & ORIGINAL BUDGET:

FOCUS AREAS: Attracting & Retaining Talent, Connecting Our Community, Economic Prosperity - Endless Possibilities, Empowering Our Residents, Enhancing Columbia's Neighborhoods, Innovative & High Quality Municipal Services, Planning Together

PURPOSE:
First reading approval was given on July 21, 2020.

ATTACHMENTS:

- 2020-069 MCImetro (Verizon) (PDF)

HISTORY:

07/21/20

Columbia City Council

APPROVED ON FIRST READING.

ORDINANCE NO.: 2020-069

Granting MCImetro Access Transmission Services Corp., its Successors and Assigns the Right, Power and Authority to Construct, Install, Maintain and Operate In, Over, Upon and Under the Streets and Public Places of the City of Columbia, its Lines, Poles, Wires, Cables and other Telecommunications Facilities to Render Telecommunications Service to Its Customers in the Limits of the City of Columbia for Such Period as Provided Herein; and to Provide for the Payment of Compensation for the Use of the Streets and Public Places

WHEREAS, MCImetro Access Transmission Services Corp. d/b/a Verizon Access Transmission Services, a Delaware corporation ("Company") has requested consent of the City of Columbia to use the streets and public places of the municipality to construct, install, maintain, and operate its facilities for use in providing telecommunications services to its customers within the municipality for its own business purposes and profit; and,

WHEREAS, other telecommunications providers either have or are likely to seek a similar consent; and,

WHEREAS, it is the policy of the municipality to permit such entry into the corporate limits and such use of the streets and public places for the provision of telecommunication services, subject to the duty and authority of the municipality to manage its streets, public property and rights-of-way, and to require fair and reasonable compensation from telecommunications providers for the use thereof on a competitively neutral and nondiscriminatory basis and to publicly disclose the amount of such compensation; NOW, THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia this ____ day of _____, 2020, as follows:

Section 1: As used in this ordinance, the word "Company" means MCImetro Access Transmission Services Corp. d/b/a Verizon Access Transmission Services, a Delaware corporation existing under the laws of the State of South Carolina and duly authorized to do business in South Carolina, its successors and assigns.

Section 2: As used in this ordinance, the word "Municipality" means the City of Columbia, South Carolina.

Section 3: As used in this ordinance, the term "Telecommunications Services" has the meaning and definition given to that same term by S.C. Code Ann. Sections 58-9-10 and 58-9-2200 (1) (1999), which includes operation and/or provision of access to transmission facilities and infrastructure for the transmission of voice, data, text, sound, and video using wired telecommunications networks, and 47 USC 153; provided, however, for purposes of this ordinance, the term "Telecommunications Services" does not include cable television. Cable television services may only be provided in the municipal limits pursuant to a separate franchise pursuant to 42 USC 542.

Section 4: The non-exclusive right, power and authority are hereby granted and vested in the Company to construct, install, maintain, and operate in, over, under, and upon the streets, alleys, bridges, rights-of-way and other public places of the Municipality, its lines, poles, antennas, wires, cables, cabinets; conduits, converters, equipment and other telecommunications facilities and to use those facilities to render Telecommunication Services to its customers within the corporate limits of the Municipality.

Section 5: Prior to the commencement or continuation of any construction or operation in the corporate limits of the Municipality, the Company shall be duly authorized to do business in South Carolina and shall have received any necessary certificate of public convenience and necessity or other required authority from the South Carolina Public Service Commission or the Federal Energy Regulatory Commission. Evidence that such authority has been acquired or that it is not required will be filed with the Municipality.

Section 6: All work upon the streets and public places of the Municipality shall be in accordance with all applicable standards, codes, and ordinances, and will be done under the general supervision of the Mayor and Council of the Municipality. The city has a preference that all new construction will, wherever practicable and economically feasible, be placed underground; however, service lines, cables and/or equipment will be allowed to be placed aboveground if other existing service lines, cables and/or equipment in that area are installed aboveground. Any necessary aboveground construction will, wherever practicable, utilize existing utility poles. No street, alley, bridge, right-of-way or other public place used by the Company shall be obstructed longer than necessary during its work of construction or repair, and shall be restored to the same good order and condition as when said work was commenced. No part of any street, alley, bridge, right-of-way, or other public place of the Municipality, including any public drain, sewer, catch basin, water pipe, pavement or other public improvement, shall be damaged. However, should any such damage occur, the Company shall repair the same as promptly as possible, and, in default thereof, the Municipality may make such repairs after providing notice to Company and charge the reasonable cost thereof to and collect the same from the Company. The Company shall defend and save the Municipality harmless from all liability or damage (including judgments, decrees, court costs, and defense costs) arising out of the Company's operations within the corporate limits of the Municipality, the exercise of the privileges granted to the Company by this ordinance, or the acts or omissions of the Company's employees, contractors, or agents, unless said liability or damage results from the negligence or willful misconduct of the Municipality, its employees, officers, contractors, or agents. Notwithstanding the foregoing, Company shall not be liable for damages, including but not limited to, delay damages, in the event Company suffers a force majeure or other event beyond its control.

Section 7: In consideration of the grant of authority to utilize the streets and public places of the Municipality for the provision of Telecommunication Services, and in accordance with applicable laws and ordinances, the Company shall pay such lawful franchise fees, business license taxes, and administrative fees as are presently permitted by Article 20 of Chapter 9 of Title 58 of the 1976 Code of Laws of South Carolina, as enacted in 1999, and as may be enacted and imposed by the Municipality. The Company shall also pay all such ad valorem taxes, service fees, sales taxes, or other taxes and fees as may now or hereafter be lawfully imposed on other businesses within the Municipality. Provided, however, that in the event that Article 20 of Chapter 9 of Title 58 of the 1976 Code of Laws of South Carolina, as enacted in 1999, or other laws governing franchise fees, business license taxes and/or other fees with respect to Telecommunication Services shall be substantially modified by subsequent legislation or court decision, the provisions herein contained may be brought into conformity with the changes in the applicable law by appropriate amendment to this ordinance. If the limitations on the amount of franchise fees, administrative fees, and business license taxes on providers of Retail Telecommunications Services presently contained in said statute shall be removed or modified, the Municipality will be free, by amendment to this ordinance, to impose such fair, reasonable, competitively neutral, and non-discriminatory fees and taxes as may then be permitted by that statute or by such applicable South Carolina and federal law as may then govern.

Section 8: Except as specifically provided herein, or otherwise mandated by law, the privilege granted to the Company by this ordinance does not exempt or excuse the Company from the police power and all other lawfully imposed municipal authority and laws including, but not limited to, those relating to zoning, permitting, traffic control, construction and excavation, planning, aesthetics, and the environment.

Section 9: The non-exclusive franchise and consent granted by this ordinance shall be in force and effect for an initial term of two (2) years, and thereafter may be renewed by mutual agreement of both parties in accordance with applicable laws and regulations. On or about the first anniversary of the grant of this franchise, upon the request of Municipality, Company and Municipality shall meet and review the terms of this Ordinance, and any concerns or issues raised in respect thereof, and negotiate in good faith any modifications as the parties may determine, in good faith, are necessary to address such concerns or issues with such consent for modification not unreasonably withheld.

Section 10: This franchise and consent ordinance is subject to the Constitution and laws of the State of South Carolina. In conforming this ordinance to the requirements of S.C. Code Ann. Section 58-9-2200 et. seq. as enacted by the General Assembly of South Carolina in 1999, the Municipality does not concede

or imply that the General Assembly has the authority to restrict by general law the powers denied to the General Assembly and reserved to the municipalities of South Carolina by Article VIII Section 15 of the Constitution of South Carolina.

This ordinance is effective as of final reading.

Requested by:

Assistant City Manager Palen

Mayor

Approved by:

City Manager

Approved as to form:

ATTEST:

Senior Assistant City Attorney

City Clerk

Introduced:

Final Reading:

LEGAL DEPARTMENT

Attachment: 2020-069 MCImetro (Verizon) (6054 : Ordinance No.: 2020-069 MCImetro (Verizon))



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ANNEXATION, COMPREHENSIVE PLAN MAP
AMENDMENT, AND ZONING MAP AMENDMENT 156
Island View Circle; TMS# 28907-01-09

**FUNDING SOURCE &
ORIGINAL BUDGET:**

PURPOSE:

Ordinance No.: 2020-064 Annexing and Incorporating 156 Island View Circle, Richland County TMS# 28907-01-09 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) and zoned PDD by Richland County.

Applicant: Carroll and Tomothy Edmond

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)

First reading approval was given on July 21, 2020.

ATTACHMENTS:

- ANNEX-2020-0010_IslandView156_Council (PDF)
- 2020-064 annex-incorporate 156 Island View (PDF)

HISTORY:

07/21/20

Columbia City Council

APPROVED ON FIRST READING.



CITY COUNCIL

July 21, 2020 at 2:00pm

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT CASE SUMMARY 156 Island View Circle; TMS# 28907-01-09

Council District:	4
Proposal:	Request recommendation 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) and zoned PDD by Richland County.
Applicant:	Carroll and Tomothy Edmond
Staff Recommendation:	Approval
PC Recommendation:	06/01/2020; Approval (6-0)
ZPH, 1 st Reading:	07/21/2020; Pending
2 nd Reading:	08/04/2020; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 0.61 acres
Current Use: Vacant
Proposed Use: Residential
Reason for Annexation: Municipal Services
Urban Service Area: Donut Hole
Current County Land Use Classification: Neighborhood (Medium Density)
Proposed City Land Use Classification: Urban Edge Residential Large Lot (UER-2)
Current County Zoning: Planned Development District (PDD)
Proposed City 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 service. The estimated cost to serve this proposed single family residence is **approximately \$200 annually** based on a year's worth of calls for service for similar type uses in the City.

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 to provide solid waste service is **approximately \$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. The property is within the Palmetto Utilities sewer service area.

Water Customer Care

The customers on the annexed property will pay water rates approximately **40% lower** than out-of-city customers.

Planning & Development Services

We recommend approval of the annexation of this property, as it is located within a designated Donut Hole in the Urban Service Area plan. The estimated real estate tax revenue generated for the City will be **approximately \$2,400 per year**, based on the current tax rate and value estimates.

* Estimated City Tax Revenue is based on **2019 millage** for real property and calculated as: ((Taxable Value × Tax Rate) × City Millage Rate (.0938)). The actual additional taxes paid by the property owner will generally be substantially lower as some millage items do not apply to in-City properties, and an increased Local Option Sales Tax credit factor applies to in-City properties (an additional .002020 for the 2019 tax year).

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.

Comprehensive Plan Land Use Classification

The proposed future land use for the subject property is Urban Edge Residential Large Lot (UER-2) in the Future Land Use Map. The property is currently assigned a future land use of Neighborhood (Medium Density) by Richland County.

Urban Edge Residential Large Lot neighborhoods represent many of the older residential neighborhoods in the outer areas of the City. This development type is appropriate as development on remaining large lots or as redevelopment in the outer areas of Columbia. Most of the existing developments occurred after 1950. Urban Edge Residential Large Lot developments generally do not continue the grid and block pattern found in the urban neighborhoods, but do tend to have a consistently organized internal street network with loops and interconnections.

Primary Types

- Single Family Detached

*Accessory dwelling units

Tertiary Types

- Single-family Attached
- Two-family
- Three-family
- Small Format Business/Employment
- Small Format Civic/Institutional
- Cemeteries & Mausoleums

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is not located within the study area of a neighborhood, small area, community, or corridor plan adopted by the City of Columbia or Richland County.

PROPOSED ZONING DISTRICT SUMMARY

The parcel is currently zoned PDD by Richland County. Surrounding parcels within the City of Columbia are currently zoned Planned Unit Development-Residential District (PUD-R) to the East, North, and West. Surrounding parcels in unincorporated Richland County are currently zoned PDD to the South.

The proposed City of Columbia zoning district is Planned Unit Development-Residential District (PUD-R).

Planned Unit Development-Residential District (PUD-R)

(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:

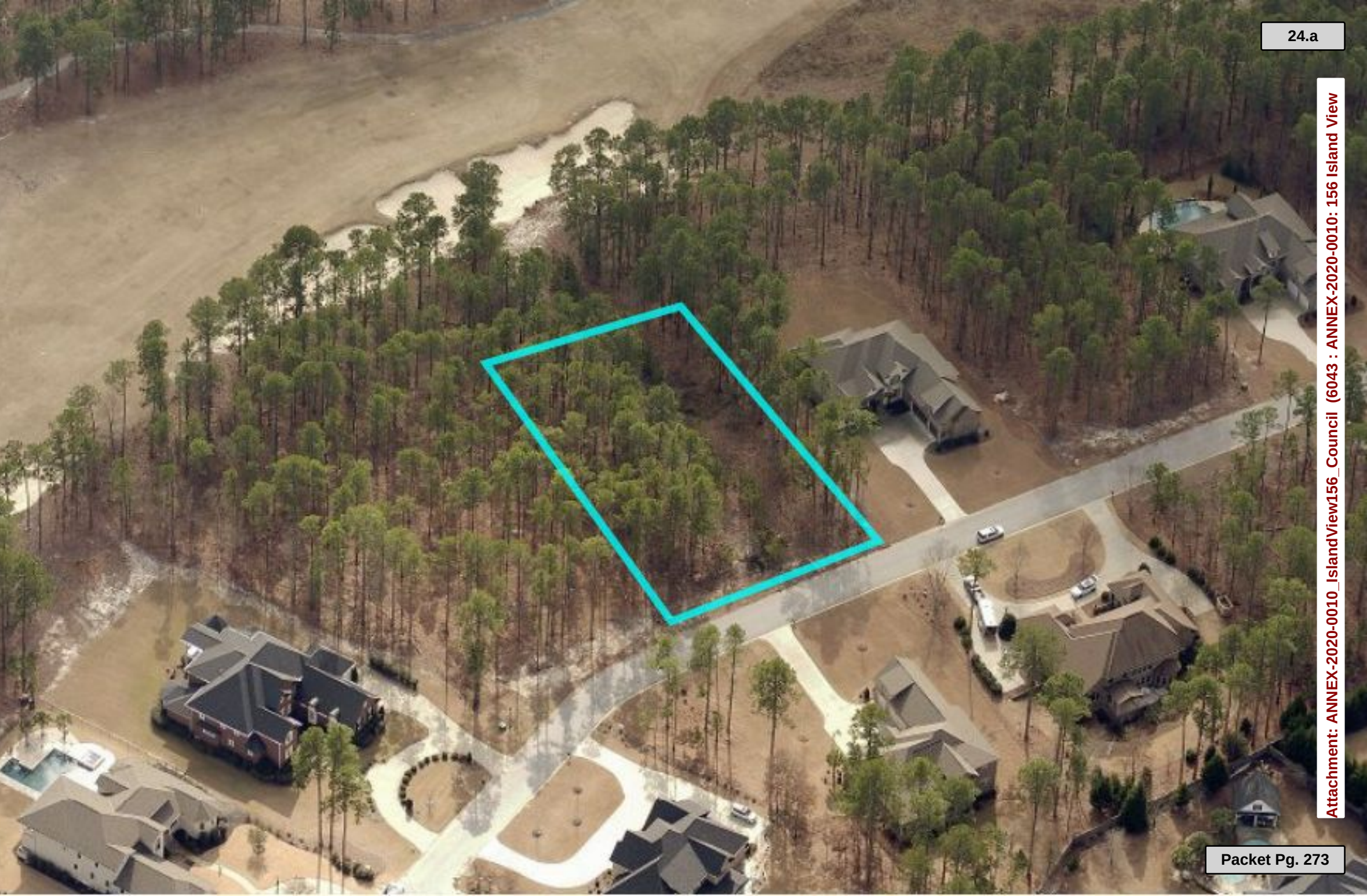
(1) PUD-R Planned Unit Development—Residential. The PUD-R district is intended to accommodate residential uses, with nonresidential uses integrated into the design of such districts as secondary uses.

(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.

STAFF RECOMMENDATION

Staff recommends City Council annex the property, assign a future land use classification of Urban Edge Residential Large Lot (UER-2), and assign zoning of Planned Unit Development-Residential District (PUD-R) at the time of annexation.



Land Use Map

156 Island View Cir, TMS# 28907-01-09;
Current Rich. Co. FLU: Neighborhood (Medium Density); Proposed FLU: UER-2



Prepared by: Shane Shaughnessy
April 23, 2020

UCMR-1 - Urban Core Mixed Residential - 1	UCR-2 - Urban Core Residential Large Lot	UEAC-2 - Urban Edge Regional Activity Center	S/A - Sports/Amusement
UCMR-2 - Urban Core Mixed Residential - 2	UER-1 - Urban Edge Residential Small Lot	AC-1 - Neighborhood Activity Corridor	C/I - Civic/Institutional
UCMR-3 - Urban Core Mixed Residential - 3	UER-2 - Urban Edge Residential Large Lot	AC-2 - Community Activity Corridor	CBA - Central Business Area
UEMR - Urban Edge Mixed Residential	UCAC-1 - Urban Core Neighborhood Activity Center	AC-3 - Regional Activity Corridor	ZOO - Riverbanks Zoo & Garden
UCMF - Urban Core Multi-family	UCAC-2 - Urban Core Community Activity Center	EC - Employment Campus	UC - Universities/Colleges
UEMF - Urban Edge Multi-family	UCAC-3 - Urban Core Regional Activity Center	IND - Industrial	FJ - Fort Jackson
UCR-1 - Urban Core Residential Small Lot	UEAC-1 - Urban Edge Community Activity Center	TU - Transportation & Utilities	T/S - Transitional/Sensitive Lands

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.

Zoning Map

156 Island View Cir., TMS# 28907-01-09;
Current Rich. Co. Zoning: PDD, Proposed Zoning: PUD-R



We Are Columbia



Prepared by: Shane Shaughnessy
April 23, 2020

DISCLAIMER:

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ORDINANCE NO.: 2020-064

Annexing and Incorporating 156 Island View Circle, Richland County TMS# 28907-01-09 into the Plan Columbia Land Use Plan Putting the Pieces Together adopted by Ordinance No.: 2015-014 on February 17, 2015

WHEREAS, a proper petition has been filed with the City Council by one hundred (100%) percent of the property owners of the within described property under the provisions of South Carolina Ann. Sec. 5-3-150; and,

WHEREAS, it appears to City Council that the annexation of the property would be in the best interest of the property owners and the City of Columbia; and,

WHEREAS, City Council adopted the City of Columbia Comprehensive Plan 2018 by Ordinance No.: 2008-085 on October 1, 2008, and amended from time to time, in accordance with South Carolina Comprehensive Planning Act of 1994 (Title 6, Chapter 29 of the SC Code) and heard public comments on this amendment; NOW, THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina, ____ day of _____, 2020, 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 assigned interim zoning of Planned Unit Development-Residential District (PUD-R), apportioned to City Council District 4, Census Tract 114.07, contains 0.61 acres, and shall be assigned an interim land use classification of Urban Edge Residential Large Lot (UER-2).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 28907-01-09

Also included in the territory hereby annexed are all contiguous portions of all public rights of way, streets and highways.

Requested by:

Assistant City Manager Gentry

Mayor

Approved by:

City Manager

Approved as to form:

ATTEST:

T. A. Knox

City Attorney

City Clerk

Introduced:

Final Reading:

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2020-064

All that certain piece, parcel, or tract of land, with improvements thereon, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, being shown and delineated on a plat prepared for Carol E. Jones by Cox and Dinkins, Inc., dated July 6, 2007 and recorded in Plat/Record Book 1335 at page 1146. Reference to said plat is made for a more complete and accurate description.

MEMORANDUM

Office of the City Manager

TO: Department Heads
 FROM: Teresa Wilson, City Manager
 DATE: April 24, 2020
 RE: **Property Address:** 156 Island View Circle
Richland County TMS#: 28907-01-09
Owner(s): Carroll and Tomothy Edmond
Current Use: Vacant
Proposed Use: Residential
Current County Land Use: Neighborhood (Medium Density)
Proposed City Land Use: Urban Edge Residential Large Lot (UER-2)
Current County Zoning: Planned Development District (PDD)
Proposed City Zoning: Planned Unit Development - Residential (PUD-R)
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 **June 1, 2020** Planning Commission agenda. Planning & Development Services staff will notify the City Attorney of the Planning Commission's zoning recommendation by forwarding a copy of this form, completed, as soon as the Planning Commission has met.

/atl
 Attachments

cc:

Clint Shealy, Assistant City Manager
 Jeff Palen, Assistant City Manager/CFO
 Aubrey Jenkins, Fire Chief
 Joseph Jacob, Director, Utility Operations
 Robert Anderson, Public Works Director
 Krista Hampton, Planning & Development Services
 Lakesha Shannon, Business License Administrator
 Greg Williams, Deputy Business License Administrator
 Tiffany Latimer, Customer Care Administrator
 Jerry Thompson, Building Official
 Michelle Brazell, Engineering
 Denny Daniels, Engineering
 Police Planning & Research
 Alfreda Tindal, Richland Co. 911 Addressing Coordinator

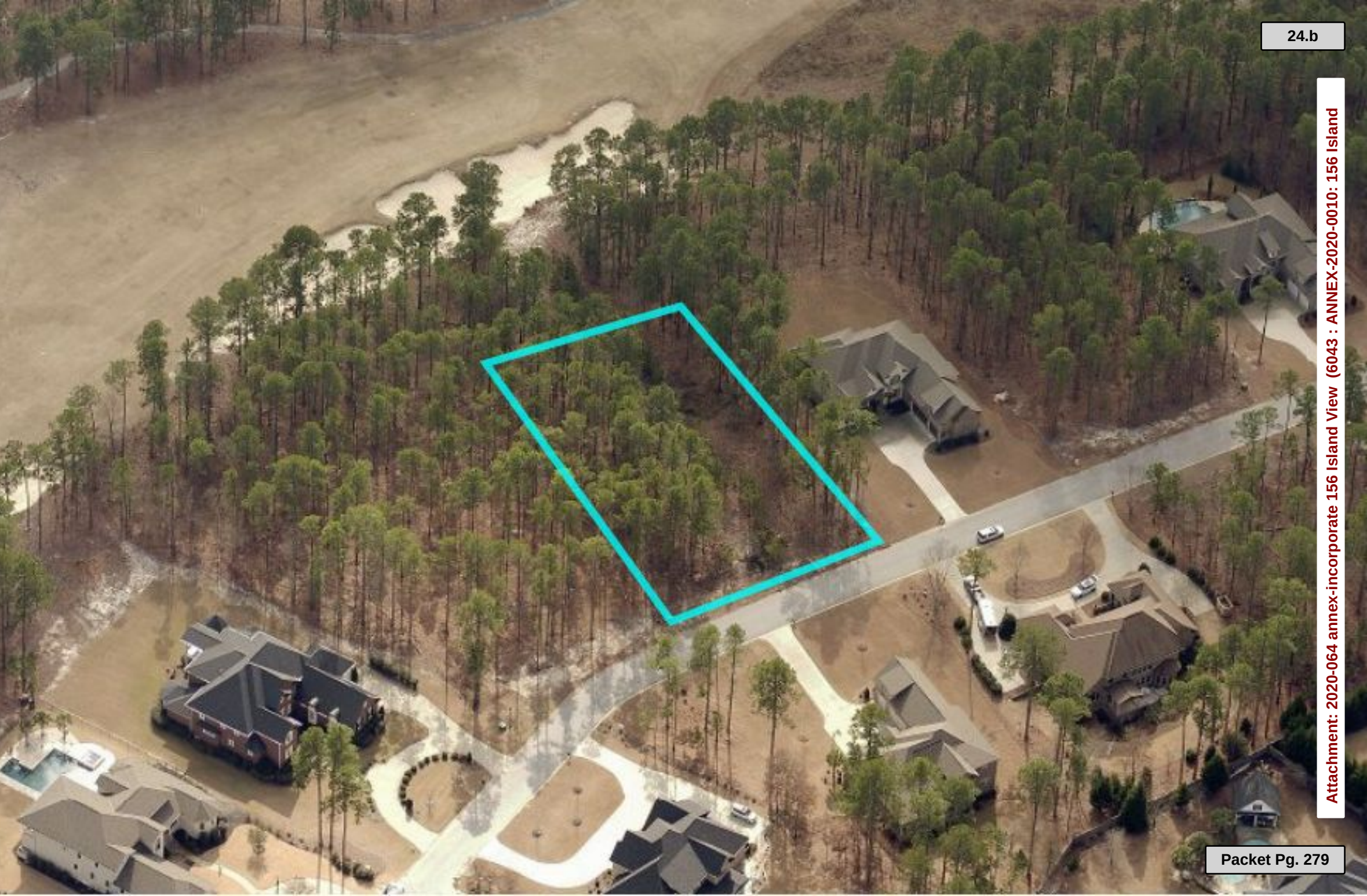
Missy Gentry, Assistant City Manager
 Teresa Knox, City Attorney
 William Holbrook, Police Chief
 Dana Higgins, Director, Engineering
 Jan Alonso, Finance Director
 Gloria Saaed, Community Development Director
 George Adams, Fire Marshal
 Rachel Bailey, Zoning Administrator
 Jacquelyn Richburg, Columbia-Richland 911
 David Hatcher, Housing Official
 Richland County Solid Waste Collection
 John Fellows, Planning Administrator
 Tori Salvant, Dev. Center Administrator

Planning Commission Land Use Recommendation: UER-2 (Land Use classification) by 6-0
 on 6/1/2020 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: PUD-R (Zoning classification) by 6-0
 on 6/1/2020 (mm/dd/yyyy).


