



COLUMBIA CITY COUNCIL MEETING AGENDA TUESDAY, SEPTEMBER 3, 2024

The Columbia City Council will conduct a Meeting on Tuesday, September 3, 2024 at 4:00 p.m. at the Busby Street Community Center, 1735 Busby Street, Columbia, SC 29203. Members of the public may view the meeting online at www.columbiasc.gov. Please contact the City Clerk's Office at (803)545-3045 or cityclerk@columbiasc.gov if you have questions regarding this meeting.

The Honorable Daniel J. Rickenmann, Mayor

The Honorable Edward H. McDowell, Jr., District II ▪ The Honorable William Brennan, District III

The Honorable Aditi Bussells, At-Large ▪ The Honorable Tina N. Herbert, District I

The Honorable Peter M. Brown, District IV ▪ The Honorable Tyler D. Bailey, At-Large

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

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

ADOPTION OF THE AGENDA

PUBLIC INPUT

Individuals are allotted up to three minutes to address City Council about items on the agenda. Items requiring a public hearing cannot be addressed at this time.

APPROVAL OF MINUTES

1. Council is asked to approve the August 20, 2024 City Council Meeting Minutes.

APPROVAL AND PRESENTATION OF HONORARY STREET NAMING

2. Resolution No.: R-2024-076 - Approving the Honorary Naming of the intersection of the 1200 block of Blanding Street and the 1600 block of Main Street and the intersection of the 1200 block of Blanding Street and the 1600 block of Sumter Street as Villa Tronco Way



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PRESENTATIONS

3. My ColaSC Customer Service Request System - Ms. Tiffany Latimer, Customer Services Director
4. Sickie Cell Disease Awareness Month Proclamation - The Honorable Daniel J. Rickenmann, Mayor; Ms. Yvonne Donald, MA, James R. Clark Sickie Cell Foundation; and Ms. Kameisha Heppard, LMSW, Director of Homeless Services
5. Soda City FC Day Proclamation - The Honorable Daniel J. Rickenmann, Mayor

CONSENT AGENDA ITEMS 6 THROUGH 17

6. Council is asked to approve the Purchase of Annual Teller Software Licenses and Point of Sale System, as requested by the Finance Department on July 31, 2024. Award to CAN/AM Technologies, Inc., in the amount of \$52,505.00. The term of services is from July 1, 2024 to June 30, 2025. This vendor is located in Lakewood, CO.

Funding Source: Collections - Software License (5511406-627510). The original budget amount is \$52,505.00.

7. Council is asked to approve the Annual Drinking Water Fee for Fiscal Year 2024/2025, as requested by Columbia Water on July 31, 2024. Award to the South Carolina Department of Environmental Services doing business as SC DES, in the amount of \$61,944.00. The term of services is from July 1, 2024 to June 30, 2025. This vendor is located in Columbia, SC.

Funding Source: Utilities Columbia Canal Water Treatment Plant - Miscellaneous Other Services (5516206-639900) \$30,972.00; Utilities Lake Murray Water Treatment Plant - Miscellaneous Other Services (5516207-639900) \$30,972.00. The original budget amount is \$61,944.00.

8. Council is asked to approve the Purchase of Ammunition, as requested by the Columbia Police Department on August 14, 2024. Award to Kiesler Police Supply, Inc., using the SC State Contract in the amount of \$81,573.58. This vendor is located in Jeffersonville, IN.

Funding Source: Police Administrative Services - Special Departmental Supplies (1012402-627100). The original budget amount is \$81,573.58.



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9. Council is asked to approve the Purchase of Cisco Catalyst Fiber Ports and a Modular Uplink Switch for Installation of the System Network at 400 Laurel Street, as requested by the Support Services Division on August 8, 2024. Award to SHI International Corporation using the SC State Contract in the amount of \$198,911.98. This vendor is located in Somerest, NJ.

Funding Source: General Capital Projects - 400 Laurel Street - AFLAC Building - Computer/Electrical Equipment-Capital (4039999-CP901201-658600). The original budget amount is \$198,911.98.

10. Council is asked to approve the Purchase of Vehicles and Equipment for various City Departments, as requested by the Fleet Services Division. Award to the following vendors in the total amount of \$784,268.30.

Item	Vendor	Vehicle/Heavy Equipment	Procurement Method	Amount
a.	Alan Jay Automotive Management dba Alan Jay Fleet Sales Sebring, FL	One (1) 2024 Ford F-350 Super Crew Cab 2WD DRW for the Street Division, as requested on July 23, 2024.	SC State Contract #4400029875	\$73,852.76
<i>Funding Source: Streets-Storm Drains - Auto, Trucks, Heavy Equipment-Capital (5534203-658500). The original budget amount is \$73,852.76.</i>				
b.	Alan Jay Automotive Management dba Alan Jay Fleet Sales Sebring, FL	One (1) 2025 Ford F-750 Regular Cab 2WD Diesel for the Street Division, as requested on July 23, 2024.	SC State Contract #4400029875	\$120,187.14
<i>Funding Source: Streets-Storm Drains - Auto, Trucks, Heavy Equipment-Capital (5534203-658500). The original budget amount is \$120,187.14.</i>				
c.	Alan Jay Automotive Management dba Alan Jay Fleet Sales Sebring, FL	Seven (7) 2025 Nissan Frontier King Cab 2WD for the Water Distribution Division, as requested on July 23, 2024.	SC State Contract #4400029875	\$215,995.60
<i>Funding Source: Utilities Water Distribution and Maintenance - Auto, Trucks, Heavy Equipment-Capital (5516203-658500) \$185,139.60. Meter Reading - Auto, Trucks, Heavy Equipment-Capital (5516202-658500) \$30,856.00. The original budget amount is \$215,995.60.</i>				
d.	Amick Equipment Collection and Street Equipment Lexington, SC	One (1) 2025 Tymco 66 Freightliner M2-106 Plus Street Sweeper for the Solid Waste Division, as requested on July 1, 2024.	NC State Contract #24-08-0421R / 25-09- 0423	\$374,232.80
<i>Funding Source: Solid Waste Street Sweeping - Auto, Trucks, Heavy Equipment-Capital (5534408-658500). The original budget amount is \$374,232.80.</i>				
Total				\$784,268.30



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11. ZONING MAP AMENDMENT for Kings Grant Drive @ I-77, TMS# 16507-02-01 (portion) & TMS# 16507-02-02 (portion)

Ordinance No.: 2024-068 - Amending the Official Zoning Map to modify the zoning for 2.14 acres of Kings Grant Drive @ I-77, Richland County TMS #16507-02-01 (portion) and TMS #16507-02-02 (portion)

Council District: 4

Proposal: Request to rezone approximately 2.14 acres from Residential Single-Family - Large Lot District (RSF-1) to Neighborhood Activity Center/Corridor (NAC).

Applicant: Michael Sandifer, Vogue Towers

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval (5-0)

First reading approval was given on August 20, 2024.

12. ZONING MAP AMENDMENT for 2405 Two Notch Road, TMS# 11511-11-05 and 11511-11-09

Ordinance No.: 2024-067 - Amending the Official Zoning Map to modify the zoning for 2405 Two Notch Road, Richland County TMS #11511-11-09 and TMS #11511-11-05

Council District: 2

Proposal: Request to rezone the property from Community Activity Center/Corridor District (CAC) to Mixed Use District (MU-2).

Applicant: Lila Anna Sauls

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval (5-0)

First reading approval was given on August 20, 2024.



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13. ZONING MAP AND TEXT AMENDMENT for 1417 Pickens Street, TMS# 11402-13-06

*Ordinance No.: 2024-070 - Amending the Official Zoning Map to modify the zoning for 1417 Pickens Street, Richland County TMS# 11402-13-06 and amending the Unified Development Ordinance of the City of Columbia, South Carolina, Appendix C: Type 3 Landmarks
Council District: 2*

Proposal: Request recommendation to rezone the property from Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC) to Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC), Historic Preservation Overlay District (OV-HP, Individual Landmark, Type 3) and amend the Unified Development Ordinance, Chapter 17, Appendix C: Type 3 Landmarks to establish the property as a City of Columbia Landmark.