 (Signature of Annexation Coordinator)

Attachment: 2020-064 annex-incorporate 156 Island View (6043 : ANNEX-2020-0010: 156 Island View Circle; TMS# 28907-01-09)



Land Use Map

156 Island View Cir, TMS# 28907-01-09;
Current Rich. Co. FLU: Neighborhood (Medium Density); Proposed FLU: UER-2



Prepared by: Shane Shaughnessy
April 23, 2020

UCMR-1 - Urban Core Mixed Residential - 1	UCR-2 - Urban Core Residential Large Lot	UEAC-2 - Urban Edge Regional Activity Center	S/A - Sports/Amusement
UCMR-2 - Urban Core Mixed Residential - 2	UER-1 - Urban Edge Residential Small Lot	AC-1 - Neighborhood Activity Corridor	C/I - Civic/Institutional
UCMR-3 - Urban Core Mixed Residential - 3	UER-2 - Urban Edge Residential Large Lot	AC-2 - Community Activity Corridor	CBA - Central Business Area
UEMR - Urban Edge Mixed Residential	UCAC-1 - Urban Core Neighborhood Activity Center	AC-3 - Regional Activity Corridor	ZOO - Riverbanks Zoo & Garden
UCMF - Urban Core Multi-family	UCAC-2 - Urban Core Community Activity Center	EC - Employment Campus	UC - Universities/Colleges
UEMF - Urban Edge Multi-family	UCAC-3 - Urban Core Regional Activity Center	IND - Industrial	FJ - Fort Jackson
UCR-1 - Urban Core Residential Small Lot	UEAC-1 - Urban Edge Community Activity Center	TU - Transportation & Utilities	T/S - Transitional/Sensitive Lands

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Zoning Map

156 Island View Cir., TMS# 28907-01-09;
Current Rich. Co. Zoning: PDD, Proposed Zoning: PUD-R



We Are Columbia



Prepared by: Shane Shaughnessy
April 23, 2020

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STATE OF SOUTH CAROLINA)
)
 COUNTY OF RICHLAND .) PETITION FOR ANNEXATION

The undersigned, being the owner(s) of the property described below hereby petition(s) the Mayor and City Council for annexation to the City of Columbia, South Carolina pursuant to S.C. Code Ann. Section 5-3-150, 1976, as amended.

Property Description: All that certain piece, parcel or 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 delineated on a plat prepared for Carol E. Jones by Cox and Dinkins, Inc. dated July 6, 2007 and recorded in Plat/Record Book 1335 at page 1146. Reference to said plat is made for a more complete and accurate description.

Richland County TMS: 28907-01-09

Property Addresses: 156 Island View Circle

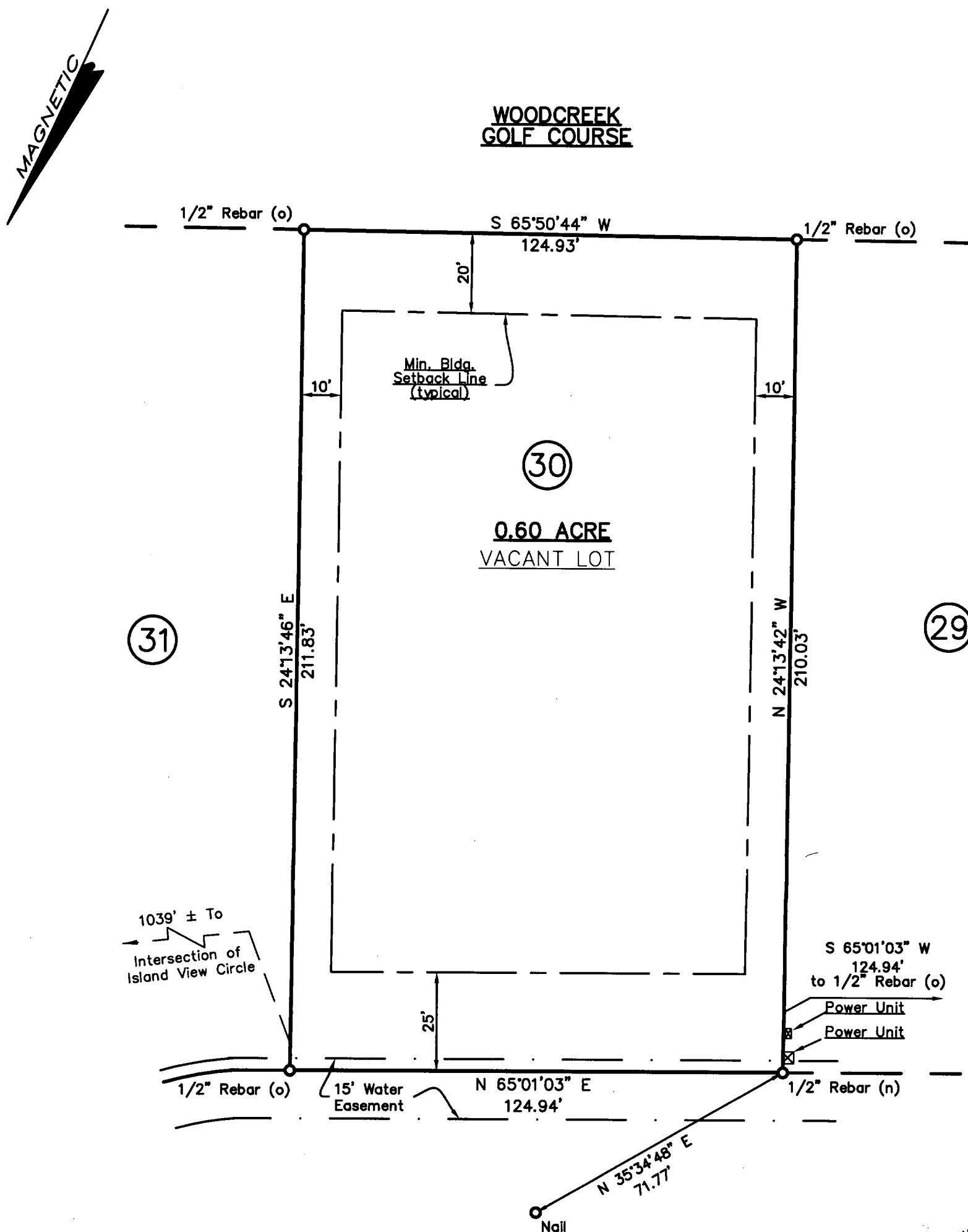
BY: 
 Carol Edmond

Date: 4/15/2020

BY: 
 Tomothy Edmond

Date: Apr. 15th 2020

Attachment: 2020-064 annex-incorporate 156 Island View (6043 : ANNEX-2020-0010: 156 Island View Circle; TMS# 28907-01-09)





We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ANNEXATION, COMPREHENSIVE PLAN MAP
AMENDMENT, AND ZONING MAP AMENDMENT 1.7
acres, County Line Trail; TMS# 31700-01-06

**FUNDING SOURCE &
ORIGINAL BUDGET:**

CLEAN WATER 2020?: Yes

PURPOSE:

Ordinance No.: 2020-065 Annexing and incorporating 1.70 acres, County Line Trail, Richland County TMS #31700-01-06 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 Development District (D-1). The property is currently classified as Neighborhood (Medium Density) and zoned RU by Richland County

Applicant: Mulberry Hall Properties, LLC / Sandy Oaks Development

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)

First reading approval was given on July 21, 2020.

ATTACHMENTS:

- ANNEX-2020-0011_1.7acCountyLineTrl_Council (PDF)
- 2020-065 annex-incorporate 1.70 acres County Line Trail (PDF)

HISTORY:

07/21/20

Columbia City Council

APPROVED ON FIRST READING.



CITY COUNCIL

July 21, 2020 at 2:00pm

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT CASE SUMMARY 1.7 acres, County Line Trail; TMS# 31700-01-06

Council District:	4
Proposal:	Request to annex, assign land use classification of Urban Edge Residential Large Lot (UER-2) and assign zoning of Development District (D-1). The property is currently classified as Neighborhood (Medium Density) and zoned RU by Richland County.
Applicant:	Mulberry Hall Properties, LLC / Sandy Oaks Development, LLC
Staff Recommendation:	Approval
PC Recommendation:	06/01/2020; Approval (6-0)
ZPH, 1 st Reading:	07/21/2020; Pending
2 nd Reading:	08/04/2020; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 1.7 acres
Current Use: Vacant
Proposed Use: Right-of-way; vacant
Reason for Annexation: Municipal Services
Urban Service Area: Long Range
Current County Land Use Classification: Neighborhood (Medium Density)
Proposed City Land Use Classification: Urban Edge Residential Large Lot (UER-2)
Current County Zoning: Rural District (RU)
Proposed City Zoning: Development District (D-1)
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

As the proposed use of the property is right-of-way for a realigned intersection, we find that the proposed annexation will not significantly impact calls for service.

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

There is likely to be **no cost** associated with this annexation as the property is proposed to be a right-of-way.

Engineering

Because water lines currently exist in this area, the Utilities and Engineering Division **will not incur any costs** associated with this annexation. The property is within the Palmetto Utilities sewer service area.

Water Customer Care

No new customers are expected. If any new customers were to be established on the annexed property they would pay water rates approximately **40% lower** than out-of-city customers.

Planning & Development Services

We recommend approval of the annexation of this property. The property is located within a Long Range area as designated within the Urban Service Area plan, however the intended purpose for most of the property is right-of-way for a realigned intersection of County Line Trail and Sandy Oaks Road to provide an entrance to the proposed Ellington subdivision. Any real estate tax revenue generated from this property will be negligible, as would any costs.

PLANS, POLICIES, AND LAND USE

Urban Service Area

Subject parcel is 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.

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.

Comprehensive Plan Land Use Classification

The proposed future land use for the subject property is Urban Edge Residential – Large Lot (UER-2) in the Future Land Use Map. The property is currently assigned a future land use of Neighborhood (Medium Density) by Richland County.

Urban Edge Residential Large Lot neighborhoods represent many of the older residential neighborhoods in the outer areas of the City. This development type is appropriate as development on remaining large lots or as redevelopment in the outer areas of Columbia. Most of the existing developments occurred after 1950. Urban Edge Residential Large Lot developments generally do not continue the grid and block pattern found in the urban neighborhoods, but do tend to have a consistently organized internal street network with loops and interconnections.

Primary Types

- Single Family Detached
- *Accessory dwelling units

Tertiary Types

- Single-family Attached
- Two-family
- Three-family
- Small Format Business/Employment
- Small Format Civic/Institutional
- Cemeteries & Mausoleums

Existing Neighborhood, Small Area, Community, and/or Corridor Plans

The subject property is not located within the study area of a neighborhood, small area, community, or corridor plan adopted by the City of Columbia or Richland County.

PROPOSED ZONING DISTRICT SUMMARY

The parcel is currently zoned RU by Richland County. Surrounding parcels within the City of Columbia are currently zoned Planned Unit Development-Residential District (PUD-R) to the North. Surrounding parcels in unincorporated Richland County are currently zoned RU to the East, South, and West.

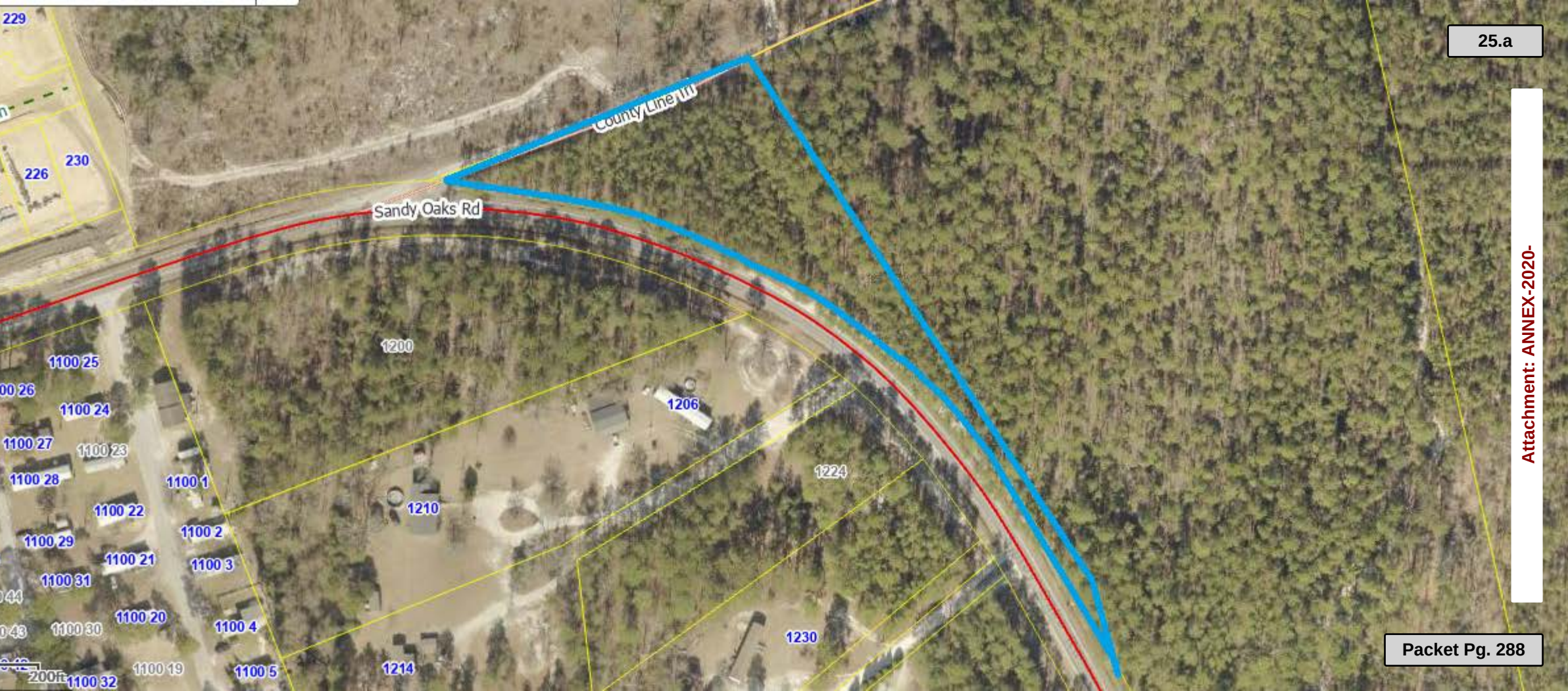
The proposed City of Columbia zoning district is Development District (D-1).

Development District (D-1)

The D-1 district is intended to provide for large tracts of land located primarily on the fringe of urban growth where the predominant character of urban development has not yet been fully established, but where the current characteristics of use are predominantly residential, agricultural or similar development, with scattered related uses. Certain structures and uses required to serve governmental, educational, religious, recreational and other needs of such areas are permitted as special exceptions subject to restrictions and requirements intended to ensure compatibility of uses within the district and adjacent thereto. It is further recognized that future demand for developable land will generate requests for amendments to remove land from the D-1 classification and place it into other more intensely developed classifications as natural consequences of urban expansion.

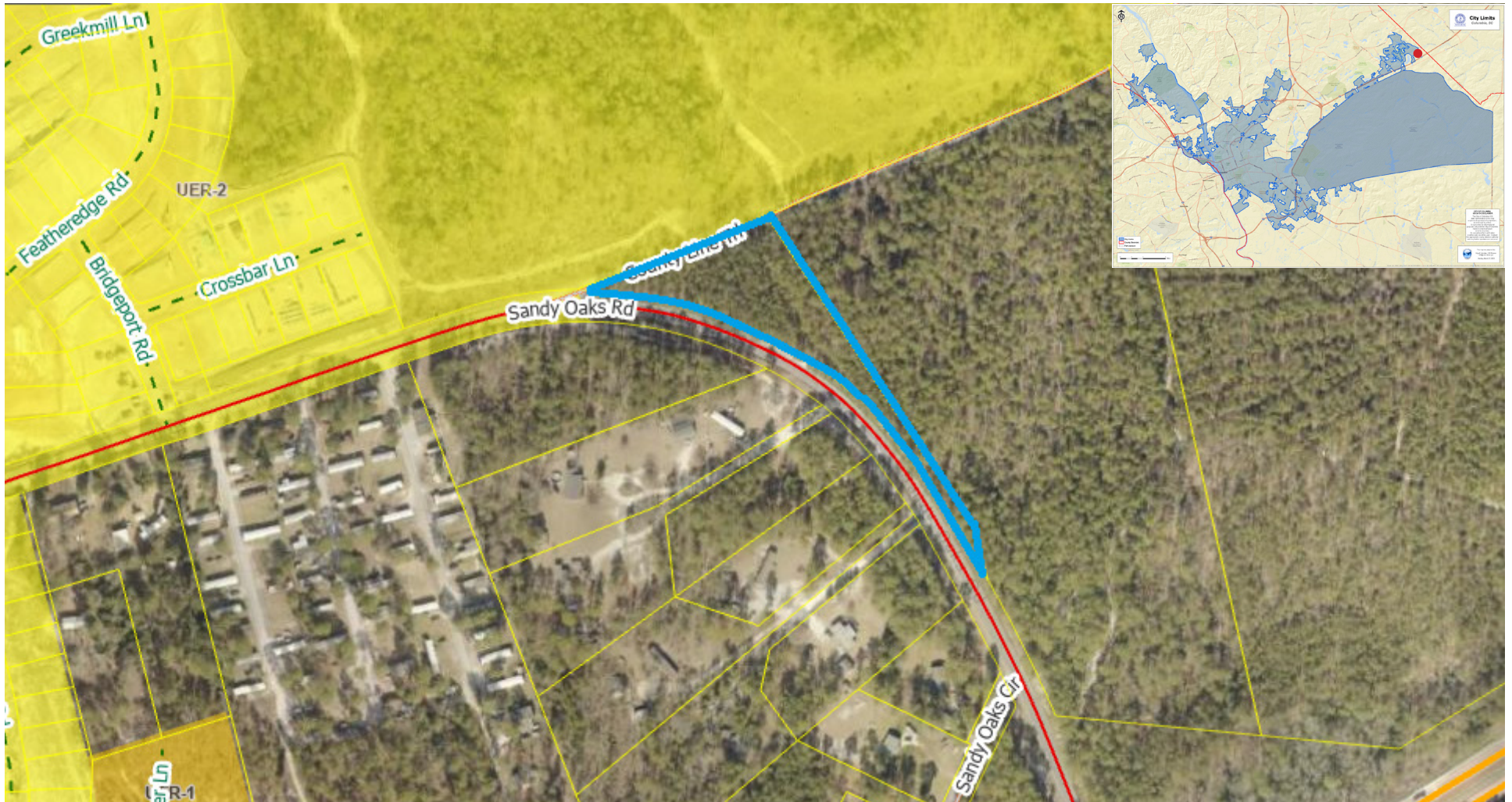
STAFF RECOMMENDATION

Staff recommends City Council annex the property, assign a future land use classification of Urban Edge Residential Large Lot (UER-2), and assign zoning of Development District (D-1) at the time of annexation.



Land Use Map

1.7 acres, County Line Trl., TMS# 31700-01-06;
Current Rich. Co. FLU: Neighborhood (Medium Density); Proposed FLU: UER-2



We Are Columbia

Prepared by: Shane Shaughnessy
May 12, 2020



UCMR-1 - Urban Core Mixed Residential - 1	UCR-2 - Urban Core Residential Large Lot	UEAC-2 - Urban Edge Regional Activity Center	S/A - Sports/Amusement
UCMR-2 - Urban Core Mixed Residential - 2	UER-1 - Urban Edge Residential Small Lot	AC-1 - Neighborhood Activity Corridor	C/I - Civic/Institutional
UCMR-3 - Urban Core Mixed Residential - 3	UER-2 - Urban Edge Residential Large Lot	AC-2 - Community Activity Corridor	CBA - Central Business Area
UEMR - Urban Edge Mixed Residential	UCAC-1 - Urban Core Neighborhood Activity Center	AC-3 - Regional Activity Corridor	ZOO - Riverbanks Zoo & Garden
UCMF - Urban Core Multi-family	UCAC-2 - Urban Core Community Activity Center	EC - Employment Campus	U/C - Universities/Colleges
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UCR-1 - Urban Core Residential Small Lot	UEAC-1 - Urban Edge Community Activity Center	TU - Transportation & Utilities	T/S - Transitional/Sensitive Lands

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Zoning Map

1.7 acres, County Line Trl., TMS# 31700-01-06;
Current Rich. Co. Zoning: RU, Proposed Zoning: D-1



We Are Columbia



Prepared by: Shane Shaughnessy
May 12, 2020

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ORDINANCE NO.: 2020-065

Annexing and Incorporating 1.70 acres, County Line Trail, Richland County TMS# 31700-01-06 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, ____ day of _____, 2020, 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 assigned interim zoning of Development District (D-1), apportioned to City Council District 4, Census Tract 114.07, contains 1.70 acres, and shall be assigned an interim land use classification of Urban Edge Residential Large Lot (UER-2).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 31700-01-06

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:

ATTEST:

T. A. Knox

City Attorney

City Clerk

Introduced:

Final Reading:

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2020-065

All that certain piece, parcel or tract of land with any improvements thereon, situate, lying and being near the City of Columbia, in Richland County, State of South Carolina, containing 1.70 acres, and being set forth and shown as Parcel 3 on a plat prepared by Cox and Dinkins, Inc., dated September 14, 1994, and recorded in Plat Book 55 at Page 4659 in the Richland County RMC Office, and being more particularly described as follows:

Beginning at the remote P.O.B. for Parcel 1 and running N24°32'58"W for a distance of 303.81 feet to a ½" rod at the point of beginning (P.O.B.) for Parcel 3; thence running along the eastern margin of the right-of-way of S.C. Highway No. 1097 the following courses: N26°45'18"W for a distance of 144.26 feet to a ½" rod, a curved line with radius 842.62 feet and chord of N27°04'02"W for a distance of 45.11 feet to a ½" rod, S61°23'57"W for a distance of 4.50 feet to a ½" rod, and a curved line with radius 838.12 and chord of N59°10'20"W for a distance of 852.56 feet to a point which is N72°05'13"E and 29.94 feet from a 1" pinch top reference iron; thence turning and running along property now or formerly of Woodcreek Development Partnership N72°05'13"E for a distance of 408.21 feet to a ⅓" rebar; thence turning and running along property now or formerly of Greta E. and Rhett M. Jacobs for the following courses: S33°21'21"E for a distance of 736.00 feet to a ½" rod and S13°56'21"E for a distance of 118.00 feet to a ½" rod at the point of beginning (P.O.B.), be all measurements a little more or less.

MEMORANDUM

Office of the City Manager

TO: Department Heads
 FROM: Teresa Wilson, City Manager
 DATE: May 13, 2020
 RE: **Property Address:** 1.70 acres, County Line Trail
Richland County TMS#: 31700-01-06
Owner(s): Mulberry Hall Properties, LLC / Sandy Oaks Development, LLC
Current Use: Vacant
Proposed Use: Right-of-way; vacant
Current County Land Use: Neighborhood (Medium Density)
Proposed City Land Use: Urban Edge Residential Large Lot (UER-2)
Current County Zoning: Rural District (RU)
Proposed City Zoning: Development District (D--1)
Reason for Annexation: Municipal Services; Long Range Area
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 **June 1, 2020** Planning Commission agenda. Planning & Development Services staff will notify the City Attorney of the Planning Commission's zoning recommendation by forwarding a copy of this form, completed, as soon as the Planning Commission has met.

/atl

Attachments

cc:

Clint Shealy, Assistant City Manager
 Jeff Palen, Assistant City Manager/CFO
 Aubrey Jenkins, Fire Chief
 Joseph Jacob, Director, Utility Operations
 Robert Anderson, Public Works Director
 Krista Hampton, Planning & Development Services
 Lakesha Shannon, Business License Administrator
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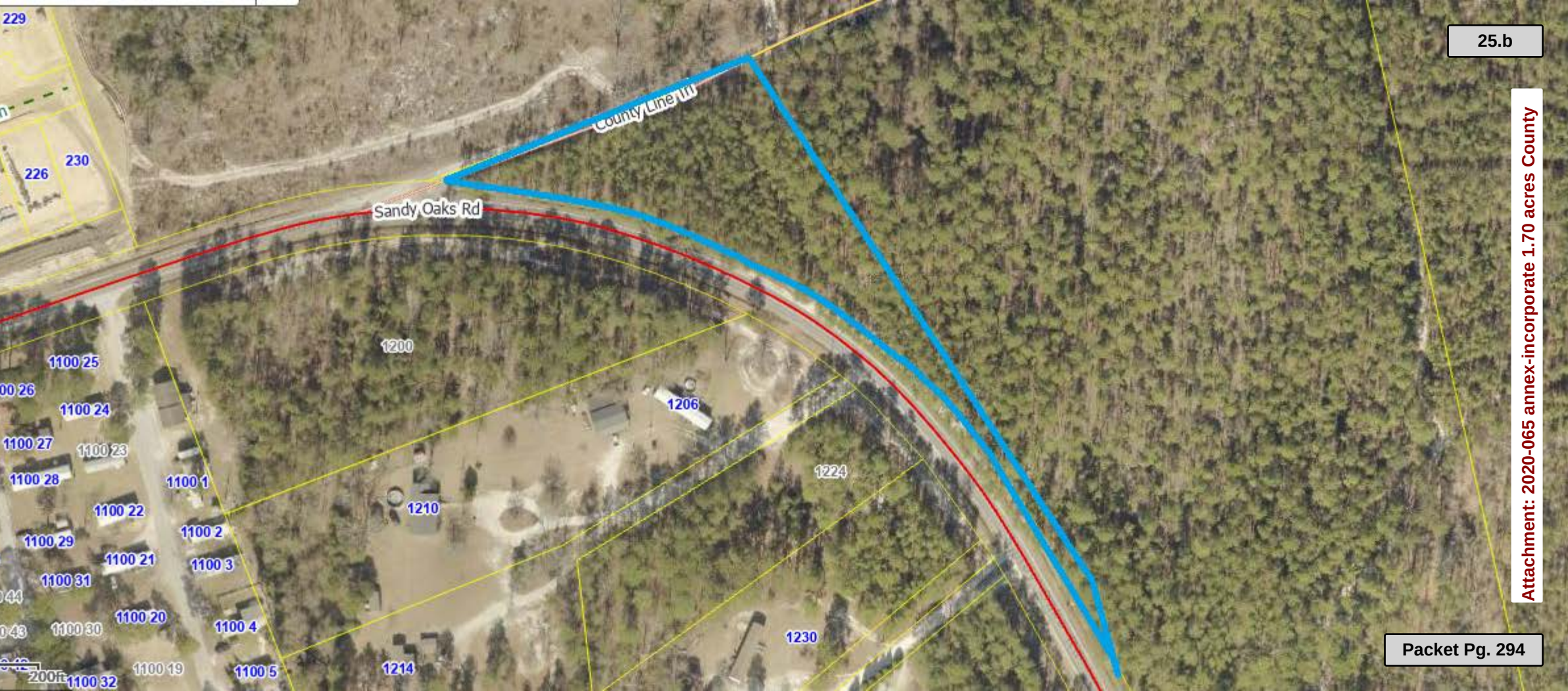
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 David Hatcher, Housing Official
 Richland County Solid Waste Collection
 John Fellows, Planning Administrator
 Tori Salvant, Dev. Center Administrator

Planning Commission Land Use Recommendation: UER-2 (Land Use classification) by 6-0
 on 6/1/2020 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: D-1 (Zoning classification) by 6-0
 on 6/1/2020 (mm/dd/yyyy).

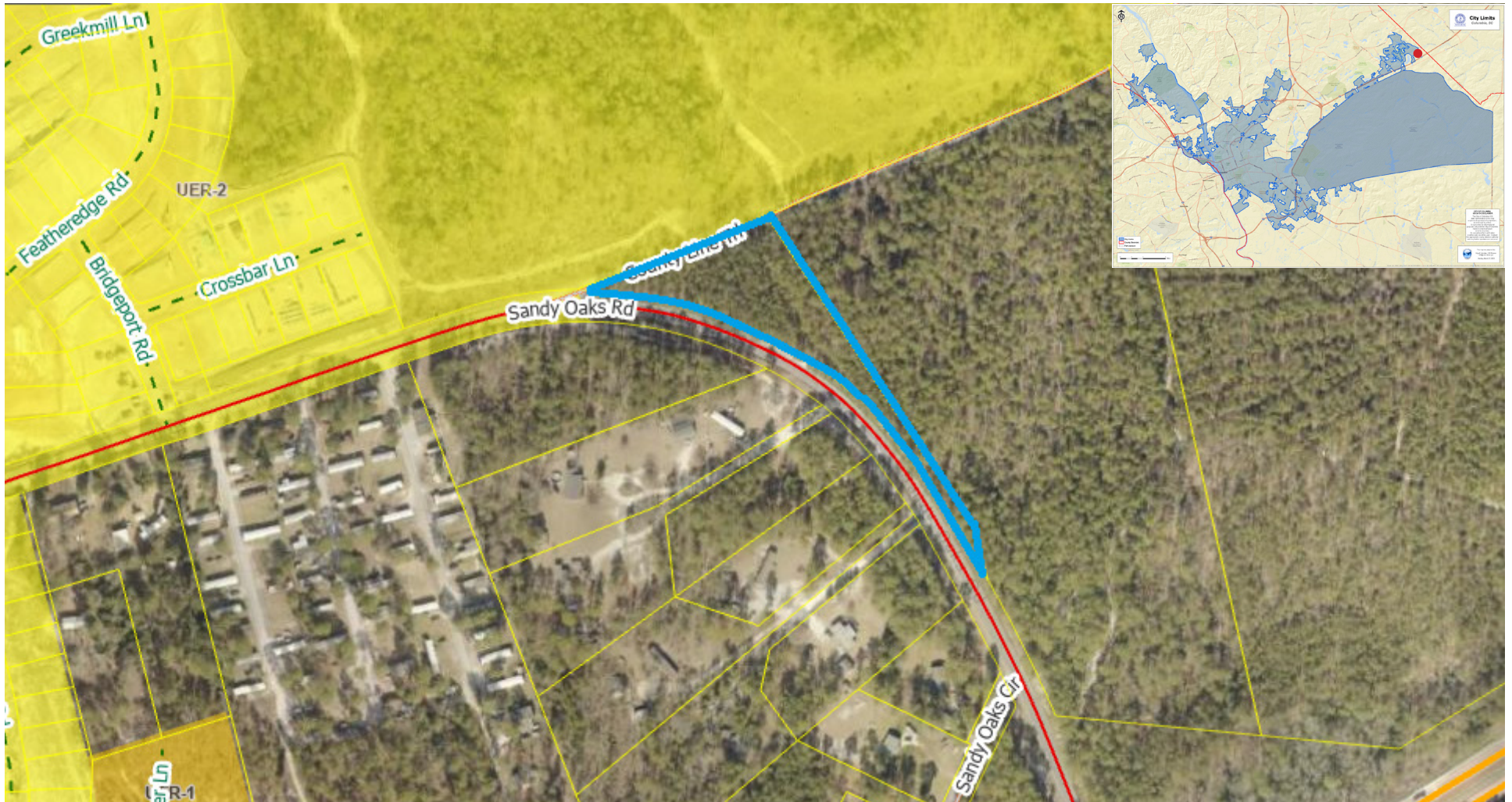

 (Signature of Annexation Coordinator)

Attachment: 2020-065 annex-incorporate 1.70 acres County Line Trail (6023 : ANNEX-2020-0011: 1.70 acres, County Line Trail; TMS# 31700-01-



Land Use Map

1.7 acres, County Line Trl., TMS# 31700-01-06;
Current Rich. Co. FLU: Neighborhood (Medium Density); Proposed FLU: UER-2



We Are Columbia

Prepared by: Shane Shaughnessy
May 12, 2020



UCMR-1 - Urban Core Mixed Residential - 1	UCR-2 - Urban Core Residential Large Lot	UEAC-2 - Urban Edge Regional Activity Center	S/A - Sports/Amusement
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Zoning Map

1.7 acres, County Line Trl., TMS# 31700-01-06;
Current Rich. Co. Zoning: RU, Proposed Zoning: D-1



We Are Columbia



Prepared by: Shane Shaughnessy
May 12, 2020

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STATE OF SOUTH CAROLINA)
) PETITION FOR ANNEXATION
 COUNTY OF RICHLAND)

The undersigned, being the owner(s) of the property described below hereby petition(s) the Mayor and City Council for annexation to the City of Columbia, South Carolina pursuant to S.C. Code Ann. Section 5-3-150, 1976, as amended.

Property Description: All that certain piece, parcel or tract of land with any improvements thereon, situate, lying and being near the City of Columbia, in Richland County, State of South Carolina, containing 1.70 acres, and being set forth and shown as Parcel 3 on a plat prepared by Cox and Dinkins, Inc., dated September 14, 1994, and recorded in Plat Book 55 at Page 4659 in the Richland County RMC Office, and being more particularly described as follows:

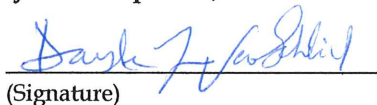
Beginning at the remote P.O.B. for Parcel 1 and running N24°32'58"W for a distance of 303.81 feet to a ½" rod at the point of beginning (P.O.B.) for Parcel 3; thence running along the eastern margin of the right-of-way of S.C. Highway No. 1097 the following courses: N26°45'18"W for a distance of 144.26 feet to a ½" rod, a curved line with radius 842.62 feet and chord of N27°04'02"W for a distance of 45.11 feet to a ½" rod, S61°23'57"W for a distance of 4.50 feet to a ½" rod, and a curved line with radius 838.12 and chord of N59°10'20"W for a distance of 852.56 feet to a point which is N72°05'13"E and 29.94 feet from a 1" pinch top reference iron; thence turning and running along property now or formerly of Woodcreek Development Partnership N72°05'13"E for a distance of 408.21 feet to a ½" rebar; thence turning and running along property now or formerly of Greta E. and Rhett M. Jacobs for the following courses: S33°21'21"E for a distance of 736.00 feet to a ½" rod and S13°56'21"E for a distance of 118.00 feet to a ½" rod at the point of beginning (P.O.B.), be all measurements a little more or less.

Richland County TMS: 31700-01-06
 Property Address: 1.70 acres County Line Trail

Seller:

Mulberry Hall Properties, LLC

BY:


 (Signature)

Date:

4-28-2020

Douglas L. Varschaik
 (Print or Type Name)

ITS:

Manager
 (Print or Type Title)

Buyer:

HVP3 Development, LLC

BY:


 (Signature)

Date:

4-28-20

David V. Polite
 (Print or Type Name)

ITS:

Sole Member
 (Print or Type Title)

Attachment: 2020-065 annex-incorporate 1.70 acres County Line Trail (6023 : ANNEX-2020-0011: 1.70 acres, County Line Trail; TMS# 31700-01-



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ANNEXATION, COMPREHENSIVE PLAN MAP
AMENDMENT, AND ZONING MAP AMENDMENT 18.02
acres, County Line Trail, TMS# 28900-01-18 (portion;
formerly portion of TMS# 31700-01-04, plat recorded at Book
2477 Page 1866 in the Richland County ROD on 03/16/2020)

**FUNDING SOURCE &
ORIGINAL BUDGET:**

PURPOSE:

Ordinance No.: 2020-066 Annexing and Incorporating 18.02 acres, County Line Trail, Richland County TMS# 31700-01-04 (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 Small Lot (UER-1) and assign zoning of Planned Unit Development-Residential District (PUD-R). The property is currently classified as Neighborhood (Medium Density) and zoned M-1 by Richland County.

Applicant: Sandy Oaks Development, LLC

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)

First reading approval was given on July 21, 2020.

ATTACHMENTS:

- ANNEX-2020-0012_18.02acCountyLineTrl (PDF)
- 2020-066 annex-incorporate 18.02 acres County Line Trail (PDF)

HISTORY:

07/21/20

Columbia City Council

APPROVED ON FIRST READING.

Updated: 7/27/2020 2:14 PM

Page 1



CITY COUNCIL

July 21, 2020 at 2:00pm

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT CASE SUMMARY

18.02 acres, County Line Trail, TMS# 28900-01-18 (portion; formerly portion of TMS# 31700-01-04, plat recorded at Book 2477 Page 1866 in the Richland County ROD on 03/16/2020)

Council District:	4
Proposal:	Request recommendation to annex, assign land use classification of Urban Edge Residential Small Lot (UER-1) and assign zoning of Planned Unit Development-Residential District (PUD-R). The property is currently classified as Neighborhood (Medium Density) and zoned M-1 by Richland County.
Applicant:	Sandy Oaks Development, LLC
Staff Recommendation:	Approval
PC Recommendation:	06/01/2020; Approval (6-0)
ZPH, 1 st Reading:	07/21/2020; Pending
2 nd Reading:	08/04/2020; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 18.02 acres
Current Use: Vacant
Proposed Use: Residential
Reason for Annexation: Municipal Services
Urban Service Area: Long Range
Current County Land Use Classification: Neighborhood (Medium Density)
Proposed City Land Use Classification: Urban Edge Residential Small Lot (UER-1)
Current County Zoning: Light Industrial (M-1)
Proposed City 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 service. The estimated cost to serve the 65 proposed single family lots is **approximately \$13,000 annually** based on a year's worth of calls for service for similar type uses in the City.

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 to provide solid waste service is **approximately \$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. The property is within the Palmetto Utilities sewer service area.

Water Customer Care

This proposed development would create approximately 65 new water customers. These customers on the annexed property will pay water rates approximately **40% lower** than out-of-city customers.

Planning & Development Services

We recommend approval of the annexation of this property. The property is located within a Long Range area as designated within the Urban Service Area plan, however it will be developed along with property already within the City limits and will be a part of a subdivision known as Ellington Phase 1, part of the Woodcreek Farms PUD General Development Plan. The estimated real estate tax revenue generated for the City will be **approximately \$56,000 per year**, based on the current tax rate and value estimates upon full build-out of approximately 65 lots. This value assumes all homes are owner-occupied.

* Estimated City Tax Revenue is based on **2019 millage** for real property and calculated as: ((Taxable Value × Tax Rate) × City Millage Rate (.0938)). The actual additional taxes paid by the property owner will generally be substantially lower as some millage items do not apply to in-City properties, and an increased Local Option Sales Tax credit factor applies to in-City properties (an additional .002020 for the 2019 tax year).

PLANS, POLICIES, AND LAND USE

Urban Service Area

Subject parcel is 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.

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.

Comprehensive Plan Land Use Classification

The future land use for the subject property is Urban Edge Residential – Small Lot (UER-1) in the Future Land Use Map. The property is currently assigned a future land use of Neighborhood (Medium Density) by Richland County.

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 located within the study area of a neighborhood, small area, community, or corridor plan adopted by the City of Columbia or Richland County.

PROPOSED ZONING DISTRICT SUMMARY

The parcel is currently zoned M-1 by Richland County. Surrounding parcels within the City of Columbia are currently zoned Planned Unit Development-Residential District (PUD-R) to the North. Surrounding parcels in unincorporated Richland County are currently zoned M-1 to the South and RU to the West.

The proposed City of Columbia zoning district is Planned Unit Development-Residential District (PUD-R).

Planned Unit Development-Residential District (PUD-R)

(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.

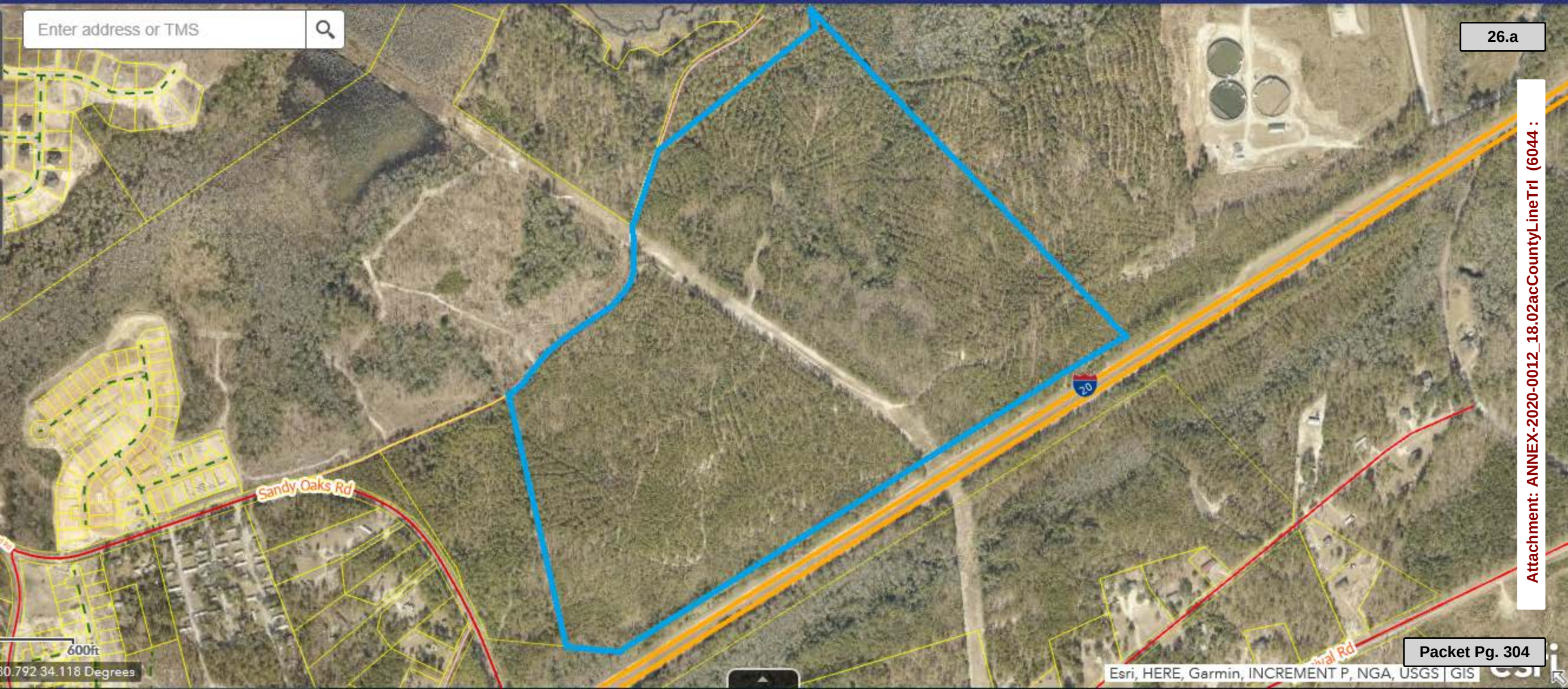
(2) PUD-C Planned Unit Development—Commercial. The PUD-C district is intended to accommodate primarily nonresidential uses, with residential uses integrated into the design of such districts as secondary uses.

(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.

STAFF RECOMMENDATION

Staff recommends City Council annex the property, assign a future land use classification of Urban Edge Residential Small Lot (UER-1), and assign zoning of Planned Unit Development-Residential District (PUD-R) at the time of annexation.

Attachment: ANNEX-2020-0012_18.02acCountyLineTrl (6044 : ANNEX-2020-0012: 18.02 acres, County Line Trail, TMS# 28900-01-18)



Attachment: ANNEX-2020-0012_18.02acCountyLineTrl (6044 :

Land Use Map

18.02 acres, County Line Trl.(portion), TMS# 31700-01-04 (portion);
Current Rich. Co. FLU: Neighborhood (Medium Density); Proposed FLU: UER-1



We Are Columbia

Prepared by: Shane Shaughnessy
May 12, 2020



UCMR-1 - Urban Core Mixed Residential - 1	UCR-2 - Urban Core Residential Large Lot	UEAC-2 - Urban Edge Regional Activity Center	S/A - Sports/Amusement
UCMR-2 - Urban Core Mixed Residential - 2	UER-1 - Urban Edge Residential Small Lot	AC-1 - Neighborhood Activity Corridor	C/I - Civic/Institutional
UCMR-3 - Urban Core Mixed Residential - 3	UER-2 - Urban Edge Residential Large Lot	AC-2 - Community Activity Corridor	CBA - Central Business Area
UEMR - Urban Edge Mixed Residential	UCAC-1 - Urban Core Neighborhood Activity Center	AC-3 - Regional Activity Corridor	ZOO - Riverbanks Zoo & Garden
UCMF - Urban Core Multi-family	UCAC-2 - Urban Core Community Activity Center	EC - Employment Campus	UC - Universities/Colleges
UEMF - Urban Edge Multi-family	UCAC-3 - Urban Core Regional Activity Center	IND - Industrial	FJ - Fort Jackson
UCR-1 - Urban Core Residential Small Lot	UEAC-1 - Urban Edge Community Activity Center	TU - Transportation & Utilities	T/S - Transitional/Sensitive Lands

DISCLAIMER:

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Zoning Map

18.02 acres, County Line Trl. (portion), TMS# 31700-01-04 (portion);
Current Rich. Co. Zoning: M-1, Proposed Zoning: PUD-R



We Are Columbia



Prepared by: Shane Shaughnessy
May 12, 2020

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ORDINANCE NO.: 2020-066

Annexing and Incorporating 18.02 acres, County Line Trail, Richland County TMS# 31700-01-04 (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, ____ day of _____, 2020, 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 assigned interim zoning of Planned Unit Development-Residential District (PUD-R), apportioned to City Council District 4, Census Tract 114.07, contains 18.02 acres, and shall be assigned an interim land use classification of Urban Edge Residential Small Lot (UER-1).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 31700-01-04 (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:

ATTEST:

T. A. Knox

City Attorney

City Clerk

Introduced:

Final Reading:

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2020-066

All that certain piece, parcel or lot of land, together with improvements thereon, if any, situate, lying and being located near the City of Columbia, County of Richland, State of South Carolina, containing approximately 18.02 acres and shown on a Plat prepared for Prime Development, LLC by Belter & Associates, Inc. dated February 26, 2020 (the "Plat"), and recorded in the Office of the Register of Deeds for Richland County on March 16, 2020 in Book 2477, page 1866, the Plat being hereby incorporated by reference for a more complete description of the Property.

MEMORANDUM

Office of the City Manager

TO: Department Heads
 FROM: Teresa Wilson, City Manager
 DATE: May 13, 2020
 RE: **Property Address:** 18.02 acres, County Line Trail
Richland County TMS#: 31700-01-04 (portion)
Owner(s): Sandy Oaks Development, LLC
Current Use: Vacant
Proposed Use: Residential
Current County Land Use: Neighborhood (Medium Density)
Proposed City Land Use: Urban Edge Residential Small Lot (UER-1)
Current County Zoning: Light Industrial District (M-1)
Proposed City Zoning: Planned Unit Development - Residential (PUD-R)
Reason for Annexation: Municipal Services; Long Range Area
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 **June 1, 2020** Planning Commission agenda. Planning & Development Services staff will notify the City Attorney of the Planning Commission's zoning recommendation by forwarding a copy of this form, completed, as soon as the Planning Commission has met.