Applicant: Cindy Nord, Owner

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval (5-0)

D/DRC Recommendation: 07/25/2024; Approval (5-0)

First reading approval was given on August 20, 2024.

14. ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT for 100 and 108 Bluff Road TMS# 11204-02-39 and 11204-02-38

Ordinance No.: 2024-066 - Annexing 100 and 108 Bluff Road, Richland County TMS #11204-02-39 and TMS #11204-02-38 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map

Council District: 3

Proposal: Request to annex the property, assign the land use classification of Urban Core Mixed Residential Type 3 (UCMR-3) and assign of zoning of Residential Two-Family - Mill Village District (RD-MV), portions within the Floodplain Overlay District (OV-FP) and Floodway Overlay Districts (OV-FW). The property is currently classified as Mixed Residential (High Density) and zoned Residential 6 (R6) by Richland County.

Applicant: James L. Hilliard and Benjamin Elbert Davis, III / Sandlapper Mgt. Company, LLC

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval, (5-0)

First reading approval was given on August 20, 2024.



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15. ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT for 52 Riverview Court and portion of 62 Riverview Court TMS# 09106-21-10 and 09106-21-12 (portion)

Ordinance No.: 2024-064 -Annexing 52 Riverview Court and 62 Riverview Court, Richland County TMS #09106-21-10 and TMS #09106-21-12 (portion) into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map

Council District: 1

Proposal: Request to annex the property, assign the land use classification of Urban Core Residential Small Lot (UCR-1) and assign of zoning of Residential Single Family Small Lot (RSF-3). The property is currently classified as Mixed Residential (High Density) and zoned Residential 6 (R6) by Richland County.

Applicant: Casa MacVerde Holdings, LLC

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval, (5-0)

First reading approval was given on August 20, 2024.

16. ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT for 495 Piney Grove Road, TMS# 002898-03-014

Ordinance No.: 2024-063 - Annexing 495 Piney Grove Road, Lexington County TMS #002898-03-014 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map

Council District: 1

Proposal: Request to annex the property, assign the land use classification of Regional Activity Corridor (AC-3) and assign of zoning of General Commercial District (GC). The property is currently classified as Destination Retail and zoned Intensive Development (ID) on an Arterial Road (A) Street Classification in a Neighborhood Appearance District (NAD) by Lexington County.

Applicant: The Spinx Company, LLC

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval, (5-0)

First reading approval was given on August 20, 2024.



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17. ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT for 15.98 acres NE/S Old Percival Road, 8441 Old Percival Road (f/k/a 8475 Old Percival Road), and 1.5 acres S/S Old Percival Road; TMS# 19814-02-04, 22602-01-01, and 22602-01-03

Ordinance No.: 2024-044 - Annexing 15.98 acres NE/S Old Percival Road, 8441 Old Percival Road (f/k/a 8475 Old Percival Road) and 1.5 acres S/S Old Percival Road, Richland County TMS #19814-02-04, TMS #22602-01-01 and TMS #22602-01-03 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map.

Council District: 4

Proposal: Request to annex the property, assign the land use classification of Urban Edge Residential Small Lot (UER-1) and assign of zoning of Residential Single Family Small Lot District (RSF-3). The property is currently classified as Neighborhood (Medium Density) and zoned Light Industrial (M-1) and Institutional (INS) by Richland County.

Applicant: CSS Land, LLC, 8475 Old Percival Road, LLC, Estate of Robert W. Cooper, and Woodcreek Farms Partnership II

Staff Recommendation: Approval

PC Recommendation: 05/09/2024; Approval, (5-0)

First reading approval was given on June 18, 2024.

FIRST READING FOR ZONING / PLANNING MATTERS

18. ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT for - 28.50 acres E/S Broad River Road, TMS# 06112-05-33

Ordinance No.: 2024-065 - Annexing 28.50 acres E/S Broad River Road, Richland County TMS #06112-05-33 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map

Council District: 1

Proposal: Request to annex the property, assign the land use classification of Urban Edge Mixed Residential (UEMR) and assign of zoning of Residential Mixed District (RM-2). The property is currently classified as Mixed Residential (High Density) and Mixed Use Corridor and zoned Residential 6 (R6) by Richland County.