/atl

Attachments

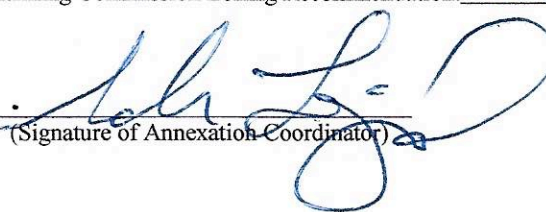
cc:

Clint Shealy, Assistant City Manager
 Jeff Palen, Assistant City Manager/CFO
 Aubrey Jenkins, Fire Chief
 Joseph Jaco, Director, Utility Operations
 Robert Anderson, Public Works Director
 Krista Hampton, Planning & Development Services
 Lakesha Shannon, Business License Administrator
 Greg Williams, Deputy Business License Administrator
 Tiffany Latimer, Customer Care Administrator
 Jerry Thompson, Building Official
 Michelle Brazell, Engineering
 Denny Daniels, Engineering
 Police Planning & Research
 Alfreda Tindal, Richland Co. 911 Addressing Coordinator

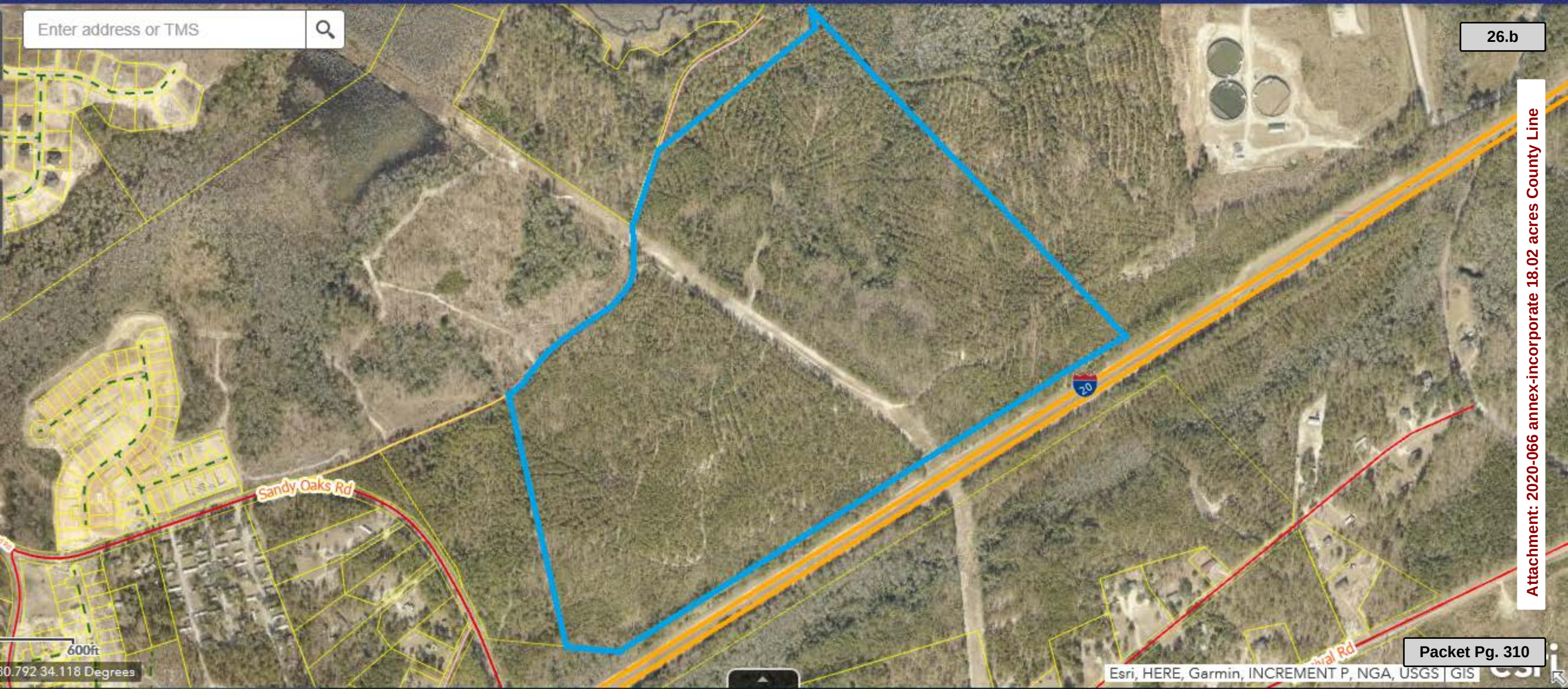
Missy Gentry, Assistant City Manager
 Teresa Knox, City Attorney
 William Holbrook, Police Chief
 Dana Higgins, Director, Engineering
 Jan Alonso, Finance Director
 Gloria Saaed, Community Development Director
 George Adams, Fire Marshal
 Rachel Bailey, Zoning Administrator
 Jacquelyn Richburg, Columbia-Richland 911
 David Hatcher, Housing Official
 Richland County Solid Waste Collection
 John Fellows, Planning Administrator
 Tori Salvant, Dev. Center Administrator

Planning Commission Land Use Recommendation: UER-1 (Land Use classification) by 6-0
 on 6/1/2020 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: PUD-R (Zoning classification) by 6-0
 on 6/1/2020 (mm/dd/yyyy).


 (Signature of Annexation Coordinator)

Attachment: 2020-066 annex-incorporate 18.02 acres County Line Trail (6044 : ANNEX-2020-0012: 18.02 acres, County Line Trail, TMS# 28900-



Attachment: 2020-066 annex-incorporate 18.02 acres County Line

Land Use Map

18.02 acres, County Line Trl.(portion), TMS# 31700-01-04 (portion);
Current Rich. Co. FLU: Neighborhood (Medium Density); Proposed FLU: UER-1



We Are Columbia

Prepared by: Shane Shaughnessy
May 12, 2020



UCMR-1 - Urban Core Mixed Residential - 1	UCR-2 - Urban Core Residential Large Lot	UEAC-2 - Urban Edge Regional Activity Center	S/A - Sports/Amusement
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Zoning Map

18.02 acres, County Line Trl. (portion), TMS# 31700-01-04 (portion);
Current Rich. Co. Zoning: M-1, Proposed Zoning: PUD-R



Prepared by: Shane Shaughnessy
May 12, 2020

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STATE OF SOUTH CAROLINA)
)
 COUNTY OF RICHLAND) PETITION FOR ANNEXATION

The undersigned, being the owner(s) of the property described below hereby petition(s) the Mayor and City Council for annexation to the City of Columbia, South Carolina pursuant to S.C. Code Ann. Section 5-3-150, 1976, as amended.

Property Description: All that certain piece, parcel or lot of land, together with improvements thereon, if any, situate, lying and being located near the City of Columbia, County of Richland, State of South Carolina, containing approximately 18.02 acres and shown on a Plat prepared for Prime Development, LLC by Belter & Associates, Inc. dated February 26, 2020 (the "Plat"), and recorded in the Office of the Register of Deeds for Richland County on March 16, 2020 in Book 2477, page 1866, the Plat being hereby incorporated by reference for a more complete description of the Property.

Richland County TMS: 31700-01-04 (portion)

Property Addresses: 18.02 acres, County Line Trail

Sandy Oaks Development, LLC

BY: _____



Date: _____

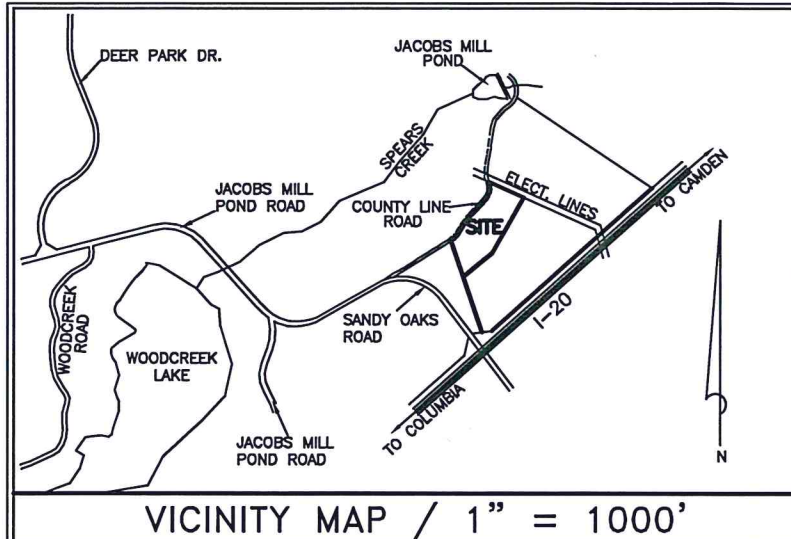
4-28-20

Harold V. Rainey
 (Print or Type Name)

ITS: _____

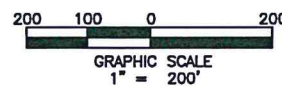
Sole Member

Attachment: 2020-066 annex-incorporate 18.02 acres County Line Trail (6044 : ANNEX-2020-0012: 18.02 acres, County Line Trail, TMS# 28900-



- REFERENCES:
1. PLAT PREPARED FOR G. RICHARD SHAFTO BY ASSOCIATED ENGINEERS & SURVEYORS DATED JANUARY 31, 1973 AND RECORDED IN PLAT BOOK X PAGE 2255.
 2. PLAT PREPARED FOR NATIONSBANK OF SOUTH CAROLINA, N.A. BY COX AND DINKINS, INC., DATED SEPTEMBER 8, 1994 AND RECORDED IN PLAT BOOK 55 PAGE 4859.
 3. PLAT PREPARED FOR LEICESTERSHIRE PROPERTIES, LLC BY UNITED DESIGN SERVICES, INC., DATED OCTOBER 21, 2009, REVISED MAY 5, 2010 AND RECORDED IN RECORD BOOK 1615-657.
 4. PLAT PREPARED FOR WOODCREEK DEVELOPMENT, LLC & APRIL M. McCRARY BY UNITED DESIGN SERVICES, INC., DATED DECEMBER 12-15-2010 AND RECORDED IN RECORD BOOK 1663-2820.
 5. PLAT PREPARED FOR WOODCREEK DEVELOPMENT, LLC BY COX AND DINKINS, DATED JULY 28, 2011 AND RECORDED IN RECORD BOOK 1806-3956 & 3957.
 6. SCDOT PLAN/PROFILE DOCKET 40.538.1, PROJECT No. 1-20-2(6) SHTS 44 THRU 46.

NUM	BEARING	DISTANCE
L1	N66°29'42"E	24.09'
L2	N46°16'13"E	84.86'
L3	N42°50'24"E	198.77'
L4	N48°32'49"E	100.04'
L5	N52°31'55"E	346.63'
L6	N40°37'24"E	165.63'
L7	S9°44'28"W	100.04'
L8	S4°04'01"E	74.11'
L9	S4°04'01"E	63.73'



NOTE:
ALL IRONS ARE NEW 1/2" Rebar
UNLESS OTHERWISE SHOWN.

N/F
PRIME DEVELOPMENT LLC
RICHLAND T.M.S. R28900-01-18
PLAT RECORD BK 1806-3956

N/F
APRIL M. McCRARY
RICHLAND T.M.S. R28900-01-35
PLAT RECORD BK 1663-2820

30' GENERAL UTILITY EASEMENT
PLAT RECORD BK 1663-2820

N/F
MULBERRY HALL PROPERTIES LLC
119.45 ACRES ± REMAINING THIS PORTION
RICHLAND T.M.S. R31700-01-04

PLANNING & DEVELOPMENT SERVICES
RICHLAND COUNTY SOUTH CAROLINA

APPROVED FOR RECORDING

Date 2/28/2020
RCA# AD20-032
Signature [Signature]

100' DOMINION ENERGY
EASEMENT
DEED BKS: D338 Pgs. 638 & 640
D329 Pg. 647

POLES
(TYP)

SUBDIVISION PLAT

The Subdivision Plat shown hereon has been found to comply with the City of Columbia Subdivision Regulation and has been approved for recording in the office of the Clerk of Court of Richland County, South Carolina. This approval shall not be deemed to constitute approval by the City of Columbia of the encroachments revealed by the plat.

Date 2/28/2020

Jonathan E. Chambers
Land Development Administrator

INTERSTATE HWY 20
SEE SCDOT PLAN/PROFILE DOCKET 40.538.1
PROJECT No. 1-20-2(6) SHTS 44 THRU 46

NOTIFICATION:

You are hereby advised that you are required to provide water and/or sewer services to any new lots created as a result of this subdivision at no cost to the City of Columbia.



SCALE: 1" = 200'
SURVEY DATE: 02-26-20
LOT AREA: 785036 S.F.
18.02 ACRES
RICHLAND COUNTY TMS#
31700 BLOCK 01 LOT 04
JOB NO. 2002056

PLAT PREPARED FOR
PRIME DEVELOPMENT LLC
NEAR COLUMBIA, S.C. IN RICHLAND COUNTY

XX-322

Packet Pg. 314



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ANNEXATION, COMPREHENSIVE PLAN MAP
AMENDMENT, AND ZONING MAP AMENDMENT 20.74
acres, County Line Trail; TMS# 28900-01-35

**FUNDING SOURCE &
ORIGINAL BUDGET:**

CLEAN WATER 2020?: Yes

PURPOSE:

Ordinance No.: 2020-067 - Annexing and Incorporating 20.74 acres, County Line Trail, Richland County TMS# 28900-01-35 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 Planned Unit Development-Residential District (PUD-R). The property is currently classified as Neighborhood (Medium Density) and zoned PDD by Richland County.

Applicant: Sandy Oaks Development, LLC

Staff Recommendation: Approval

PC Recommendation: 06/01/2020; Approval (6-0)

First reading approval was given on July 21, 2020.

ATTACHMENTS:

- ANNEX-2020-0013_20.74acCountyLineTrl (PDF)
- 2020-067 annex-incorporate 20.74 acres County Line Trail (PDF)

HISTORY:

07/21/20

Columbia City Council

APPROVED ON FIRST READING.

Updated: 7/27/2020 2:14 PM

Page 1



CITY COUNCIL

July 21, 2020 at 2:00pm

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

ANNEXATION, COMPREHENSIVE PLAN MAP AMENDMENT, AND ZONING MAP AMENDMENT CASE SUMMARY 20.74 acres, County Line Trail; TMS# 28900-01-35

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Staff Recommendation:	Approval
PC Recommendation:	06/01/2020; Approval (6-0)
ZPH, 1 st Reading:	07/21/2020; Pending
2 nd Reading:	08/04/2020; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 20.74 acres
Current Use: Vacant
Proposed Use: Residential
Reason for Annexation: Municipal Services
Urban Service Area: Donut Hole
Current County Land Use Classification: Neighborhood (Medium Density)
Proposed City Land Use Classification: Urban Edge Residential Small Lot (UER-1)
Current County Zoning: Planned Development District (PDD)
Proposed City Zoning: Planned Unit Development-Residential District (PUD-R)
Census Tract: 114.07

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

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 service. The estimated cost to serve about 60 homes on this property is **approximately \$12,000 annually** based on a year's worth of calls for service for similar type uses in the City.

Attachment: ANNEX-2020-0013_20.74acCountyLineTrl (6053 : ANNEX-2020-0013: 20.74 acres, County Line Trail; TMS# 28900-01-35)

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 to provide solid waste service is **approximately \$187.00 annually** per household.

Engineering

Water is currently not available but once the Ellington Subdivision is submitted, approved, and completed water will be available. The property is within the Palmetto Utilities sewer service area.

Water Customer Care

The future customers on the annexed property will pay water rates approximately **40% lower** than out-of-city customers.

Planning & Development Services

We recommend approval of the annexation of this property. The property is located within a Long Range area as designated within the Urban Service Area plan, however it is part of the Woodcreek Farms PUD General Development Plan and is anticipated to be a future phase of the Ellington subdivision. The estimated real estate tax revenue generated for the City will be **approximately \$56,000 per year**, based on the current tax rate and value estimates for approximately 60 homes.

* Estimated City Tax Revenue is based on **2019 millage** for real property and calculated as: ((Taxable Value × Tax Rate) × City Millage Rate (.0938)). The actual additional taxes paid by the property owner will generally be substantially lower as some millage items do not apply to in-City properties, and an increased Local Option Sales Tax credit factor applies to in-City properties (an additional .002020 for the 2019 tax year).

PLANS, POLICIES, AND LAND USE

Urban Service Area

Subject parcel is in a “Long Range Area” as identified in the Urban Service Area Map

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Comprehensive Plan Land Use Classification

The future land use for the subject property is Urban Edge Residential – Small Lot (UER-1) in the Future Land Use Map. The property is currently assigned a future land use of Neighborhood (Medium Density) by Richland County.

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 located within the study area of a neighborhood, small area, community, or corridor plan adopted by the City of Columbia or Richland County.

PROPOSED ZONING DISTRICT SUMMARY

The parcel is currently zoned PDD by Richland County. Surrounding parcels within the City of Columbia are currently zoned Planned Unit Development-Residential District (PUD-R) to the South and West. Surrounding parcels in unincorporated Richland County are currently zoned PDD to the West, North, and East and M-1 to the East.

The proposed City of Columbia zoning district is Planned Unit Development-Residential District (PUD-R).

Planned Unit Development-Residential District (PUD-R)

(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.

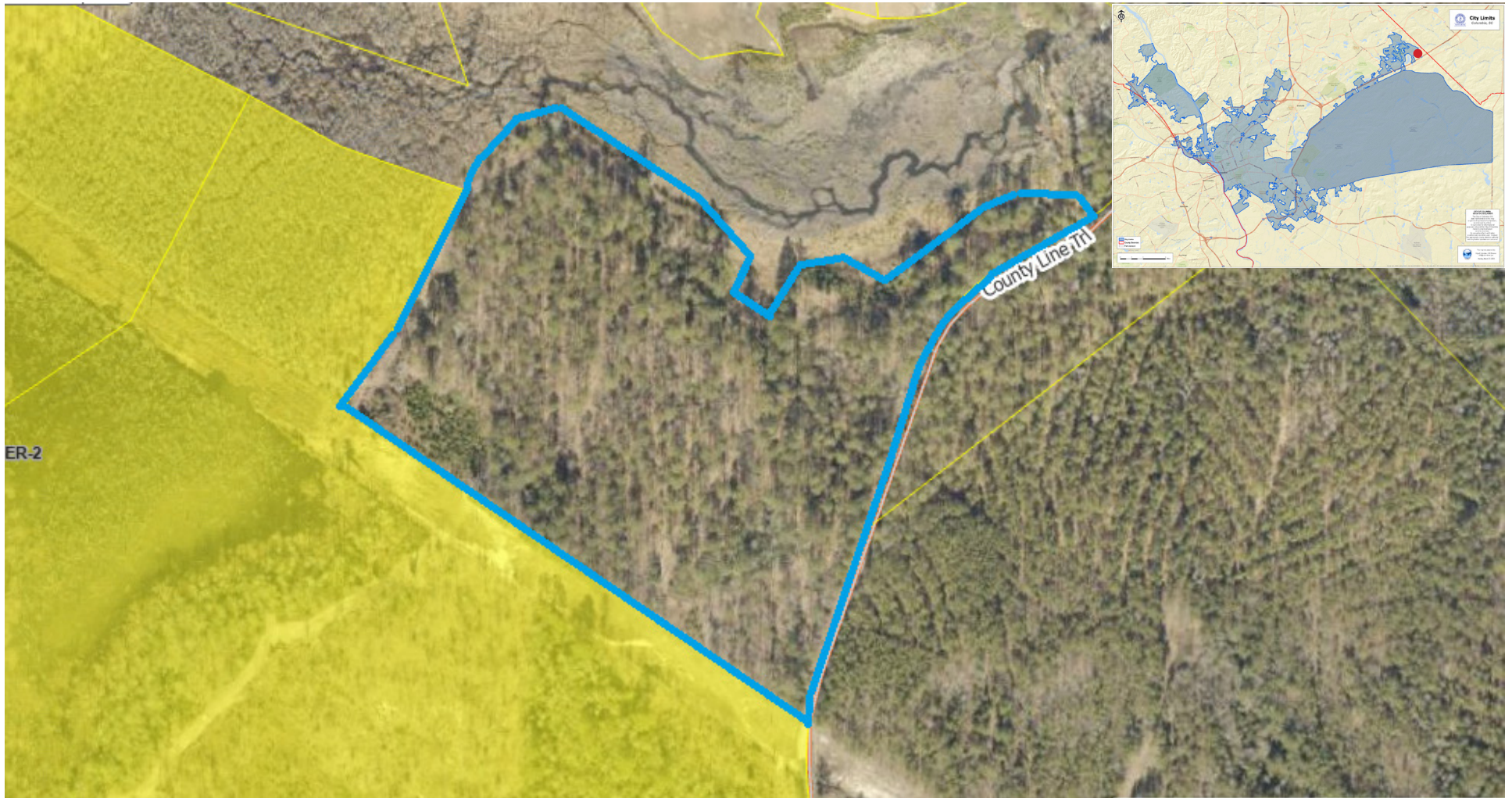
STAFF RECOMMENDATION

Staff recommends City Council annex the property, assign a future land use classification of Urban Edge Residential Small Lot (UER-1), and assign zoning of Planned Unit Development-Residential District (PUD-R) at the time of annexation.

County Line Trl

Land Use Map

20.74 acres, County Line Trl., TMS# 28900-01-35;
Current Rich. Co. FLU: Neighborhood (Medium Density); Proposed FLU: UER-1



We Are Columbia

Prepared by: Shane Shaughnessy
May 12, 2020



UCMR-1 - Urban Core Mixed Residential - 1	UCR-2 - Urban Core Residential Large Lot	UEAC-2 - Urban Edge Regional Activity Center	S/A - Sports/Amusement
UCMR-2 - Urban Core Mixed Residential - 2	UER-1 - Urban Edge Residential Small Lot	AC-1 - Neighborhood Activity Corridor	C/I - Civic/Institutional
UCMR-3 - Urban Core Mixed Residential - 3	UER-2 - Urban Edge Residential Large Lot	AC-2 - Community Activity Corridor	CBA - Central Business Area
UEMR - Urban Edge Mixed Residential	UCAC-1 - Urban Core Neighborhood Activity Center	AC-3 - Regional Activity Corridor	ZOO - Riverbanks Zoo & Garden
UCMF - Urban Core Multi-family	UCAC-2 - Urban Core Community Activity Center	EC - Employment Campus	UC - Universities/Colleges
UEMF - Urban Edge Multi-family	UCAC-3 - Urban Core Regional Activity Center	IND - Industrial	FJ - Fort Jackson
UCR-1 - Urban Core Residential Small Lot	UEAC-1 - Urban Edge Community Activity Center	TU - Transportation & Utilities	T/S - Transitional/Sensitive Lands

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Zoning Map

20.74 acres, County Line Trl., TMS# 28900-01-35;
Current Rich. Co. Zoning: PDD, Proposed Zoning: PUD-R and PUD-R, -FP



Prepared by: Shane Shaughnessy
May 12, 2020

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ORDINANCE NO.: 2020-067

Annexing and Incorporating 20.74 acres, County Line Trail, Richland County TMS# 28900-01-35 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, ____ day of _____, 2020, 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 assigned interim zoning of Planned Unit Development - Residential (PUD-R), apportioned to City Council District 4, Census Tract 114.07, contains 20.74 acres, and shall be assigned an interim land use classification of Urban Edge Residential Small Lot (UER-1).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 28900-01-35

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:

ATTEST:

T. A. Knox

City Attorney

City Clerk

Introduced:

Final Reading:

EXHIBIT "A"
PROPERTY DESCRIPTION
ORDINANCE NO.: 2020-067

All that certain piece, parcel or lot of land, together with improvements thereon, if any, situate, lying and being located near the City of Columbia, County of Richland, State of South Carolina, containing approximately 20.74 acres and shown on a Plat prepared for Woodcreek Development, LLC and April M. McCrary by United Design Services, Inc. dated December 15, 2010, last revised January 25, 2011 (the "Plat"), recorded in the Office of the Register of Deeds for Richland County on February 2, 2011 in Book 1663, page 2820, the Plat being hereby incorporated by reference for a more complete description of the Property.

MEMORANDUM

Office of the City Manager

TO: Department Heads

FROM: Teresa Wilson, City Manager

DATE: May 13, 2020

RE: **Property Address:** 20.74 acres, County Line Trail
Richland County TMS#: 28900-01-35
Owner(s): Sandy Oaks Development, LLC
Current Use: Vacant
Proposed Use: Residential
Current County Land Use: Neighborhood (Medium Density)
Proposed City Land Use: Urban Edge Residential Small Lot (UER-1)
Current County Zoning: Planned Development District (PDD)
Proposed City Zoning: Planned Unit Development - Residential (PUD-R), a portion within the Flood Protective Overlay (-FP)
Reason for Annexation: Municipal Services; Long Range Area
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 **June 1, 2020** Planning Commission agenda. Planning & Development Services staff will notify the City Attorney of the Planning Commission's zoning recommendation by forwarding a copy of this form, completed, as soon as the Planning Commission has met.

/atl

Attachments

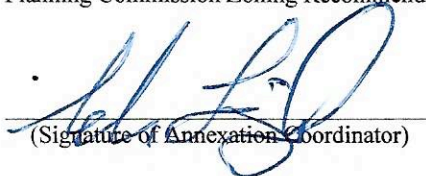
cc:

Clint Shealy, Assistant City Manager
 Jeff Palen, Assistant City Manager/CFO
 Aubrey Jenkins, Fire Chief
 Joseph Jaco, Director, Utility Operations
 Robert Anderson, Public Works Director
 Krista Hampton, Planning & Development Services
 Lakesha Shannon, Business License Administrator
 Greg Williams, Deputy Business License Administrator
 Tiffany Latimer, Customer Care Administrator
 Jerry Thompson, Building Official
 Michelle Brazell, Engineering
 Denny Daniels, Engineering
 Police Planning & Research
 Alfreda Tindal, Richland Co. 911 Addressing Coordinator

Missy Gentry, Assistant City Manager
 Teresa Knox, City Attorney
 William Holbrook, Police Chief
 Dana Higgins, Director, Engineering
 Jan Alonso, Finance Director
 Gloria Saaed, Community Development Director
 George Adams, Fire Marshal
 Rachel Bailey, Zoning Administrator
 Jacquelyn Richburg, Columbia-Richland 911
 David Hatcher, Housing Official
 Richland County Solid Waste Collection
 John Fellows, Planning Administrator
 Tori Salvant, Dev. Center Administrator

Planning Commission Land Use Recommendation: UER-1 (Land Use classification) by 6-0
 on 6/1/2020 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: PUD-R (Zoning classification) by 6-0
 on 6/1/2020 (mm/dd/yyyy).

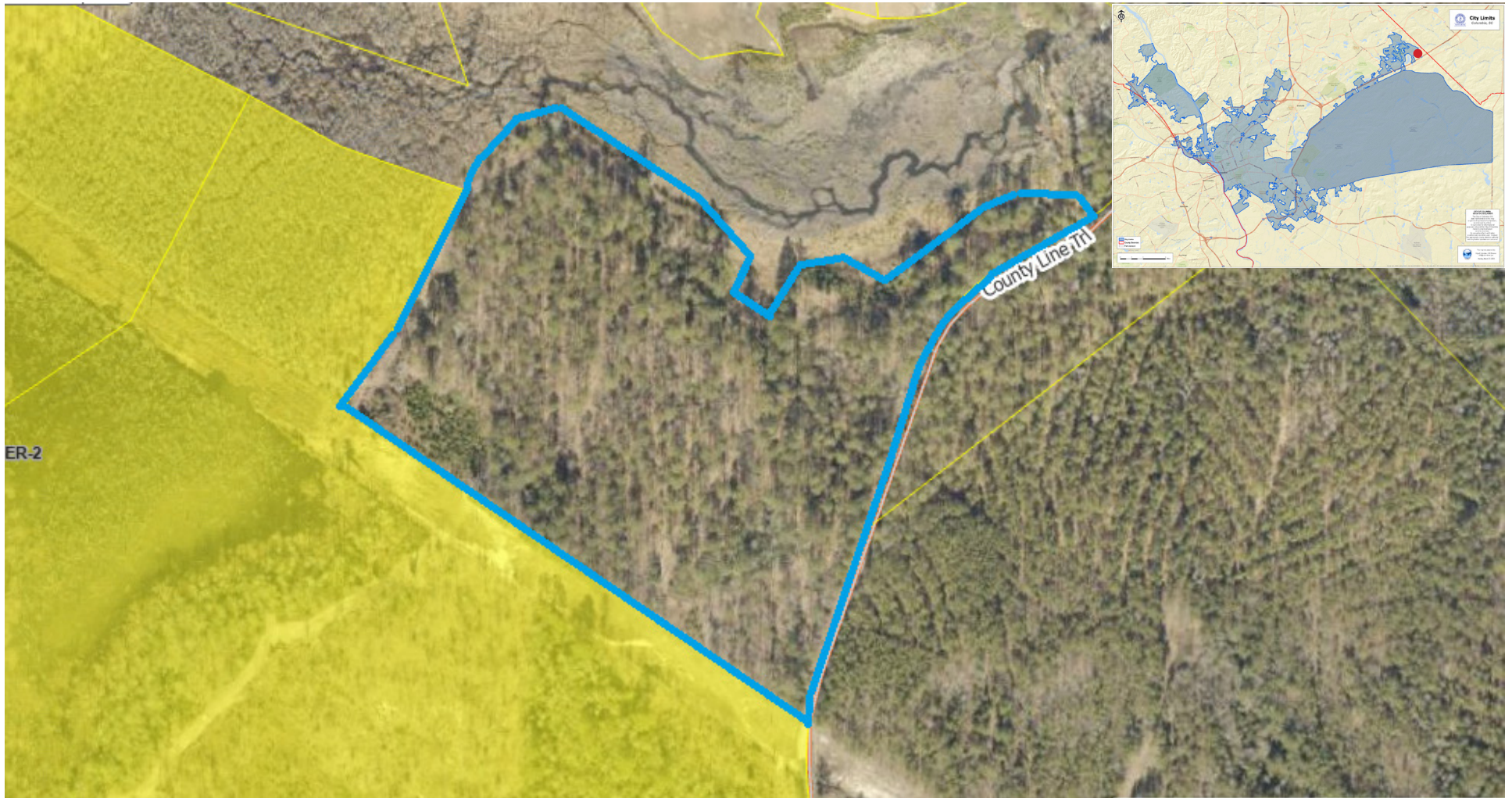

 (Signature of Annexation Coordinator)

Attachment: 2020-067 annex-incorporate 20.74 acres County Line Trail (6053 : ANNEX-2020-0013: 20.74 acres, County Line Trail; TMS# 28900-

County Line Rd

Land Use Map

20.74 acres, County Line Trl., TMS# 28900-01-35;
Current Rich. Co. FLU: Neighborhood (Medium Density); Proposed FLU: UER-1



We Are Columbia

Prepared by: Shane Shaughnessy
May 12, 2020



UCMR-1 - Urban Core Mixed Residential - 1	UCR-2 - Urban Core Residential Large Lot	UEAC-2 - Urban Edge Regional Activity Center	S/A - Sports/Amusement
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Zoning Map

20.74 acres, County Line Trl., TMS# 28900-01-35;
Current Rich. Co. Zoning: PDD, Proposed Zoning: PUD-R and PUD-R, -FP



Prepared by: Shane Shaughnessy
May 12, 2020

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STATE OF SOUTH CAROLINA)
)
 COUNTY OF RICHLAND) PETITION FOR ANNEXATION

The undersigned, being the owner(s) of the property described below hereby petition(s) the Mayor and City Council for annexation to the City of Columbia, South Carolina pursuant to S.C. Code Ann. Section 5-3-150, 1976, as amended.

Property Description: All that certain piece, parcel or lot of land, together with improvements thereon, if any, situate, lying and being located near the City of Columbia, County of Richland, State of South Carolina, containing approximately 20.74 acres and shown on a Plat prepared for Woodcreek Development, LLC and April M. McCrary by United Design Services, Inc. dated December 15, 2010, last revised January 25, 2011 (the "Plat"), recorded in the Office of the Register of Deeds for Richland County on February 2, 2011 in Book 1663, page 2820, the Plat being hereby incorporated by reference for a more complete description of the Property.

Richland County TMS: 28900-01-35

Property Addresses: 20.74 acres, County Line Trail

Sandy Oaks Development, LLC

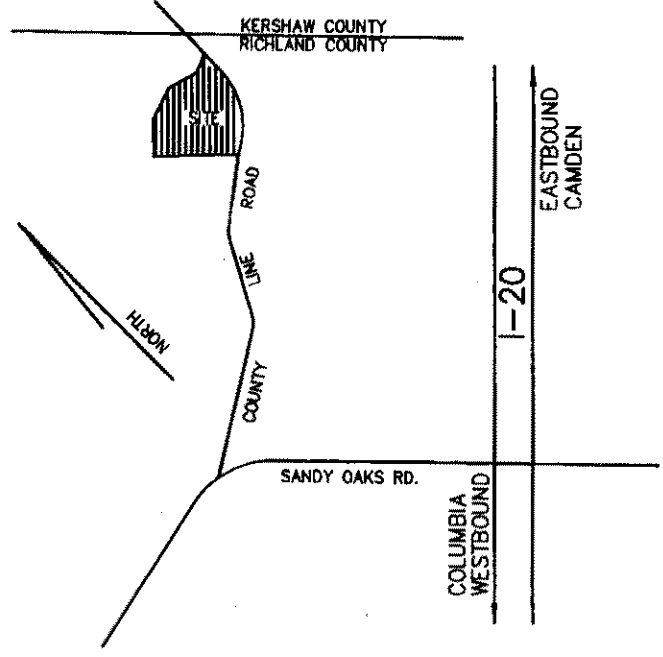
BY: 

Date: 4-28-20

David V. Petch
 (Print or Type Name)

ITS: Sole Member

Attachment: 2020-067 annex-incorporate 20.74 acres County Line Trail (6053 : ANNEX-2020-0013: 20.74 acres, County Line Trail; TMS# 28900-



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.

N/F
WOODCREEK DEVELOPMENT, LLC
TMS 28900-01-18

N/F
PIONEER LAND CO. L7
TMS 31700-01-07
PLAT BOOK 55 PAGE 4659

N/F
MULBERRY HALL PROPERTIES, LLC
TMS 31700-01-06
PLAT BOOK 55 PAGE 4656

N/F
WOODCREEK DEVELOPMENT, LLC
TMS 28900-01-11

LOST LAKE
(FORMERLY JACOB'S MILL POND)

N/F
WOODCREEK DEVELOPMENT, LLC
TMS 28900-01-11

N/F
MULBERRY HALL PROPERTIES, LLC
TMS 31700-01-04
PLAT BOOK 55 PAGE 4659

N/F
WOODCREEK DEVELOPMENT, LLC
TMS 28900-01-18

LINE	BEARING	DISTANCE
1	S 132°28'45" W	40.26
2	S 01°24'07" E	194.36
3	S 09°46'08" W	100.10
4	S 33°08'42" W	66.59
5	S 47°40'08" W	94.94
6	S 49°17'57" W	100.62
7	S 42°38'59" W	108.13
8	S 50°16'59" W	108.29
9	S 58°27'48" W	137.72
10	N 58°27'48" W	129.50
11	N 50°16'59" W	101.34
12	N 42°38'51" W	198.00
13	N 49°06'27" W	101.85
14	N 47°51'08" W	83.68
15	N 33°08'42" W	80.02
16	N 07°25'51" W	68.88
17	N 01°24'07" W	251.47
18	S 44°31'47" W	11.09
19	N 56°11'32" W	61.20

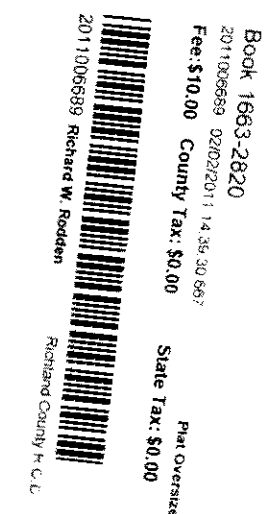
PLANNING & DEVELOPMENT SERVICES
RICHLAND COUNTY SOUTH CAROLINA

APPROVED FOR RECORDING

Date 1/28/11

RCF # MS11-03

Signature [Signature]

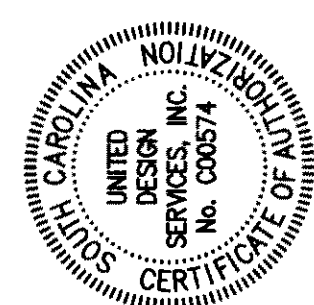
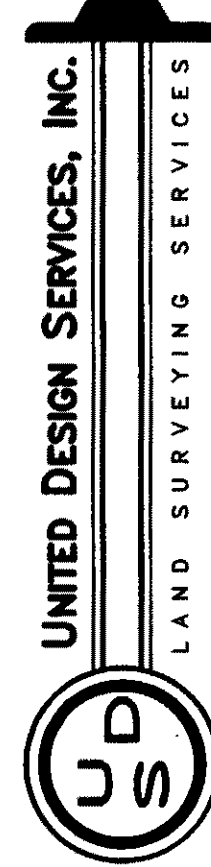


20.746 ACRES

- NOTES:
- PROJECT ON RICHLAND COUNTY GRID AND REFERENCED TO MONUMENTS RC 85209 AND RC 85210.
 - THIS IS A PORTION OF PROPERTY FOR WOODCREEK PROPERTIES BY DANIEL D. RIDNICK & ASSOCIATES, DATED JULY 1, 1988 AND RECORDED IN THE R.O.D. FOR RICHLAND COUNTY IN PLAT 51 PAGE 182.
 - THIS IS A PORTION OF RICHLAND COUNTY TMS 28900-01-18 WHICH HAS 109.3 ACRES ± REMAINING.
 - #4 REBARS PLACED AT ALL PARCEL CORNERS UNLESS OTHERWISE NOTED.
 - THIS PLAT HAS BEEN REVISED TO DELETE THE 33' R/W EASEMENT PARCEL, THE 20' PROPOSED LUGOFF-ELGIN WATER DISTRICT EASEMENT AND THE 10' UTILITY EASEMENT, AND TO ONLY SHOW A 30' GENERAL UTILITY EASEMENT.

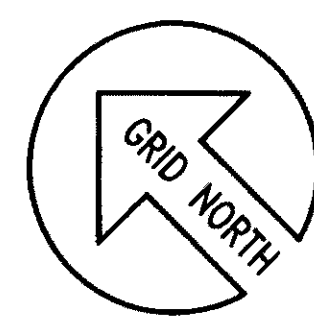
I HEREBY STATE THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF, THE SURVEY SHOWN HEREIN WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE MINIMUM STANDARDS MANUAL FOR THE PRACTICE OF LAND SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS B SURVEY AS SPECIFIED THEREIN; ALSO THERE ARE NO VISIBLE ENCROACHMENTS OR PROJECTIONS OTHER THAN SHOWN.

WILLIAM M. BRASINGTON, PROFESSIONAL LAND SURVEYOR - No.9312



PLAT PREPARED FOR
WOODCREEK DEVELOPMENT, LLC
&
APRIL M. MCCRARY
RICHLAND COUNTY, SOUTH CAROLINA

NO.	DATE	REVISION / DESCRIPTION	BY
1	1/25/2011	SEE NOTE NO. 5	WMB



50 0 100
SCALE: 1" = 100'

DATE: DECEMBER 15, 2010

T.M.S.# PORTION 28900-01-18

DWG.#: UB-1247

SHEET

1 OF 1

140 FRIARSATE BOULEVARD, IRMO, SC 29063 (803)750-9142

RICHLAND COUNTY, SOUTH CAROLINA



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ZONING MAP AMENDMENT 3209 N. Beltline Blvd., TMS# 14004-01-09

**FUNDING SOURCE &
ORIGINAL BUDGET:**

PURPOSE:

Council District: 2

Proposal: Request to rezone the parcel from Single-Family Residential District (RS-2) to Office and Institutional District (C-1).

Applicant: Carey Shealy, Statewide Security Systems

Staff recommendation: Denial

PC Recommendation: 06/01/2020; First Motion (to deny the request): 3-3. Second Motion (to approve the request): 4-2

The Public Hearing was held on July 21, 2020 and first reading was deferred.

ATTACHMENTS:

- ZMA-2020-0012_NBeltline3209_Council (PDF)

HISTORY:

07/21/20	Columbia City Council	DEFERRED
----------	-----------------------	----------



CITY COUNCIL

July 21, 2020 at 2:00pm

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

Zoning Map Amendment Case Summary 3209 N. Beltline Blvd., TMS# 14004-01-09

Council District:	2
Proposal:	Request to rezone the parcel from Single-Family Residential District (RS-2) to Office and Institutional District (C-1).
Applicant:	Carey Shealy, Statewide Security Systems
Staff Recommendation:	Denial
PC Recommendation:	06/01/2020; First Motion (to deny the request): 3-3 Second Motion (to approve the request): 4-2
ZPH, 1st Reading:	07/21/2020; Pending
2nd Reading	08/04/2020; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 0.3 acres
Current Use: Vacant
Proposed Use: Office
Current Land Use Classification: Urban Edge Residential Small Lot (UER-1)
Current Zoning: Single-Family Residential District (RS-2)
Proposed Zoning: Office and Institutional District (C-1)

PLANS, POLICIES, AND LAND USE

Comprehensive Plan Land Use Classification

The future land use for the subject property is Urban Edge Residential Small Lot (UER-1) in the 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 located within the study area of a neighborhood, small area, community, or corridor plan adopted by the City of Columbia or Richland County.

PROPOSED ZONING DISTRICT SUMMARY

The subject property is currently zoned Single-Family Residential District (RS-2). The abutting properties in the City of Columbia have base zoning of Single-Family Residential District (RS-2) to the West, North, and East and Office and Institutional District (C-1) to the South.

The proposed zoning district is Office and Institutional District (C-1).

Single-Family Residential District (RS-1)

The RS-1, RS-1A, RS-1B, RS-2 and RS-3 districts are intended as single-family residential areas with detached units with low to medium population densities. Use regulations for the single-family districts are identical, but contain varying classes of lot width and lot area, and these dimensional differences are intended to be preserved. Certain structures and uses required to serve governmental, educational, religious, noncommercial recreational, and other needs of those areas are permitted outright within such districts or are permissible as special exceptions subject to restrictions and requirements intended to preserve and protect the single-family residential character of the district.

Office and Institutional District (C-1)

The C-1 district is intended to accommodate office, institutional, and certain types of residential uses in areas whose characteristic is neither general commercial nor exclusively residential in nature. Certain related structures and uses required to serve the needs of the areas are permitted outright or are permissible as special exceptions subject to restrictions and requirements intended to best fulfill the intent of this article.

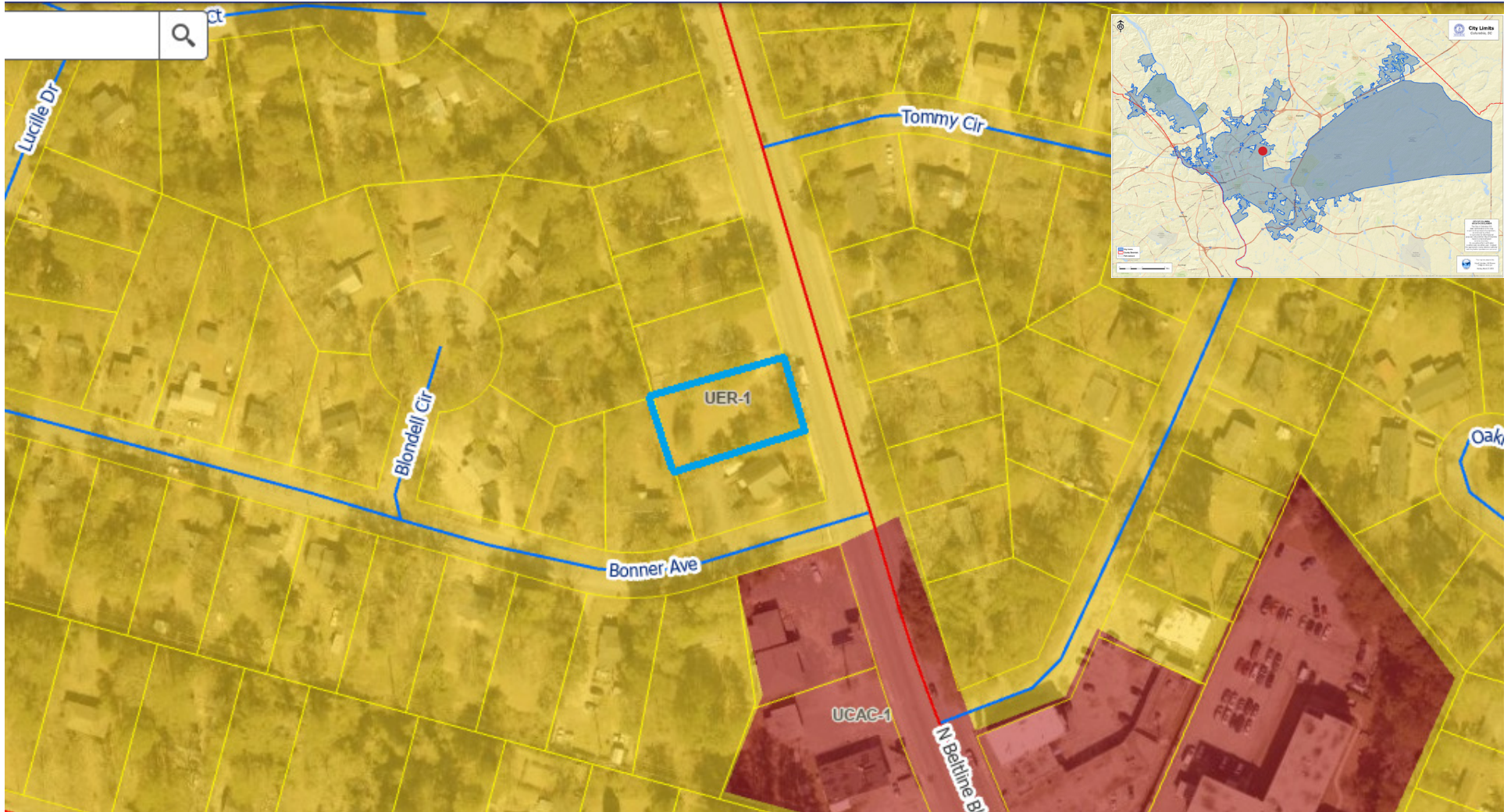
STAFF RECOMMENDATION

Staff recommends City Council deny the rezoning of the parcel from RS-2 to C-1.



Land Use Map

3209 N. Beltline Blvd., TMS# 14004-01-09;
Current FLU: UER-1



We Are Columbia

Prepared by: Shane Shaughnessy
May 14, 2020



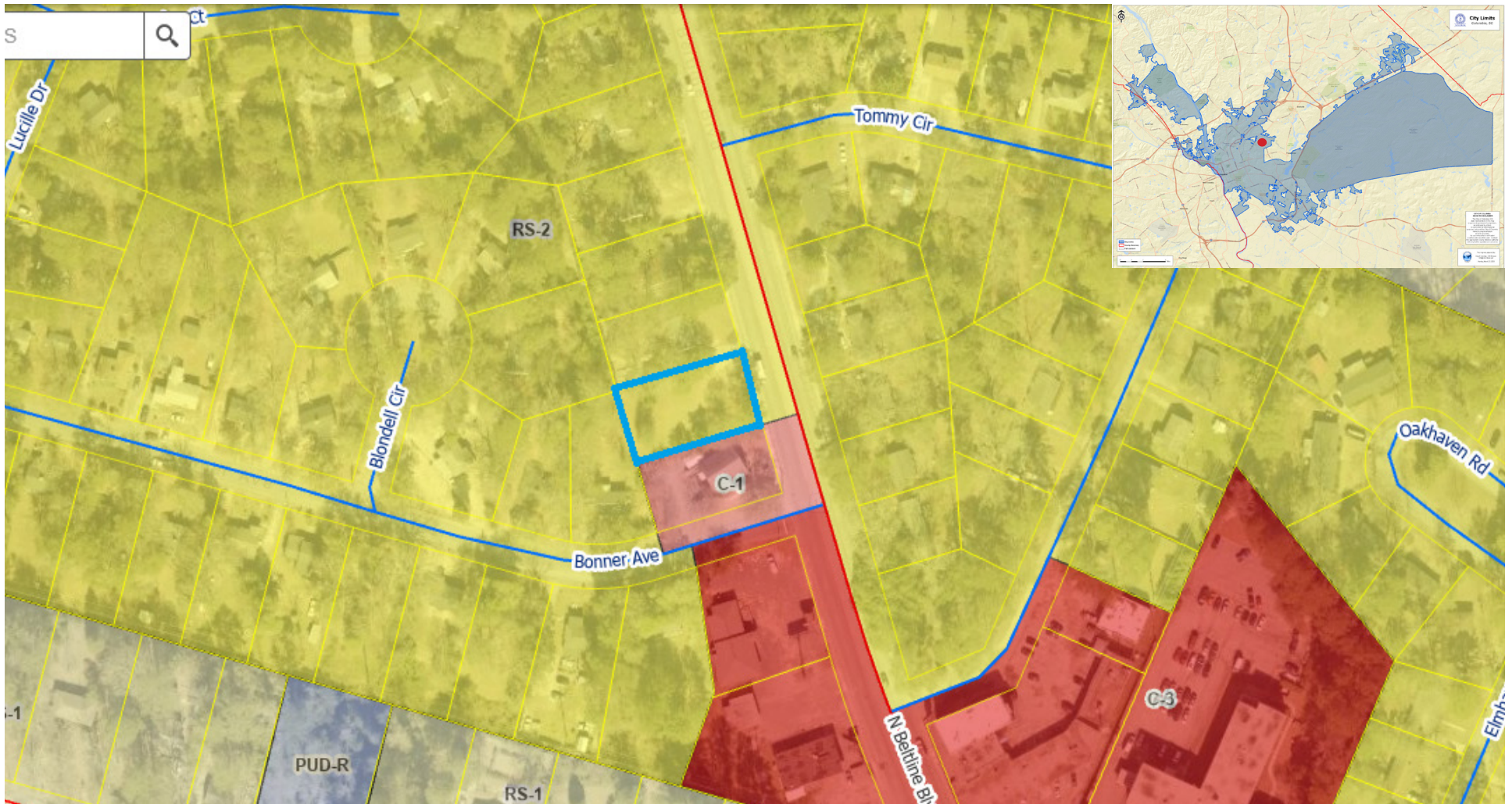
UCMR-1 - Urban Core Mixed Residential - 1	UCR-2 - Urban Core Residential Large Lot	UEAC-2 - Urban Edge Regional Activity Center	S/A - Sports/Amusement
UCMR-2 - Urban Core Mixed Residential - 2	UER-1 - Urban Edge Residential Small Lot	AC-1 - Neighborhood Activity Corridor	C/I - Civic/Institutional
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Zoning Map

3209 N. Beltline Blvd., TMS# 14004-01-09;
Current Zoning: RS-2, Proposed Zoning: C-1



We Are Columbia



Prepared by: Shane Shaughnessy
May 14, 2020

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Table of Permitted Uses
RS-1, RS-1A, RS-1B, RS-2, and RS-3
Permitted Principal Uses
Water supply services
Sewerage Systems (Sec. 17-262)
Municipal or other passive recreation facilities (parks, greenways, including administrative facilities)
Detached One-Family Dwelling
Police and Fire Protection
Permitted in District, provided owner and/or tenant complies with the associated conditions set forth in this article
Municipal active recreation facilities (athletic ball fields, swimming pools, playgrounds, including administration facilities)(Sec. 17-289)
Permitted as an Accessory Use or as a Principal Use by Special Exception
Food crops grown within a covered enclosure
General farms, primarily crop
Special Exception by Board of Zoning Appeals
Electric substations
Cemetery subdividers and developers
Parking Lots
Public Golf Course
Membership Sports and Recreation Clubs
Elementary and Secondary Schools (Sec. 17-296)
Libraries and Information Centers
Day Care Facilities (Sec. 17-265)
Residential Care (17-266)
Religious Organizations
Group Development