Applicant: Edward Rose Assoc., LLC

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval, (5-0)



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19. AMENDMENT TO THE UNIFIED DEVELOPMENT ORDINANCE TO UPDATE PRINCIPAL USE TABLE FOR VETERINARY CLINICS

Ordinance No.: 2024-069 - Amending the Unified Development Ordinance, Chapter 17, Article 4: Use Regulations, Sec. 17-4.2(b) Principal Use Table, to permit veterinary hospital or clinic as a conditional use in the Mixed-Use (MU-1) District

Proposal: Request to amend the Unified Development Ordinance, Chapter 17, Article 4: Use Regulations, Sec. 17-4.2(b) Principal Use Table, to permit veterinary hospital or clinic as a conditional use in the Mixed Use (MU-1) District.

Applicant: Hope Hasty, Zoning Administrator

Staff Recommendation: Approval

PC Recommendation: Approval (5-0)

ORDINANCES - FIRST READING

20. Ordinance No.: 2024-073 - Approval for Conveyance of City Property Located at 5003 Rhett Street and identified as Richland County TMS#11701-10-03; CF#250-645
21. Ordinance No.: 2024-074 - Granting a Second Renewal to MCImetro Access Transmission Services, LLC, f/k/a 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 through July 31, 2026

RESOLUTIONS

22. Resolution No.: R-2024-078 - Authorizing the City Manager to execute a 911 Communications Center Consolidation Agreement Restatement and Extension between the City of Columbia and Richland County



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EVENT RESOLUTIONS

23. Resolution No.: R-2024-042 - Authorizing consumption of beer and wine only at the Tunnel to Towers 5K Walk/Run for Injured Military and First Responders in the 1100 block of Lincoln Street between Senate Street and Pendleton Street on Friday, September 13, 2024
24. Resolution No.: R-2024-044 - Authorizing consumption of beer and wine only at Jubilee: Festival of Black History & Culture at 1403 Richland Street and within the 1900 and 2000 blocks of Marion Street between Richland Street and Elmwood Avenue and the 1400 block of Richland Street between Marion Street and Bull Street on Saturday, September 21, 2024
25. Resolution No.: R-2024-055 - Authorizing consumption of beer, wine and liquor at the Palmetto Peanut Boil Fundraiser in the 2900 block of Devine Street on Saturday, September 28, 2024 with a rain contingency date of Saturday, October 5, 2024
26. Resolution No.: R-2024-067 - Authorizing consumption of beer, wine and liquor at the 121st Annual Chamber Gala in the 1600 block of Main Street, between Taylor Street and Blanding Street on Thursday, October 3, 2024
27. Resolution No.: R-2024-068 Authorizing consumption of beer and wine only within Boyd Plaza adjacent to the Columbia Museum of Art for the More Than Rhythm Concert on Friday, September 6, 2024
28. Resolution No.: R-2024-073 - Authorizing consumption of beer and wine only at the Ellison Merritt Foundation Community Picnic in the 1600 block of Blanding Street between Pickens Street and Henderson Street on Saturday, October 12, 2024

OTHER MATTERS

29. Council is asked to approve an allocation in the amount of \$150,000.00 to Capital City Lake Murray Country.

Funding Source: State Accommodations Tax Fund Surplus (2035202)

CITY COUNCIL COMMITTEE REFERRALS, REPORTS, AND NEW BUSINESS



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EXECUTIVE SESSION

30. Discussion of the employment of an employee pursuant to S.C Code §30-4-70(a)(1)

- *Municipal Court Judges*
- *Benefits*

PUBLIC INPUT

Individuals are allotted up to three minutes to address City Council. Items requiring a public hearing cannot be addressed at this time.

ADJOURNMENT



MEETING DATE: September 3, 2024

DEPARTMENT: City Clerk

FROM: *Erika Hammond, City Clerk*

SUBJECT: Council is asked to approve the August 20, 2024 City Council Meeting Minutes.