Table of Permitted Uses
C-1
Permitted Principal Uses
Landscape counseling and planning
Building Construction - Office Only
Construction other than building construction - Office Only
Arrangement of Transportation Services
Water supply services
Sewerage Systems (Sec. 17-262)
Finance, Insurance, and Real Estate
Organization hotels and lodgings on membership basis
Cemetery subdividers and developers
Photographic Studies, portrait
Funeral Service and crematories
Advertising agencies
Consumer credit reporting agencies
Blueprinting and photocopying (Sec. 17-264)
Commercial photography, art and graphics
Stenographic services and reproduction services not elsewhere classified
Employment agencies
Temporary help services
Computer and data processing services
Detective agencies and protective services
Parking Lots
Municipal or other passive recreation facilities (parks, greenways, including administrative facilities)
Dance studios
Public Golf Course
Offices of physicians
Nursing and personal care facilities
Hospitals
Medical and dental laboratories
Legal services
Colleges, universities, professional schools, and junior colleges
Libraries and information centers
Business and secretarial schools
Vocational schools except vocational high schools not elsewhere classified
Individual and family social services
Job training and vocational rehabilitation services
Museums and art galleries
Business associations
Professional membership
Labor unions and similar organizations
Civic, social and fraternal associations
Political organizations
Religious organizations
Engineering, architectural, and surveying services
Accounting, auditing, and bookkeeping services
Commercial economic, sociological, and educational research
Noncommercial research organization

Management and public relations services
Detached One-Family Dwelling
Attached Two-Family Dwelling
High-Rise (Sec. 17-304)
Mid-Rise (Sec. 17-267)
Miscellaneous services
Executive Offices
Legislative bodies
General government not elsewhere classified
Courts
Police and Fire Protection
Public finance, taxation, and monetary policy
Administration of human resources programs
Administration of environmental quality and housing programs
Administration of economic programs
Permitted in District, provided owner and/or tenant complies with the associated conditions set forth in this article
Municipal active recreation facilities (athletic ball fields, swimming pools, playgrounds, including administration facilities)(Sec. 17-289)
Non-depository personal credit institutions (pay day loan and/or title loan establishments (Sec. 17-294)
Offices and clinics of other health practitioners, including therapeutic massage (17-288)
Elementary and Secondary Schools (17-296)
Permitted Accessory Use
Private Commercial Storage (Sec. 17-260)
Eating Places
Drugstores and proprietary stores
Beauty Shops
Barbershops
Reupholstery and furniture repair
Permitted as an Accessory Use or as a Principal Use by Special Exception
Food crops grown within a covered enclosure
General farms, primarily crop
Special Exception by Board of Zoning Appeals
Veterinary services with indoor kennels
Veterinary services with outdoor kennels
Roominghouses and boardinghouses
U.S. Postal Service
Drinking Places (alcoholic beverages)(Sec. 17-269)
Electric substations
Florist
Cigar store and stands
New dealers and newsstands
Miscellaneous retail stores, not elsewhere classified
Apparel and accessory stores
Coin-operated laundries and dry cleaning
Garment pressing and agents for laundries and dry cleaners

Miscellaneous personal services, except massage parlors and spas
Massage parlors and spas
Business services not elsewhere classified
Agricultural services with indoor kennels
Agricultural services with outdoor kennels
Parking structures
Radio and mobile telephone installation shops
Watch and jewelry repair
Motion picture theaters except drive-in
Physical fitness facilities and yoga facilities
Membership Sports and Recreation Clubs
Arboreta, botanical and zoological gardens
Day Care Facilities (Sec. 17-265)
Residential Care (Sec. 17-266)
Attached One-Family Dwelling
Multi-Family Dwelling
Group Development
Dormitories, Public
Fraternity and sorority houses



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Legal Department

FROM: *Shari Ardis, Legal Office Manager*

SUBJECT: Ordinance No.: 2020-070 Granting an encroachment to Ray Borders Gray for the use of the right of way area of the 1400 block of Oak Street and 2300 block of Washington Street for the installation and maintenance of a concrete walkway adjacent to 1404 Oak Street, Richland County TMS#11407-15-09

FUNDING SOURCE & ORIGINAL BUDGET:

FOCUS AREAS: Connecting Our Community, Empowering Our Residents, Enhancing Columbia's Neighborhoods, Planning Together

ATTACHMENTS:

- 2020-070 encroach 1404 Oak Street (Gray)(PDF)

ORDINANCE NO.: 2020-070

Granting an encroachment to Ray Borders Gray for the use of the right of way area of the 1400 block of Oak Street and 2300 block of Washington Street for the installation and maintenance of a concrete walkway adjacent to 1404 Oak Street, Richland County TMS#11407-15-09

WHEREAS, Ray Borders Gray (hereinafter "Grantee") desires to utilize a portion of the right of way area of the 1400 block of Oak Street and 2300 block of Washington Street adjacent to 1404 Oak Street, Richland County TMS#11407-15-09, for the installation and maintenance of a concrete walkway measuring approximately six (6') feet five (5") inches in length and five (5') feet (6") inches in width, as shown on the attached drawings; and,

WHEREAS, it appears that the encroachment will not interfere with the use of the medians or street for traffic, utility locations or other uses within the foreseeable future; NOW, THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina, this ____ day of _____, 2020, that Grantee is hereby granted the right to use the right of way areas of the 1400 block of Oak Street and 2300 block of Washington Street adjacent to 1404 Oak Street, Richland County TMS#11407-15-09, for the installation and maintenance of a concrete walkway measuring approximately six (6') feet five (5") inches in length and five (5') feet (6") inches in width, as shown on the attached drawings.

PROVIDED FURTHER that all work shall comply with the requirements of The City of Columbia, South Carolina Department of Transportation (SCDOT) and Federal Emergency Management Agency (FEMA) now in existence or hereafter enacted. The materials and type of finish to be used are to be approved by the City Engineer prior to installation. Any damage to the street or sidewalk caused by construction shall be repaired to the satisfaction of the City Manager. Improvements within the encroachment shall be maintained by the grantee at no cost to the City in a manner approved by the City Manager; and,

PROVIDED FURTHER that the privilege granted hereby may be modified or terminated by Columbia City Council at any time without notice to the Grantee, its successors and assigns; and,

PROVIDED FURTHER that a certificate of insurance be issued as evidence of general liability insurance with at least the minimum amount of \$600,000.00 for personal injury and property damage and naming the City as an insured, be provided to and filed annually with the City Clerk by Grantee, his successors and assigns, as required by Chapter 11, Licenses, Permits, Business Regulations, Article III, Contractors, Sec. 11-71, 1998 Code of Ordinances of the City of Columbia, South Carolina.

PROVIDED FURTHER that the privilege granted hereby is subject to the Grantee complying with the following conditions, restrictions or limitations:

1. No item, including landscaping, shall be placed, planted or allowed to grow such that it creates a visual impediment to persons safely entering or exiting the driveway or to persons safely walking along the sidewalk. The City reserves the right to remove or cut any item located within the right of way which it deems to be a safety hazard.
2. Grantee is responsible for all maintenance and assuring that all accessibility and ADA requirements are met and maintained.
3. Landscaping to be maintained by property owner.
4. Existing irrigation should not spray walkways, sidewalks and streets and/or creating hazardous conditions upon the walkways, sidewalks and streets.
5. Obstructions of more than be four (4') feet in height are prohibited within the sight-visibility triangle.
6. Forestry and Beautification shall be provided access to trees within the right of way for maintenance purposes.
7. All trees shall be protected and no large tree roots shall be removed from any existing trees.

BE IT FURTHER ORDAINED that Grantee, in consideration of the above privilege, shall at its expense provide for protection and relocation of all utilities that might be within this area to the satisfaction of the City Manager.

Requested by:

Assistant City Manager Gentry

Mayor

Approved by:

City Manager

Approved as to form:

ATTEST:

Teresa A. Knox

City Attorney

City Clerk

Introduced:

Final Reading:

Attachment: 2020-070 encroachment 1404 Oak Street (Gray) (6090 : Ordinance No.: 2020-070 encroachment 1404 Oak Street)

**CITY COUNCIL
ENCROACHMENT SUMMARY
2020-070**



**1400 BLOCK OF OAK STREET AND 2300 BLOCK OF WASHINGTON STREET
ADJACENT TO 1404 OAK STREET
CONCRETE WALKWAY**

Subject Property:	Right-of-way adjacent to 1404 Oak Street
Council District:	2
Proposal:	The applicant is requesting an encroachment for installation and maintenance of a concrete walkway
Applicant:	Ray Borders Gray
Staff Recommendation:	Approval.

Detail:	The applicant is requesting an encroachment for installation and maintenance of a concrete walkway measuring approximately six (6') feet five (5") inches in length and five (5') feet (6") inches in width, as shown on the attached drawings; and, Conditions of the proposed encroachment are as follows: 1. No item, including landscaping, shall be placed, planted or allowed to grow such that it creates a visual impediment to persons safely entering or exiting the driveway or to persons safely walking along the sidewalk. The City reserves the right to remove or cut any item located within the right of way which it deems to be a safety hazard. 2. Grantee is responsible for all maintenance and assuring that all accessibility and ADA requirements are met and maintained. 3. Landscaping to be maintained by property owner. 4. Existing irrigation should not spray walkways, sidewalks and streets and/or creating hazardous conditions upon the walkways, sidewalks and streets. 5. Obstructions of more than be four (4') feet in height are prohibited within the sight-visibility triangle. 6. Forestry and Beautification shall be provided access to trees within the right of way for maintenance purposes. 7. All trees shall be protected and no large tree roots shall be removed from any existing
----------------	---

CITY AGENCY COMMENTS FOR ENCROACHMENT

Planning	Recommend approval.
Streets	Recommend approval.
Utilities and Engineering	Recommend approval .
Traffic Engineering	Recommend approval.
Forestry	Recommend approval.
Land Development	Recommend approval.
Fire	Recommend approval.

Attachment: 2020-070 encroach 1404 Oak Street (Gray) (6090 : Ordinance No.: 2020-070 encroach 1404 Oak Street)

City of Columbia

1404 Oak Street

29.a



Wednesday, June 24, 2020



Attachment: 2020-070 encroachment 1404 Oak Street (Gray) (6090 : Ordinance No.: 2020-070 encroachment 1404



CITY OF COLUMBIA GIS DATA DISCLAIMER

The City of Columbia GIS 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.



Packet Pg. 343

For a continuing encroachment on any type of property in which the City has an interest (i.e., rights of way, tree zone, sidewalk, streets), the person or entity is required to have an encroachment ordinance enacted by City Council permitting the encroachment. Encroachment ordinances are required for but not limited to: irrigation systems; landscaping; fencing; walls; pavers; walkways; outdoor dining items (chairs, tables, umbrellas, etc.); awnings; bollards and directional signs (i.e., churches) **Business signs are NOT permitted via an encroachment. An encroachment must comply with all existing City codes, rules and regulations, the Americans with Disabilities Act, if applicable, and is subject to review and approval by City staff. Enactment of the encroachment ordinance by a majority vote of City Council, which is a discretionary legislative act, is also required. In order to obtain an encroachment ordinance from the City of Columbia, it will be necessary for the City of Columbia to be named as an additional insured on your homeowners' policy with limits being increased to \$600,000 as required by Sec. 11-71. It is recommended that you contact your insurance provider to determine if it will name the City of Columbia as an additional insured prior to submitting your request for an encroachment ordinance. If you have any questions concerning these requirements, please contact Chip Timmons with Risk Management.**

Please complete and submit this form along with any attachment(s) to Shari Ardis by e-mail at slardis@columbiasc.net ; fax at 803-737-4250; or mail to Shari Ardis, Legal Department, POB 147 Columbia, SC 29217, for preparation of an encroachment ordinance. Copies to City departments should be directed to the contact person for that department as shown below and not through the Legal Department. Chip Timmons with Risk Management (733-8306 or catimmons@columbiasc.net) should be contacted regarding the insurance requirements.

Date: June 23, 2020 Property Owner: Ray Borders Gray
 Applicant's Name if different from Property Owner: Ray Lynne Jones Borders Gray
 Contact Information: Telephone Number: 803-413-2572 Fax Number: _____
 Mailing address: 1404 Oak Street E-mail address: rlgray@columbiasc.net
 Encroachment Location (Address): 1400 Washington Street and 1404 Oak Street
 (If corner lot, include name and block number of side street, i.e., 1737 Main Street and 1100 block of Laurel Street)

Tax Map Number for Encroachment Location: _____

Encroachment type: ☐ Wall ☐ Fence ☐ Columns ☐ Steps ☐ Irrigation System ☐ Landscaping ☐ Driveway ☐ Pavers

☒ Walkway/Side walk ☐ Underground Utilities ☐ other

If Other - specify: walkway extension in to the Right-of-way in front and on side
 Dimensions (height/width/length): 9'x4' and 6'x5'

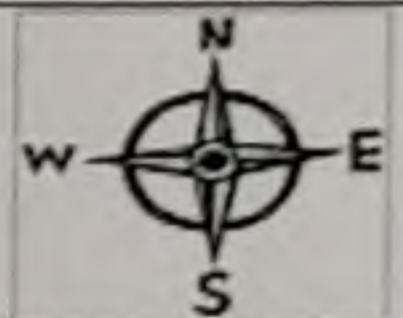
(i.e., 6'x42' wooden privacy fence; two 12"x4' concrete step; two 12"x12" x24" brick columns; 4'x15' brick paver walkway)

Construction material: Cement

Please provide photographs and drawing or site plan **drawn to scale** - no larger than 8-1/2 x 11.

_____ Church Directional Signs (Must provide picture or drawing of proposed signs that reflect dimensions)

Location(s) signs are to be placed (i.e. Northeast corner of Main Street) _____



All work shall comply with the requirements of The City of Columbia and South Carolina Department of Transportation now in existence or hereafter enacted. The materials and type of finish to be used are to be approved by the City Engineer prior to installation. Any damage to the street or sidewalk caused by construction shall be repaired to the satisfaction of the City Manager. Improvements within the encroachment shall be maintained by the grantee at no cost to the City in a manner approved by the City Manager.

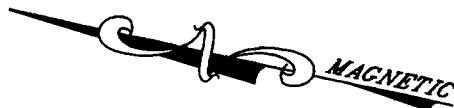
The proposed ordinance will be sent to the requesting party and City offices for review and approval. Johnathan Chambers will compile the recommendations and forward them to the City Clerk for scheduling before City Council. This process may take from 30-90 days.

CONTACT	DEPARTMENT	PHONE	FAX	E-MAIL
Johnathan Chambers	Development Services (Land Development)	803-545-3333	803-255-8935	jchambers@columbiasc.net
John Fellows	Development Services (Planning)	803-545-3222	803-733-8647	jsfellows@columbiasc.net
Rachel Bailey	Development Services (Zoning)	803-545-3332	803-733-8647	rlbailey@columbiasc.net
Jerry Thompson	Development Services (Building Inspections)	803-545-3420	803-733-8699	jthompson@columbiasc.net
Tori Salvant	Development Services (Development Center)	803-545-3420	803-733-8699	tcsalvant@columbiasc.net
Amy Moore	Development Services (Historic Preservation)	803-545-3222	803-733-8647	aemoore@columbiasc.net
Lucinda Statler	Development Services (Urban Design)	803-545-0229	803-733-8647	lsstatler@columbiasc.net
Todd Beiers	Development Services (Commercial Plan Review)	803-545-3420	803-733-8647	tfbeiers@columbiasc.net
Scott Holder	Development Services (Landscaping)	803-545-3218	803-255-8935	jsholder@columbiasc.net
Denny Daniels	Utilities & Engineering (Construction Management)	803-545-3400	803-988-8199	jddaniels@columbiasc.net
Robert Anderson	Public Works (Administration)	803-545-3780	803-733-8648	raanderson@columbiasc.net
Robert Sweatt	Public Works (Street Division)	803-545-3790	803-545-3785	rgsweatt@columbiasc.net
David Brewer	Public Works (Traffic Engineering)	803-545-3850	803-733-8648	ddb Brewer@columbiasc.net
Caleb King	Public Works (Forestry & Beautification)	803-545-3860	803-733-8648	cdking@columbiasc.net
John Hooks	Public Works (Solid Waste)	803-545-3800	803-733-8648	jphooks@columbiasc.net
Chip Timmons	Risk Management	803-733-8306	803-733-8245	catimmons@columbiasc.net
Kris Scott	Fire Department	803-545-3736	803-401-8839	cfkdscott@columbiasc.net
Linda Matney	Parking Services	803-545-3070	803-733-8523	lsmatney@columbiasc.net

LR: 1/2017

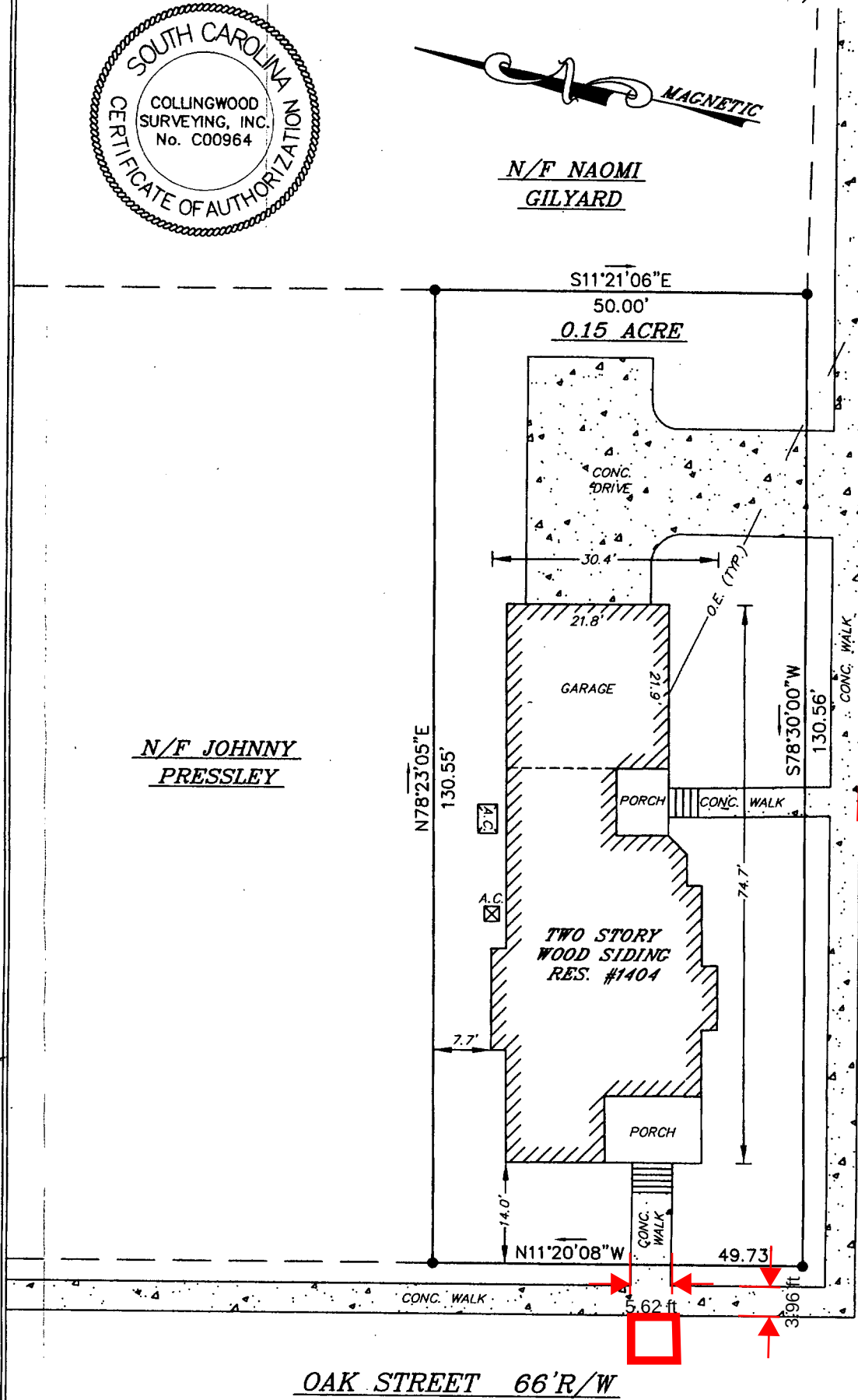


NOTE: ALL IRONS ARE OLD 1/2" REBAR.



N/F NAOMI
GILYARD

N/F JOHNNY
PRESSLEY



Book 1290-793
2007020044 03/08/2007 11:03:24:687
Fee: \$5.00 County Tax: \$0.00 State Tax: \$0.00



2007020044 Richard W. Rodden

WASHINGTON STREET 66'R/W

OAK STREET 66'R/W

PLAT PREPARED FOR
RAY LYNNE GRAY

THE SAME BEING SHOWN ON A PLAT PREPARED FOR COLUMBIA HOUSING DEVELOPMENT CORPORATION
BY COX AND DINKINS, INC. DATED MAY 22, 2000.
ALSO SEE: DEED BOOK "1246" PAGE 199.

R-416-1707

SURVEYED BY:
COLLINGWOOD SURVEYING, INC.

TMS 11407-15-09

IN COLUMBIA, S.C.
IN RICHLAND COUNTY

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.



DWG: A. LEWIS
CKD: R.E.C.
JOB: 25653
SCALE: 1" = 20'
FEBRUARY 28, 2007

Robert E. Collingwood
S.C. REGISTERED SURVEYOR No. 2318
P.O. BOX 3053 W. COLUMBIA, S.C. 29171
TELE. No. (803) 796-3916/SCSURVEYOR2318@SC.RR.COM

Attachment: 2020-070 encroach 1404 Oak Street (Gray) (6090 : Ordinance No.: 2020-070 encroach 1404 Oak Street)











We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Legal Department

FROM: *Shari Ardis, Legal Office Manager*

SUBJECT: Resolution No.: R-2020-049 Urging the United States Congress to Extend the Emergency Rental Assistance Program for citizens impacted by COVID-19 and Requesting the Richland County and Lexington County Magistrate Courts to Stay all Evictions of Tenants within the corporate limits of the City of Columbia Financially Impacted by the Emergency Situation Caused by SARS-CoV-2 (the Coronavirus)

FUNDING SOURCE & ORIGINAL BUDGET:

ATTACHMENTS:

- 2020-049 Extend the Emergency Rental Assistance Program and Requesting the Richland County and Lexington County Magistrate Courts to Stay all Evictions in the City limits (PDF)

RESOLUTION NO.: R-2020-049

Urging the United States Congress to Extend the Emergency Rental Assistance Program for citizens impacted by COVID-19 and Requesting the Richland County and Lexington County Magistrate Courts to Stay all Evictions of Tenants within the corporate limits of the City of Columbia Financially Impacted by the Emergency Situation Caused by SARS-CoV-2 (the Coronavirus)

WHEREAS, to prevent a housing crisis the 2020 Coronavirus Relief Law (CARES Act) provided financial assistance and a moratorium on evictions and foreclosures to protect renters and property owners with mortgage loans; and,

WHEREAS, the moratorium ends on August 24, 2020 and as of this date the United States Congress has not proposed an extension to the moratorium; and,

WHEREAS, Covid-19 continues to aggressively spread across the state and continues to financially impact residents and businesses resulting in layoffs, cutback and business closures which puts our residents at risk of foreclosure and eviction from their homes; and,

WHEREAS, this Council believes that evicting residents during this worldwide pandemic event and emergency situation, would be contrary to the health safety and welfare of the community citizens because those who are evicted are impoverished; and,

WHEREAS, the Mayor and City Council of the City of Columbia, South Carolina ("Council") believe that the United States Congress should extend an emergency rental assistance program for those who are impacted by the continued worldwide pandemic event and the emergency financial situation caused by COVID-19 as residents are faced with financial hardship and struggle to cover housing expenses and face the potential risk of foreclosure or eviction; NOW THEREFORE,

BE IT RESOLVED, by the Mayor and Council this 4th day of August, 2020, that the City Council of the City of Columbia hereby urges the United States Congress to create an emergency rental assistance program for those who are impacted and provide proof of financial hardship as a result of the COVID-19 crisis and struggle to cover housing expenses and risk eviction; and.