FUNDING SOURCE & ORIGINAL BUDGET:

ATTACHMENTS:

- **#a:** MN_08202024-L00872 (DOCX)



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, AUGUST 20, 2024

CALL TO ORDER

The Columbia City Council conducted a regular meeting on Tuesday, August 20, 2024 at the Busby Street Community Center, 1735 Busby Street, Columbia, South Carolina 29203. The Honorable Daniel J. Rickenmann, Mayor called the meeting to order at 4:00 p.m. and the following City Council members were present: The Honorable Will Brennan, Mayor Pro Tem, The Honorable Peter M. Brown, and The Honorable Tyler D. Bailey. The Honorable Edward H. McDowell, Jr. participated remotely. The Honorable Tina N. Herbert and The Honorable Aditi Bussells were absent. Also present were Ms. Teresa Wilson, City Manager and Ms. Erika D. Moore Hammond, City Clerk. This meeting was advertised in accordance with the South Carolina Freedom of Information Act.

INVOCATION

The Honorable Peter M. Brown offered the invocation.

PLEDGE OF ALLEGIANCE

Mr. Daniel Leuthner-Barrineau, Star Scout with Troop 95 led the Pledge of Allegiance.

ADOPTION OF THE AGENDA

Upon a motion made by Mr. Bailey and seconded by Mr. Brennan, Council voted unanimously to adopt the agenda subject to withdrawing **Item 3**.

PUBLIC INPUT

Ms. Susan Leonard of 2622 Mills Drive expressed concerns about tree removal in Mays Park. The community supports the park's revitalization but wants to keep the remaining mature trees.

Councilor Brown said we are committed to preserving trees and improving the park. We've listened to public feedback and we will continue to listen and make changes as needed.

Councilor Bailey took a moment of personal privilege to encourage citizens to pray for the families of the firefighters who were harmed in the fire off Beltline Boulevard over the weekend.



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, AUGUST 20, 2024

APPROVAL OF MINUTES

1. Council is asked to approve the August 6, 2024 Regular Meeting Minutes and August 13, 2024 Special Called Meeting Minutes. – *Approved*

Upon a motion made by Mr. Brennan and seconded by Mr. Brown, Council voted unanimously to approve the August 6, 2024 Regular Meeting Minutes and August 13, 2024 Special Called Meeting Minutes.

PRESENTATIONS

2. Capital City/Lake Murray Country Update - Ms. Miriam Atria, President/CEO for the Capital City/Lake Murray Country Regional Tourism Board

Ms. Miriam Atria, President/CEO for the Capital City/Lake Murray Country Regional Tourism Board highlighted the success of the inaugural Southeastern Barbecue Showdown, held at Segra Park in June. The event drew attendees from 18 states and Japan, earning over 2.5 billion media impressions and showcasing Columbia as a barbecue hotspot. Despite recent funding cuts threatening future events, we're excited about a major car race planned for June 2025, which will further boost local tourism. We request a meeting to discuss continued support and invite the Council to join us in this regional endeavor.

There was discussion about what was learned from the event, including avoiding June's heat and balancing big-name and local talent.

CONSENT AGENDA ITEMS 4 THROUGH 18

Upon a single motion made by Mr. Brennan and seconded by Mr. Brown, Council voted unanimously to approve **Consent Agenda Items 4 through 18**.

3. Council is asked to approve a Fiscal Year 2024/2025 Professional Services Agreement for the Director of External Affairs, as requested by Administration. Award to Laddie Howard in an amount not to exceed \$85,000.00. This firm is located in Columbia, SC. – *Withdrawn*

Funding Source: Governmental Affairs - Professional Services (1011103-636600). The original budget amount is \$85,000.00.

4. Council is asked to approve a Fiscal Year 2024/20245 Professional Services Agreement for State Lobbying Services, as requested by the Office of Governmental Affairs. Award



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to Due South Advocacy in an amount not to exceed \$72,000.00. This firm is located in Columbia, SC. – *Approved*

Funding Source: Governmental Affairs - Professional Services (1011103-636600). The original budget amount is \$72,000.00.