BE IT FURTHER RESOLVED, by the Mayor and Council that the City Council of the City of Columbia hereby urges the Richland County and Lexington County Magistrate Courts to stay all evictions of tenants financially impacted by the emergency situation caused by SARS-CoV-2 (the Coronavirus) that causes the disease COVID-19,

Requested by:

Mayor Benjamin _____

Mayor

Approved by:

City Manager

Approved as to form:

T. A. Knox

City Attorney

ATTEST:

City Clerk

Introduced:

Final Reading:



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Legal Department

FROM: *Shari Ardis, Legal Office Manager*

SUBJECT: Resolution No.: R-2020-076 Certifying Building Site as an Abandoned Building Pursuant to the South Carolina Abandoned Buildings Revitalization Act, Title 12, Chapter 67, Section 12-67-100 et seq., of the South Carolina Code of Laws (1976), as amended, regarding property located at 2901 Rosewood Drive, Richland County TMS # 11314-08-08

FUNDING SOURCE & ORIGINAL BUDGET:

FOCUS AREAS: Attracting & Retaining Talent, Connecting Our Community, Economic Prosperity - Endless Possibilities, Empowering Our Residents, Enhancing Columbia's Neighborhoods, Innovative & High Quality Municipal Services, Planning Together

ATTACHMENTS:

- R 2020-076 certify 2901 Rosewood Drive as Abandoned Building Site (PDF)

RESOLUTION NO.: R-2020-076

Certifying Building Site as an Abandoned Building Pursuant to the South Carolina Abandoned Buildings Revitalization Act, Title 12, Chapter 67, Section 12-67-100 et seq., of the South Carolina Code of Laws (1976), as amended, regarding property located at 2901 Rosewood Drive, Richland County TMS # 11314-08-08

WHEREAS, the South Carolina Abandoned Buildings Revitalization Act of 2013 (the "Act") was enacted in Title 12, Chapter 67 of the South Carolina Code of Laws to create an incentive for the rehabilitation, renovation and redevelopment of abandoned buildings located in South Carolina; and,

WHEREAS, the Act provides that restoration of abandoned buildings into productive assets for the communities in which they are located serves a public and corporate purpose and results in job opportunities; and,

WHEREAS, Section 12-67-120 of the Act provides the following definitions (in pertinent part):

(1) "Abandoned Building" means a building or structure, which clearly may be delineated from other buildings or structures, at least sixty-six percent of the space in which has been closed continuously to business or otherwise nonoperational for income producing purposes for a period of at least five years immediately preceding the date on which the taxpayer files a "Notice of Intent to Rehabilitate". For purposes of this item, a building or structure that otherwise qualified as an "abandoned building" may be subdivided into separate units or parcels, which units or parcels may be owned by the same taxpayer or different taxpayers, and each unit or parcel is deemed to be an abandoned building site for purposes of determining whether each subdivided parcel is considered to be abandoned.

(2) "Building Site" means the abandoned building together with the parcel of land upon which it is located and other improvements located on the parcel. However, the area of the building site is limited to the land upon which the abandoned building is located and the land immediately surrounding such building used, for parking and other similar purposes directly related to the building's income producing use; and,

WHEREAS, Section 12-67-140 of the Act provides that a taxpayer who rehabilitates an abandoned building is eligible either for a credit against certain income taxes; and,

WHEREAS, Rosewood Baptist Church, and/or CDG Rosewood LLC their purchasers or assigns, (the "Owner" or the "Taxpayer") are the owners of real property located at 2901 Rosewood Drive, Columbia, South Carolina (the "Property"), containing 1.75 +/- acres which property is further identified in Richland County Tax Maps as TMS No. 11314-08-08 (the "Property"); and,

WHEREAS, the property was historically a church sanctuary, educational facilities and related building and consisted of four (4) separate buildings or units (see Exhibit A); and,

WHEREAS, all of these buildings, with the exception of the church sanctuary, have has less than 34% of those buildings placed in service over the past five (5) years and, currently, less than 34% of those structures are placed in service and are vacant; (See Exhibit B); and,

WHEREAS, the Taxpayer intends to redevelop the three (3) abandoned building sites into three (3) separate multi-family residential sites; and,

WHEREAS, the Property is located within the city limits of Columbia, South Carolina; and,

WHEREAS, the Taxpayer has requested that the City certify that the Building Site are abandoned as defined by Section 12-67-120; NOW THEREFORE,

BE IT RESOLVED by the Mayor and City Council this ____ day of _____, 2020, that the City of Columbia makes the following certifications under the South Carolina Abandoned Buildings Revitalization Act of 2013 (S.C. Code Section 12-67-100, et seq.):

Section 1. The Property contains three (3) Abandoned Building Sites as defined in Section 12-67-120(1); and

Section 2. The geographic area of each of the three (3) Building Sites is consistent with Section 12-67-120(2) of the Act.

BE IT FUTHER RESOLVED that words used in the singular number include the plural, and words used in the plural number include the singular.

Requested by:

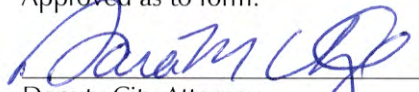
Assistant City Manager Gentry

Mayor

Approved by:

City Manager

Approved as to form:


Deputy City Attorney

ATTEST:

City Clerk

Introduced:

Final Reading:

LEGAL DEPARTMENT DRAFT

Attachment: R 2020-076 certify 2901 Rosewood Drive as Abandoned Building Site (6082 : Resolution No.: R-2020-076 certify 2901 Rosewood

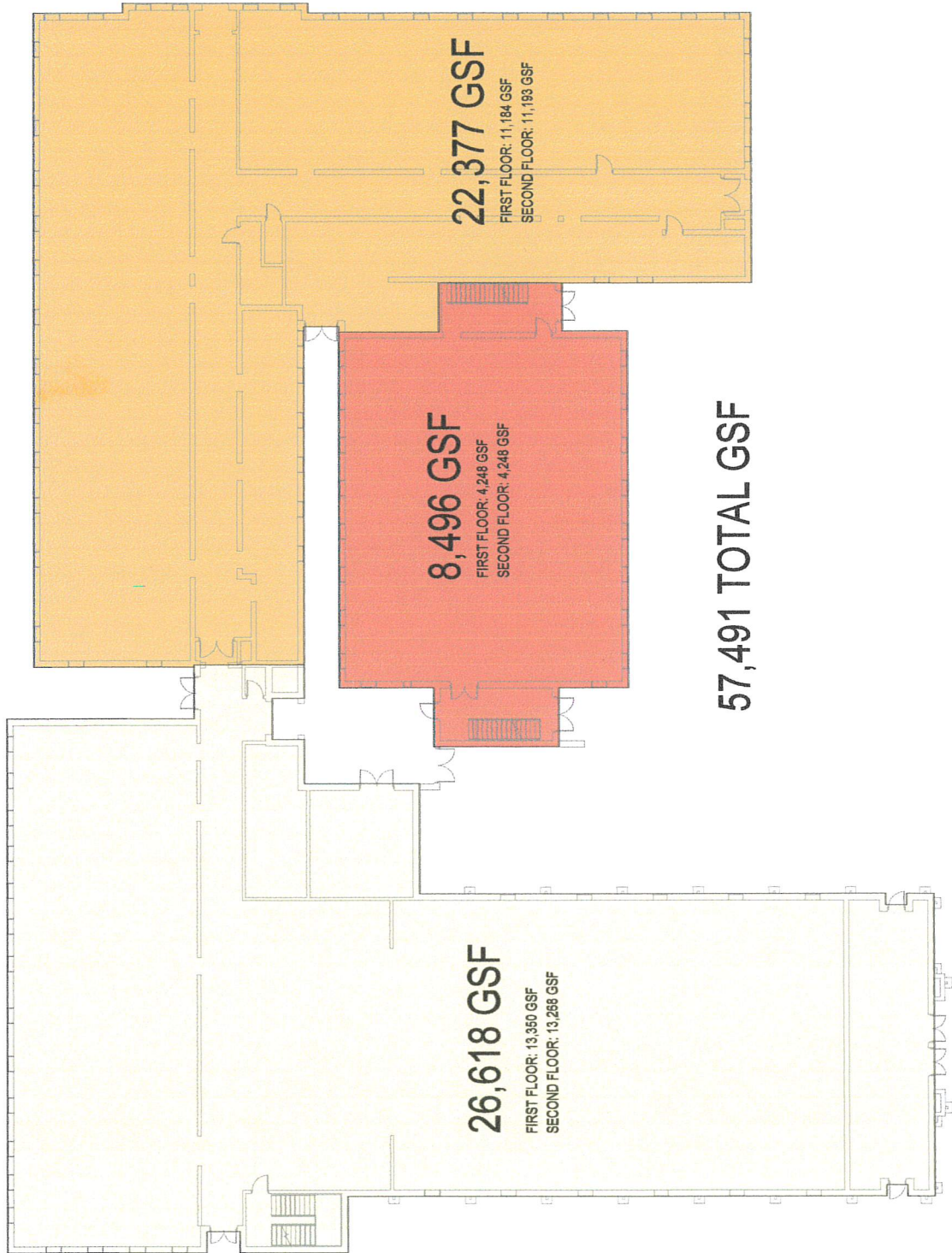


EXHIBIT A

STATE OF SOUTH CAROLINA)
)
 COUNTY OF RICHLAND)

AFFIDAVIT

PERSONALLY APPEARED BEFORE ME, Harry Langley, who after being first duly sworn; deposes and says that:

1. For over five years I have been the Church Manager of the property located at 2901 Rosewood Drive, in the City of Columbia, County of Richland, State of South Carolina.
2. That the property consists of 4 buildings totaling approximately 52,000 sf.
3. That for a period exceeding five (5) years prior to today's date, 5/21/2020, the property, excluding the sanctuary, was more than 2/3 vacant.

Further Your Affiant Sayeth Naught,

[Signature] (SEAL)
 Signature of Affiant

STATE OF SOUTH CAROLINA

COUNTY OF RICHLAND

I, Hannah Thickers, a Notary Public for the state of South Carolina, do hereby certify that Affiant Harry Langley personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal this 21st day of May, 2020.

[Signature] (SEAL)

Notary Public for South Carolina

Print Name of Notary: Hannah Thickers

My Commission Expires: March 23 2027

SpeakWrite
 www.speakwrite.com
 Job Number: 18201-001
 Custom Filename: rogerslewiscopier@gmail.com_20180720_105654
 Date: 07/20/2018
 Billed Words: 649



EXHIBIT B

Attachment: R 2020-076 certify 2901 Rosewood Drive as Abandoned Building Site (6082 : Resolution No.: R-2020-076 certify 2901 Rosewood Drive an



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: Legal Department

FROM: *Shari Ardis, Legal Office Manager*

SUBJECT: Resolution No.: R-2020-077 Certifying Building Site as an Abandoned Building Pursuant to the South Carolina Abandoned Buildings Revitalization Act, Title 12, Chapter 67, Section 12-67-100 et seq., of the South Carolina Code of Laws (1976), as amended, regarding property located at 301 Assembly Street, Richland County TMS #11204-02-06 and 11204-02-02

**FUNDING SOURCE &
ORIGINAL BUDGET:**

FOCUS AREAS: Attracting & Retaining Talent, Connecting Our Community, Economic Prosperity - Endless Possibilities, Empowering Our Residents, Enhancing Columbia's Neighborhoods, Innovative & High Quality Municipal Services, Planning Together

ATTACHMENTS:

- R-2020-077 certify 301 Assembly Street as Abandoned Building Site (PDF)

RESOLUTION NO.: R-2020-077

Certifying Building Site as an Abandoned Building Pursuant to the South Carolina Abandoned Buildings Revitalization Act, Title 12, Chapter 67, Section 12-67-100 et seq., of the South Carolina Code of Laws (1976), as amended, regarding property located at 301 Assembly Street, Richland County TMS #11204-02-06 and 11204-02-02

WHEREAS, the South Carolina Abandoned Buildings Revitalization Act of 2013 (the "Act") was enacted in Title 12, Chapter 67 of the South Carolina Code of Laws to create an incentive for the rehabilitation, renovation and redevelopment of abandoned buildings located in South Carolina; and,

WHEREAS, the Act provides that restoration of abandoned buildings into productive assets for the communities in which they are located serves a public and corporate purpose and results in job opportunities; and,

WHEREAS, Section 12-67-120 of the Act provides the following definitions (in pertinent part):

(1) "Abandoned Building" means a building or structure, which clearly may be delineated from other buildings or structures, at least sixty-six percent of the space in which has been closed continuously to business or otherwise nonoperational for income producing purposes for a period of at least five years immediately preceding the date on which the taxpayer files a "Notice of Intent to Rehabilitate". For purposes of this item, a building or structure that otherwise qualified as an "abandoned building" may be subdivided into separate units or parcels, which units or parcels may be owned by the same taxpayer or different taxpayers, and each unit or parcel is deemed to be an abandoned building site for purposes of determining whether each subdivided parcel is considered to be abandoned.

(2) "Building Site" means the abandoned building together with the parcel of land upon which it is located and other improvements located on the parcel. However, the area of the building site is limited to the land upon which the abandoned building is located and the land immediately surrounding such building used for parking and other similar purposes directly related to the building's income producing use; and,

WHEREAS, Section 12-67-140 of the Act provides that a taxpayer who rehabilitates an abandoned building is eligible either for a credit against certain income taxes; and,

WHEREAS, The City of Columbia or Ballpark, LLC, (the "Owner" or the "Taxpayer") is the owner of real property known as 301 Assembly Street, Columbia, South Carolina (the "Property"), which property is further identified in Richland County Tax Maps as TMS No. 11204-02-02 and 11204-02-06 (the "Property"); and,

WHEREAS, Ballpark, LLC intends to demolish the existing structures and redevelop the Property into a mixed-use project as shown in Exhibit A; and,

WHEREAS, the Property is located within the city limits of Columbia, South Carolina; and;

WHEREAS, the Taxpayer has requested that the City certify that the Building Site are abandoned as defined by Section 12-67-120; NOW THEREFORE,

BE IT RESOLVED by the Mayor and City Council this ____ day of _____, 2020, that the City of Columbia makes the following certifications under the South Carolina Abandoned Buildings Revitalization Act of 2013 (S.C. Code Section 12-67-100, et seq.):

Section 1. The property contains eight (8) Abandoned Building Sites as defined in Section 12-67-120(1); and

Section 2. The geographic area of the eight (8) Building Sites is consistent with Section 12-67-120(2) of the Act.

BE IT FUTHER RESOLVED that words used in the singular number include the plural, and words used in the plural number include the singular.

Requested by:

Assistant City Manager Gentry

Mayor

Approved by:

City Manager

Approved as to form:

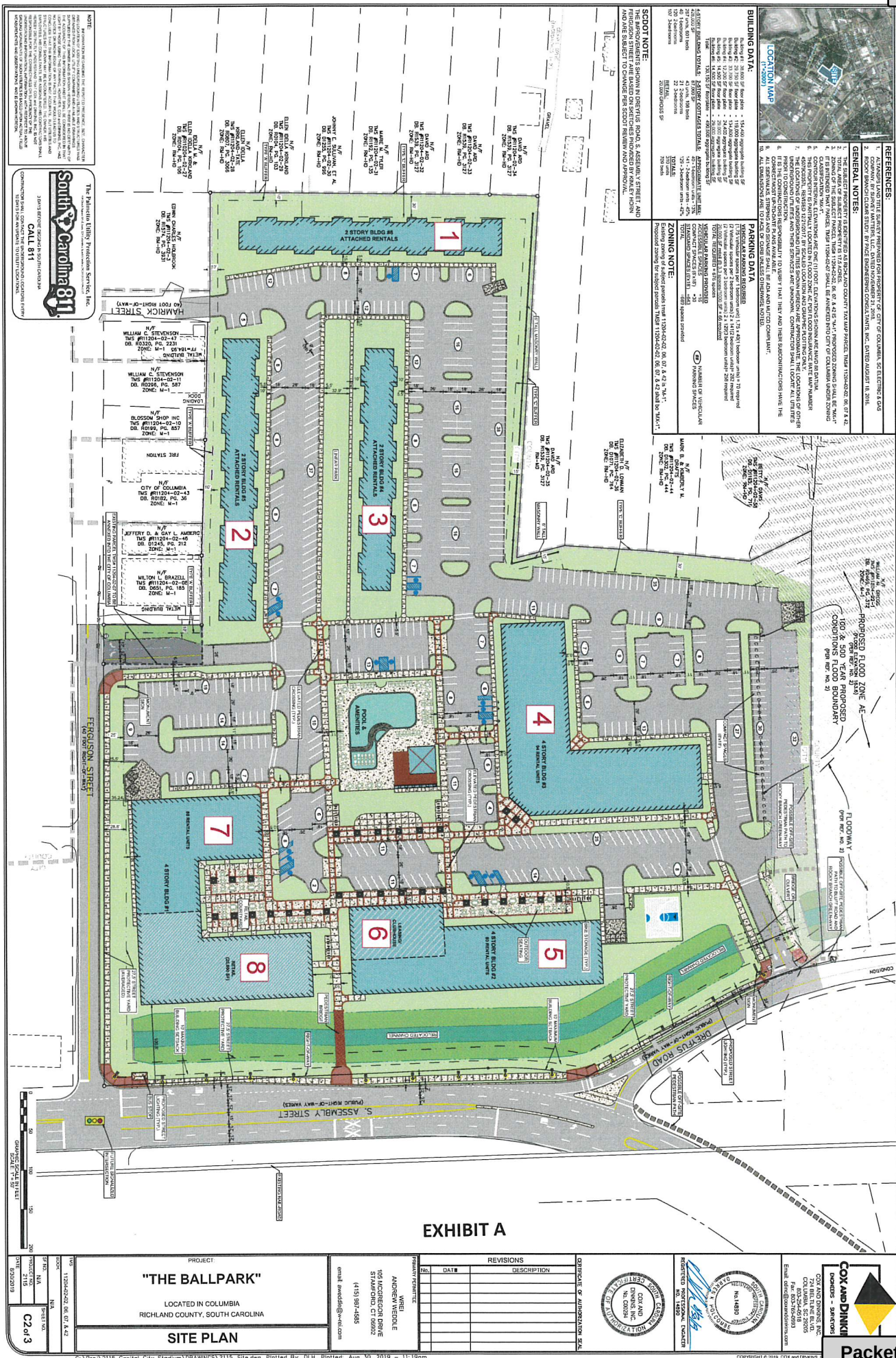

Deputy City Attorney

ATTEST:

City Clerk

Introduced:

Final Reading:





We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: City Management Office

FROM: *Teresa Wilson, City Manager*

SUBJECT: Design Development Review Commission

**FUNDING SOURCE &
ORIGINAL BUDGET:**

ATTACHMENTS:

- DDRC MEMO AUGUST 2020 Revised(2)(PDF)
- DDRC Apps 8.4.2020 (PDF)



We Are Columbia

TO: Teresa Wilson, City Manager
FROM: Ashley M. Jenkins
DATE: July 21, 2020
SUBJECT: Design/Development Review Commission

Purpose: The purpose of this commission is to advise the city council upon the designation of landmarks, landmark districts, architectural conservation districts, and protection areas; carry out those regulatory duties relating to subsection (b)(1) of this section as set forth in this section; plan and direct continuing studies of areas, physical features and improvements in the city relating to urban design, historic preservation, beautification, civic improvement and other considerations in furtherance of this article, and in doing so, properly coordinate such plans and studies with the various departments and agencies of the city; engage in educational activities related to the furtherance of this article in order to promote appropriate urban design, historic preservation and conservation of historic or aesthetic features of the city; advise, assist and represent the best interest of the city in matters relating to coordination of and assistance to other public bodies and private interests in activities related to this article; advise and assist the city council in acquisition of any gift, grant, purchase, bequest, device, lease, fee simple or lesser interest, development right, easement (including scenic easement), covenant or other contractual right which may accrue to the furtherance of the purposes of this article; advise the city council in actions of eminent domain taken in furtherance of the purposes of this article; upon request of the city council, manage, control and maintain any property related to the purpose of this article or to the purposes of the commission.

Composition: This commission is comprised of nine (9) members, of whom at least one shall be an architect registered in the state, at least one shall be a lawyer admitted to practice before the supreme court of the state, at least one shall be experienced as an architectural historian, at least one shall be experienced as a city planner, at least one shall be a real estate developer or licensed real estate broker, and one shall be an architect with historic preservation experience and the remainder, if any, shall be persons who, by reason of other experience or education, shall be qualified for service on such commission. Appointees serve a three (3) year term with the possibility of one (1) re-appointment.

Action: Council is asked to **appoint one (3) appointees** that represent the following:

- **Two appointees that will serve as Community Representatives**
- **An appointee that could serve as a Real Estate Broker/Developer**

District Representation:

District 1 – 3
 District 2 – 0
 District 3 – 4
 District 4 – 1
 Outside City Limits – 0

District Representation of Applicants:

District 1 – 0
 District 2 – 0
 District 3 – 7
 District 4 – 0
 Outside City Limits – 4

Attachment: DDRC MEMO AUGUST 2020 Revised(2) (6105 : Design Development Review Commission)

Applicants**Joseph Guido**

3732 Duncan Street
Columbia, SC 29205
District 3

Senior Architect
GMK Associates
1201 Main Street, Suite 2100
Columbia, SC 29201
District 2

H. Freeman Belser

400 Saluda Avenue
Columbia, SC 29205
District 3

Attorney
Belser & Belser, PA
1325 Park Street, Suite 300
Columbia, SC 29201
District 2

Daniel Tyler Laprise

3011 Hope Avenue
Columbia, SC 29205
District 3

Quackenbush Architects
1217 Hampton Street
Columbia, SC 29201
District 2

Tiffini Teachey

800 Summit Square
Columbia, SC 29229
Outside of City Limits

Sr. Mechanical Engineer
Westinghouse Electric Company
5801 Bluff Rd.
Hopkin, SC 29061
Outside of City Limits

Adriane McGillis

4443 Bethel Church Rd. Apt.17
Columbia, SC 29206
Outside City Limits

Architect, Senior Associate

Stevens & Wilkinson
1501 Main Street, Ste. 730
Columbia, SC 29201
District 2

James Evans

1029 Butler Street
Columbia, SC 29205
District 3

Project Consultant
Price Waterhouse Coopers
1333 Main Street
Columbia, SC 29201
District 2

Destine J. Hicks

350 Powell Rd. Apt. 1111
Columbia, SC 29203
Outside City Limits

Legislative Aide
SC House of Representatives
1105 Pendleton Street, Suite 306
Columbia, SC 29201
District 2

Roger Dale Sears

108 Rio Rose Circle
Columbia, SC 29205
District 3

Capital Improvements Manager
SCDOT
955 Park Street
Columbia, SC 29201
District 1

April Lucas

911 Laurens Street
Columbia, SC 29201
District 3

Attorney
Retired from Nexsen Pruetz, LLC.

Darrell Booker

6206 Merrill Rd.
Columbia, SC 29209
District 3

Realtor and Business Development
Berkshire Hathaway Home Services
3600 Devine Street, Ste. 100
Columbia, SC 29209
Outside of City Limits

Karl A. Massenburg

4021 Percival Rd. Apt. 2431
Outside of City Limits

Consultant- MAXIMUS Human Services
1890 Metro Center Drive
Reston, VA 20190

<u>CURRENT MEMBERS</u>	<u>APPROVED</u>	<u>STARTS</u>	<u>ENDS</u>
<u>Tom Savory – Chair</u>	04/14/2015	05/01/2015	04/30/2018
129 South Saluda Avenue	06/19/2018	06/20/2018	06/19/2021
Columbia, SC 29205			
District 3			
Architect			
<u>Paul Bouknight</u>	04/14/2015	05/01/2015	04/30/2018
1324 Confederate Avenue	06/19/2018	06/20/2018	06/19/2021
Columbia, SC 29201			
District 1			
Community Representative			
Resigned			
<u>Robert Broom</u>	12/06/2016	12/07/2016	12/06/2019
3507 Monroe Street	02/04/2020	02/2020	02/2023
Columbia, SC 29205			
District 3			
Architect			
<u>Michel Moore</u>	01/10/2017	02/01/2017	02/01/2020
129 S Waccamaw Ave			
Columbia, SC 29205			
District 3			
Coldwell Banker Residential Brokerage			
1711 Gervais Street			
Columbia, SC 29201			
District 3			
Realtor			
Resigned			
<u>Angi Fuller-Wildt</u>	01/2017	02/2017	02/2020
3409 Keenan Drive	02/04/2020	02/2020	02/2023
Columbia, SC 29201			
District 1			
Architectural Historian			

Ashley Johnson	01/15/2019	02/2019	02/2022
907 W Confederate Avenue			
Columbia, SC 29201			
District 1			
<i>Robinson Gray Stepp & Laffitree, LLC</i>			
<i>1310 Gadsden Street</i>			
<i>PO Box 11449 (29211)</i>			
<i>Columbia, SC 29201</i>			
Attorney			
Sanford Dinkins	12/2/2019	12/02/2019	12/02/2022
1 Myrtle Court			
Columbia, SC 29205			
District 3			
VP and Senior Engineer			
Cox and Dinkins, Inc.			
724 Beltline Blvd.			
Columbia, SC 29205			
Community Representative			
Chloe Jaco	02/04/2020	04/09/2020	04/31/2023
4922 Circle Drive			
Columbia, SC 29206			
Outside City Limits			
Watson Tate Savory, Inc.			
1316 Washington Street			
Columbia, SC 29201			
District 3			
Planner			



**APPLICATION FOR BOARDS AND COMMISSIONS
CITY OF COLUMBIA
SOUTH CAROLINA**

Board or Commission for which you are applying: Design/Development Review Commission				Area of knowledge as it pertains to this board/commission: Architecture/Construction		
Your Name (Last, First Middle) Guido, Joseph F	Race	Gender M	Age 51	County Richland	Council District: District 3	
Residential Address 3732 Duncan Street				City Columbia	State South Carolina	Zip Code 29205
Mailing Address 3732 Duncan Street				City Columbia	State South Carolina	Zip Code 29205
Your Occupation - Title Senior Architect				Business Phone 255-0384	Residence/Mobile Phone 803-240-6761	
Employer Name GMK Associates				E-Mail Address jguido@gmka.com		
Employer Address 1201 Main Street, Suite 2100			City Columbia	State SC	Zip Code 29201	
Emergency Point of Contact Carla Guido			Relationship wife		Contact Number 803-730-2576	

GENERAL QUALIFICATIONS

Are you a resident of the city?

How long?

Recommended by:



No

40+ years.

Andrea Wolfe

Why would you like to serve on this board or commission?

I grew up in Columbia, my parents owned and operated a small business on Main St. I've experienced first hand the struggles involved with developing Main Street. As an architect, with a background in urban design, I feel I am qualified to assist.

Do you presently serve on any Commissions / Boards of the City / County / State? If so, please list.

Yes, I am currently on the Board of Zoning and Appeals - FBC

Have you formerly served on any Commissions / Boards of the City / County / State? If so, please list.

Board of Zoning and Appeals - FBC since 2017

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Columbia? If so, list the position and date.

No.

Please list any Community Activities that you are involved in.

Boy Scouts of America, Lieutenant Colonel in the SC State Guard, Vice President of Barnwell Colony HOA, Member at Large on the PRISMA Advisory Board

What are your goals and objectives if appointed to the Commission / Board?

My goal is to see that all development be thoughtfully planned, self-sustaining and positive

If appointed I am eligible to serve on no more than one (1) board/commission with a maximum of two (2) terms. I understand that this application will be on file for no longer than two (2) years.

Signature

RETURN COMPLETED FORM TO:

City of Columbia
ATTN: Ashley Jenkins
Post Office Box 147
Columbia, SC 29217
Email: Ashley.Jenkins@columbiasc.gov

01/16/2020

Date

FOR OFFICE USE ONLY

Received:	
Appointed to:	
Date Approved:	
Term Dates:	



APPLICATION FOR BOARDS AND COMMISSIONS
CITY OF COLUMBIA
SOUTH CAROLINA

We Are Columbia

Board or Commission for which you are applying: Design/Development Review Commission				Area of knowledge as it pertains to this board/commission: Civil Engineering and Environmental/Historic Permitting		
Your Name (Last, First Middle) Sears, Roger Dale	Race white	Gender M	Age 41	County Richland	Council District: 29205	
Residential Address 108 Rio Rose Circle				City Columbia	State South Carolina	Zip Code 29205
Mailing Address same				City	State South Carolina	Zip Code
Your Occupation - Title Capital Improvements Manager				Business Phone 803-737-1017	Residence/Mobile Phone 843-819-2089	
Employer Name SC Dept. of Transportation				E-Mail Address rogsears@gmail.com		
Employer Address 955 Park Street			City Columbia	State SC	Zip Code 29201	
Emergency Point of Contact Kellie Sears			Relationship mother		Contact Number 256-225-7262	

GENERAL QUALIFICATIONS

Are you a resident of the city? How long? Recommended by:

Yes No

Yes, I've lived in Columbia for approximately the past 10 years

Why would you like to serve on this board or commission?

I believe my background and experience in Civil Engineering and permitting would provide invaluable

Do you presently serve on any Commissions / Boards of the City / County / State? If so, please list.

Previously served on Richland County Transportation Committee

Have you formerly served on any Commissions / Boards of the City / County / State? If so, please list.

No

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Columbia? If so, list the position and date.

No

Please list any Community Activities that you are involved in.

I am the Board Secretary for Five Points Rotary Club as well as the Board Secretary of SC Whitmore

What are your goals and objectives if appointed to the Commission / Board?

My goal is to provide a fair and unbiased review of projects to support the overall community's goals

If appointed I am eligible to serve on no more than one (1) board/commission with a maximum of two (2) terms. I understand that this application will be on file for no longer than two (2) years.

Rog Sears

Signature

RETURN COMPLETED FORM TO:

City of Columbia
ATTN: Ashley Jenkins
Post Office Box 147
Columbia, SC 29217
Email: Ashley.Jenkins@columbiasc.gov

7/15/2020

Date

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Received:	
Appointed to:	
Date Approved:	
Term Dates:	



APPLICATION FOR BOARDS AND COMMISSIONS
CITY OF COLUMBIA
SOUTH CAROLINA

Board or Commission for which you are applying: Design/Development Review Commission				Area of knowledge as it pertains to this board/commission: Architecture/Design		
Your Name (Last, First Middle) Laprise, Tyler, Daniel		Race white	Gender Male	Age 24	County Richland	Council District: 5
Residential Address: 3011 Hope Ave.				City Columbia	State South Carolina	Zip Code 29205
Mailing Address: 3011 Hope Ave.				City Columbia	State South Carolina	Zip Code 29205
Your Occupation - Title Intern Architect				Business Phone 803-771-2999	Residence/Mobile Phone 803-940-2010	
Employer Name Quackenbush Architects				E-Mail Address tlaprise@quackenbusharchitects.com		
Employer Address 1217 Hampton St.			City Columbia	State SC	Zip Code 29201	
Emergency Point of Contact Zachary Laprise			Relationship Brother		Contact Number 803-940-3784	

GENERAL QUALIFICATIONS

Are you a resident of the city? How long? Recommended by:

Yes No
yes, 1 year, Zachary Laprise

Why would you like to serve on this board or commission?

I believe my knowledge of architecture and urban design would be beneficial to this commission and

Do you presently serve on any Commissions / Boards of the City / County / State? If so, please list.

no

Have you formerly served on any Commissions / Boards of the City / County / State? If so, please list.

no

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Columbia? If so, list the position and date.

no

Please list any Community Activities that you are involved in.

N/A

What are your goals and objectives if appointed to the Commission / Board?

To push the development/design of Columbia towards more forward thinking ideas. Addressing design

If appointed I am eligible to serve on no more than one (1) board/commission with a maximum of two (2) terms. I understand that this application will be on file for no longer than two (2) years.

Tyler Laprise

Digitally signed by Tyler Laprise
Date: 2020.07.14 16:58:54 -04'00'

07/14/2020

Signature

RETURN COMPLETED FORM TO:

City of Columbia
ATTN: Ashley Jenkins
Post Office Box 147
Columbia, SC 29217
Email: Ashley.Jenkins@columbiasc.gov

Date

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Appointed to:	
Date Approved:	
Term Dates:	



APPLICATION FOR BOARDS AND COMMISSIONS
CITY OF COLUMBIA
SOUTH CAROLINA

Board or Commission for which you are applying: Design / Development Review Comm.				Area of knowledge as a participant in this board/commission: Attorney / Developer		
Your Name (Last, First Middle) Belser, H. Freeman		Race W	Gender M	Age 40	County Richland	Council District: 3
Residential Address 400 Saluda Avenue				City Columbia	State South Carolina	Zip Code 29205
Mailing Address P.O. Box 96				City Columbia	State South Carolina	Zip Code 29202
Your Occupation - Title Attorney				Business Phone 803-929-0096	Residence/Mobile Phone 803-920-4141	
Employer Name Self - Belser & Belser, PA				E-Mail Address freeman@belserpa.com		
Employer Address 1325 Park Street, Suite 300				City Columbia	State SC	Zip Code 29201
Emergency Point of Contact Maryanne Belser				Relationship Wife	Contact Number 803-730-3757	

GENERAL QUALIFICATIONS

Are you a resident of the city? How long? Recommended by:

Yes No

Yes, for my entire life, except for 4 years at Davidson College from 1997-2001.

Why would you like to serve on this board or commission?

To help the community balance the need for growth with the need for longlasting development.

Do you presently serve on any Commissions / Boards of the City / County / State? If so, please list.

No.

Have you formerly served on any Commissions / Boards of the City / County / State? If so, please list.

No.

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Columbia? If so, list the position and date.

No.

Please list any Community Activities that you are involved in.

City Center Partnership Board, South Caroliniana Society, Heathwood Hall Board of Trustees.

What are your goals and objectives if appointed to the Commission / Board?

To be a fair and impartial listener to different voices and steward of community growth.

If appointed I am eligible to serve on no more than one (1) board/commission with a maximum of two (2) terms. I understand that this application will be on file for no longer than two (2) years.


Signature
RETURN COMPLETED FORM TO:

City of Columbia
ATTN: Ashley Jenkins
Post Office Box 147
Columbia, SC 29217
Email: AshleyJenkins@columbiasc.gov

9/17/19
Date
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Appointed to:	
Date Approved:	
Term Dates:	



**APPLICATION FOR BOARDS AND COMMISSIONS
CITY OF COLUMBIA
SOUTH CAROLINA**

Board or Commission for which you are applying:				Area of knowledge as it pertains to this board/commission:		
Design/Development Review Commission (DDRC)				Development Planning and Review		
Your Name (Last, First Middle)	Race	Gender	Age	County	Council District:	
Hicks, Destine J	B	F	23	Richland	7th	
Residential Address				City	State	Zip Code
350 Powell Rd. Apt 1111				Columbia	South Carolina	29203
Mailing Address				City	State	Zip Code
350 Powell Rd. Apt 1111				Columbia	South Carolina	29203
Your Occupation - Title				Work Phone	Residence/Mobile Phone	
Legislative Aide				(803)734-8961	(803)614-6169	
Employer Name				E-Mail Address		
SC House of Representatives				destinejane@gmail.com		
Employer Address			City	State	Zip Code	
1105 Pendleton Street (Suite 306)			Columbia	SC	29201	
Emergency Point of Contact			Relationship		Contact Number	
Julla Hicks			Mother		(803) 383-6677	

GENERAL QUALIFICATIONS

Are you a resident of the city? How long? Recommended by:

☒ Yes ☐ No
6 years

Why would you like to serve on this board or commission?

Answer is attached.

Do you presently serve on any Commissions / Boards of the City / County / State? If so, please list.

No.

Have you formerly served on any Commissions / Boards of the City / County / State? If so, please list.

No.

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Columbia? If so, list the position and date.

No.

Please list any Community Activities that you are involved in.

Answer is attached.

What are your goals and objectives if appointed to the Commission / Board?

Answer is attached.

If appointed I am eligible to serve on no more than one (1) board/commission with a maximum of two (2) terms. I understand that this application will be on file for no longer than two (2) years.

Destine Hicks

Signature

RETURN COMPLETED FORM TO:

City of Columbia
ATTN: Ashley Jenkins
Post Office Box 147
Columbia, SC 29217
Email: Ashley.Jenkins@columbiasc.gov

05/23/2019

Date

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Received:	
Appointed to:	
Date Approved:	
Term Dates:	

Why would you like to serve on this board or commission?

I would love to serve on the Design/Development Review Commission because I believe that my passion for history and development would be a great asset to the commission. Throughout the development of my career, I have always had my professors and colleagues express how they loved my attention to detail and my persistence to see the task through. Also, I believe that my ability to develop and innovate is would also be an asset. I remember how hard it was for my alma mater to allow Greek lettered organizations on campus, haven been tried before by several others over a 72-year span, I remained persistent. Though many odds were against us, dedication to the cause and commitment to the change was what kept us focus. I wasn't so motivated by how it was going to benefit me, but how it would give those young ladies after me the opportunity that I wasn't able to just walk into. That is what servant leadership looks like.

Please list any Community Activities that you are involved in.

I served as Campaign Manager for Alana Grant in her race for the Woman of the Year for the Leukemia and Lymphoma Society of the Midlands. I also volunteer with South Carolina Legislative Black Caucus.

What are your goals and objectives if appointed to the Commission / Board?

My goal is to effectively serve in the capacity that is needed for the City of Columbia to further excel in its growth of historic districts, urban areas, and landmarks. Effective leadership is my greatest friend for whatever task is given, it is the people that come first and how it will benefit them in the long run. It is my hope to service the public while remaining involved in the community through paying it forward, and being an example for the youth and young adults, while holding on to the attitudes of humility and gratitude.



APPLICATION FOR BOARDS AND COMMISSIONS
CITY OF COLUMBIA
SOUTH CAROLINA

Board or Commission for which you are applying: Design/Development Review Commission				Area of knowledge as it pertains to this board/commission: licensed architect	
Your Name (Last, First Middle) McGillis, Adriane Michelle		Race W	Gender F	Age 38	County Richland
Residential Address 4443 Bethel Church Rd Apt 17		City Columbia		State South Carolina	Zip Code 29206
Mailing Address 4443 Bethel Church Rd Apt 17		City Columbia		State South Carolina	Zip Code 29206
Your Occupation – Title Architect, Senior Associate		Business Phone 8035765376		Residence/Mobile Phone 8034672947	
Employer Name Stevens & Wilkinson			E-Mail Address amcgillis@stevens-wilkinson.com		
Employer Address 1501 Main Street Suite 730		City Columbia		State SC	Zip Code 29201
Emergency Point of Contact Gail McGillis		Relationship mother		Contact Number 8595443801	

GENERAL QUALIFICATIONS

Are you a resident of the city? How long? Recommended by:

Yes ☒

I have lived in the metro area for 15 years and worked downtown for 15.

Why would you like to serve on this board or commission?

I care deeply that our city continues to grow and flourish and smart planning is a huge part of that.

Do you presently serve on any Commissions / Boards of the City / County / State? If so, please list.

No

Have you formerly served on any Commissions / Boards of the City / County / State? If so, please list.

No

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Columbia? If so, list the position and date.

No, but I am the past president of the Columbia section of the AIA (American Institute of Architects)

Please list any Community Activities that you are involved in.

AIA Columbia, formerly chair of AIA SC Equity Committee

What are your goals and objectives if appointed to the Commission / Board?

That the interests of our community are furthered and protected.

If appointed I am eligible to serve on no more than one (1) board/commission with a maximum of two (2) terms. I understand that this application will be on file for no longer than two (2) years.

AmcGillis
 Signature

RETURN COMPLETED FORM TO:

City of Columbia
 ATTN: Ashley Jenkins
 Post Office Box 147
 Columbia, SC 29217
 Email: Ashley.Jenkins@columbiasc.gov

07/20/2020
 Date

FOR OFFICE USE ONLY

Received:	
Appointed to:	
Date Approved:	
Term Dates:	



APPLICATION FOR BOARDS AND COMMISSIONS
CITY OF COLUMBIA
SOUTH CAROLINA

33.b

Board or Commission for which you are applying: Design/Development Review Commission				Area of knowledge as it pertains to this board/commission: legal, economic dev., community relations		
Your Name (Last, First Middle) Lucas, April C.	Race W	Gender F	Age 69	County Richland	Council District: 3	
Residential Address 911 Laurens St.				City Columbia	State South Carolina	Zip Code 29201
Mailing Address 911 Laurens St.				City Columbia	State South Carolina	Zip Code 29201
Your Occupation – Title Attorney-retired				Business Phone	Residence/Mobile Phone 803-206-0876	
Employer Name Retired from Nexsen Pruet, LLC				E-Mail Address moonpiedream@yahoo.com		
Employer Address 1230 Main St.			City Columbia	State SC	Zip Code 29201	
Emergency Point of Contact John Stucker			Relationship Husband	Contact Number 803-765-0786		

GENERAL QUALIFICATIONS

Are you a resident of the city? How long? Recommended by:
Yes No Yes. I have resided in the City for 39 years.

Why would you like to serve on this board or commission?

I have the right skills to help our city grow in a healthy way. My law practice focused on state and local government in finance and economic development. Also, I understand neighborhoods.

Do you presently serve on any Commissions / Boards of the City / County / State? If so, please list.

No

Have you formerly served on any Commissions / Boards of the City / County / State? If so, please list.

No

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Columbia? If so, list the position and date.

I currently serve on the University Hill Neighborhood Executive Council.

Please list any Community Activities that you are involved in.

In addition to UHNA, I have participated in the Coalition of Five Points Neighborhoods.

What are your goals and objectives if appointed to the Commission / Board?

To make our City vibrant and prosperous.

If appointed I am eligible to serve on no more than one (1) board/commission with a maximum of two (2) terms. I understand that this application will be on file for no longer than two (2) years.

July 20, 2020

Signature

RETURN COMPLETED FORM TO:

City of Columbia
ATTN: Ashley Jenkins
Post Office Box 147
Columbia, SC 29217
Email: Ashley.Jenkins@columbiasc.gov

Date

FOR OFFICE USE ONLY

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Date Approved:	
Term Dates:	

Packet Pg. 373

Attachment: DDRC Apps 8.4.2020 (6105 : Design Development Review Commission)



APPLICATION FOR BOARDS AND COMMISSIONS
CITY OF COLUMBIA
SOUTH CAROLINA

33.b

Board or Commission for which you are applying: Design/Development Review Commission				Area of knowledge as it pertains to this board/commission: Civic engagement, engineering & technical skills, business & inclusion		
Your Name (Last, First Middle) Teachey, Tiffani Annette		Race B	Gender F	Age 38	County Richland	Council District: County District 8
Residential Address 800 Summit Square				City Columbia	State South Carolina	Zip Code 29229
Mailing Address 800 Summit Square				City Columbia	State South Carolina	Zip Code 29229
Your Occupation – Title Sr. Mechanical Engineer				Business Phone 704-779-4449	Residence/Mobile Phone 704-779-4449	
Employer Name Westinghouse Electric Company				E-Mail Address tiffani.teachey@gmail.com		
Employer Address 5801 Bluff Rd.			City Hopkins		State SC	Zip Code 29061
Emergency Point of Contact Ruth Teachey			Relationship Mother		Contact Number 336-655-1508	

GENERAL QUALIFICATIONS

Are you a resident of the city? How long? Recommended by:

Yes No

Yes - 2.5 years; recommended by South Carolina Women's Leadership Network

Why would you like to serve on this board or commission?

Through experience, I've seen the value of serving on boards as a citizen, and I want to utilize my l

Do you presently serve on any Commissions / Boards of the City / County / State? If so, please list.

N/A

Have you formerly served on any Commissions / Boards of the City / County / State? If so, please list.

Charlotte Business Inclusion Advisory Committee and Charlotte Privatization /Competition Advisory

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Columbia? If so, list the position and date.

N/A

Please list any Community Activities that you are involved in.

Talented Tenth DeBois Fellow; Columbia Urban League YPs; The Links, Incorporated; Delta Sigma

What are your goals and objectives if appointed to the Commission / Board?

To collaborate with the rest of the board to serve in an advisory capacity to review and approve work

If appointed I am eligible to serve on no more than one (1) board/commission with a maximum of two (2) terms. I understand that this application will be on file for no longer than two (2) years.

Tiffani A. Teachey Digitally signed by Tiffani A. Teachey
Date: 2020.07.20 16:39:25 -04'00'

7/20/2020

Signature

RETURN COMPLETED FORM TO:

City of Columbia

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Post Office Box 147

Columbia, SC 29217

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Packet Pg. 374

Attachment: DDRC Apps 8.4.2020 (6105 : Design Development Review Commission)



We Are Columbia

APPLICATION FOR BOARDS AND COMMISSIONS CITY OF COLUMBIA SOUTH CAROLINA

33.b

Board or Commission for which you are applying: Design/Development Review Commission				Area of knowledge as it pertains to this board/commission: Real Estate, Economic Development, and Community Development		
Your Name (Last, First Middle) Booker, Darrell Patrick	Race Blk	Gender M	Age 36	County Richland	Council District: 6	
Residential Address 6206 Merrill Rd				City Columbia	State South Carolina	Zip Code 29209
Mailing Address 6206 Merrill Rd				City Columbia	State South Carolina	Zip Code 29209
Your Occupation - Title Realtor and Business Development				Business Phone 803 539-5953		Residence/Mobile Phone 803 539-5953
Employer Name Berkshire Hathaway Home Services ; ECS SouthEast				E-Mail Address darrellpbooker@gmail.com		
Employer Address 3600 Devine St. Ste 100			City Columbia	State SC	Zip Code 29209	
Emergency Point of Contact Chanda Booker			Relationship Wife		Contact Number 803 539-5953	

GENERAL QUALIFICATIONS

Are you a resident of the city? How long? Recommended by:
Yes^x No 6 years

Why would you like to serve on this board or commission?

To promote new growth and economic developmnet while ensuring that the histrocial and district aesthetics remain entact.

Do you presently serve on any Commissions / Boards of the City / County / State? If so, please list.
No

Have you formerly served on any Commissions / Boards of the City / County / State? If so, please list.
No

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Columbia? If so, list the position and date.

No

Please list any Community Activities that you are involved in.

Satchel Ford Elementary Mentor; Orangeburg Area Boys and Girls Club; South Carolina Economic Development Associations; Central Midlands Realtor's Assoc

What are your goals and objectives if appointed to the Commission / Board?

To be a proponent for economic and communtiy development and growth while maintaining the look and feel of each respective district and area.

If appointed I am eligible to serve on no more than one (1) board/commission with a maximum of two (2) terms. I understand that this application will be on file for no longer than two (2) years.

[Signature]

Signature

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Columbia, SC 29217
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7/20/2020

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Packet Pg. 375

Attachment: DDRC Apps 8.4.2020 (6105 : Design Development Review Commission)



We Are Columbia

APPLICATION FOR BOARDS AND COMMISSIONS

CITY OF COLUMBIA

SOUTH CAROLINA

33.b

Board or Commission for which you are applying: Design/Development Review Commission				Area of knowledge as it pertains to this board/commission: Master Degree in Urban Affairs		
Your Name (Last, First Middle) Massenburg, Karl, Aramis J.	Race Blk	Gender M	Age 30	County Richland	Council District: 10	
Residential Address 4021 Percival Road Apt 2431				City Columbia	State South Carolina	Zip Code 29229
Mailing Address				City	State South Carolina	Zip Code
Your Occupation – Title Consultant				Business Phone 757.575.3841	Residence/Mobile Phone	
Employer Name MAXIMUS Human Services				E-Mail Address KAlexanderConsultingllc@gmail.com		
Employer Address 1890 Metro Center Drive			City Reston	State VA	Zip Code 29201	
Emergency Point of Contact Morgan Massenburg			Relationship Wife	Contact Number 803.673.3524		

GENERAL QUALIFICATIONS

Are you a resident of the city? How long? Recommended by:

Yes No Yes, a resident of 5 years. I relocated to Columbia SC from Norfolk Virginia.

Why would you like to serve on this board or commission?

My interest in this commission stems from my background in city planning and development. I recognize the complex sociological nature of city development and how progress takes precise and inclusive planning. In 2016 I received my Master Degree in Urban Affairs from Norfolk State University and have been awarded the opportunity to work in the field of Human Services. I'd like to use my unique approach to business development and sociology, coupled with the opportunity to learn about how Columbia navigates its development process. It is my hope to participate as a member to engage more directly with the city and to be of service to Columbia while expanding my network as a newer resident.

Do you presently serve on any Commissions / Boards of the City / County / State? If so, please list.

N/A

Have you formerly served on any Commissions / Boards of the City / County / State? If so, please list.

n/a

Are you currently in a position of responsibility with an organization or board that has received or is seeking funding from the City of Columbia? If so, list the position and date.

N/A

Please list any Community Activities that you are involved in.

Urban League Young Professionals

What are your goals and objectives if appointed to the Commission / Board?

My goals and objectives are to engage more directly with the city, specifically in the area of development and planning. Through this appointment it is my intention to bring value and perspective to the matters heard by this commission and to learn about the process required to reach an agreement amongst all stakeholders. I look to offer my expertise in human services, business development and community planning to promote the comprehensive development of the City of Columbia and its neighbors.

If appointed I am eligible to serve on no more than one (1) board/commission with a maximum of two (2) terms. I understand that this application will be on file for no longer than two (2) years.

Karl A. Massenburg

1/20/2020

Signature

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We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: City Clerk

FROM: *Erika Hammond, City Clerk*

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

**FUNDING SOURCE &
ORIGINAL BUDGET:**

PURPOSE:

COVID-19
Every Town
CPD After Action Review
CPD Policy Review



We Are Columbia

MEETING DATE: August 4, 2020

DEPARTMENT: City Clerk

FROM: *Erika Hammond, City Clerk*

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

FUNDING SOURCE & ORIGINAL BUDGET:

PURPOSE:

JEDA