5. Council is asked to approve a Fiscal Year 2024/2025 Professional Services Agreement for State Lobbying Services, as requested by the Office of Governmental Affairs. Award to Jet Corp Consulting Group, LLC in an amount not to exceed \$72,000.00. This firm is located in Columbia, SC. – *Approved*

Funding Source: Governmental Affairs - Professional Services (1011103-636600). The original budget amount is \$72,000.00.

6. Council is asked to approve a Fiscal Year 2024/2025 Professional Services Agreement for State Lobbying Services, as requested by the Office of Governmental Affairs. Award to Kyle Michel Law Firm, LLC in an amount not to exceed \$80,000.00. This firm is located in Columbia, SC. – *Approved*

Funding Source: Governmental Affairs - Professional Services (1011103-636600). The original budget amount is \$80,000.00.

7. Council is asked to approve a Fiscal Year 2024/2025 Professional Services Agreement for Federal Lobbying Services, as requested by the Office of Governmental Affairs. Award to CapitalEdge Strategies, LLC in an amount not to exceed \$90,000.00. This firm is located in Washington, DC. – *Approved*

Funding Source: Governmental Affairs - Professional Services (1011103-636600). The original budget amount is \$90,000.00.

8. Council is asked to approve a Memorandum of Understanding for Indigent Defense in the Municipal Court, as requested by the Legal Department. Award to the Richland County Fifth Circuit Public Defender's Office in the amount of \$225,000.00. – *Approved*

Funding Source: Legal Department Public Defender (1018404-638522). The original budget amount is \$225,000.00.

9. Council is asked to approve the Purchase of Vehicles and Equipment for various City Departments, as requested by the Fleet Services Division. Award to the following vendors in the total amount of \$446,559.80. – *Approved*



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Item	Vendor	Vehicles	Procurement Method	Amount
a.	Alan Jay Automotive Management dba Alan Jay Fleet Sales Sebring, FL	Two (2) 2024 Ford F-150 Regular Cab 2WD for the Solid Waste Division, as requested on July 12, 2024.	SC State Contract #4400029875	\$75,281.80
<i>Funding Source: Solid Waste Street Sweeping \$37,640.90 - Auto, Trucks, Heavy Equipment-Capital (5534408-658500). Solid Waste Administration \$37,640.90 - Auto, Truck, Heavy Equipment-Capital (1014403-658200). The original budget amount is \$75,281.80.</i>				
b.	Blanchard Machinery Company West Columbia, SC	One (1) 2024 CAT 306 Mini Excavator for the Street Division, as requested on July 12, 2024.	SC State Contract #4400031291	\$112,727.00
<i>Funding Source: Streets-Storm Drains - Auto, Trucks, Heavy Equipment-Capital (5534203-658500). The original budget amount is \$112,727.00.</i>				
c.	Blanchard Machinery Company West Columbia, SC	One (1) 2024 CAT 265 Skid Steer for the Street Division, as requested on July 12, 2024.	SC State Contract #4400031291	\$122,615.00
<i>Funding Source: Streets-Storm Drains - Auto, Trucks, Heavy Equipment-Capital (5534203-658500). The original budget amount is \$122,615.00.</i>				
d.	Love Chevrolet Columbia, SC	One (1) 2024 Chevrolet Tahoe 2WD for the Columbia Police Department, as requested on July 18, 2024.	SC State Contract #4400031134	\$67,968.00
<i>Funding Source: Capital Replacement - Auto, Trucks, Heavy Equipment-Capital (6308972-658500). The original budget amount is \$67,968.00.</i>				
e.	Love Chevrolet Columbia, SC	One (1) 2024 Chevrolet Tahoe 2WD for the Columbia-Richland Fire Department, as requested on August 3, 2024.	SC State Contract #4400031134	\$67,968.00
<i>Funding Source: Capital Replacement - Auto, Trucks, Heavy Equipment-Capital (6308972-658500). The original budget amount is \$67,968.00.</i>				
Total				\$446,559.80

10. Council is asked to approve the Purchase of a Pump Station Discharge Valve and Actuator for the Metro Wastewater Treatment Plant, as requested by Columbia Water on August 6, 2024. Award to Heyward Charlotte, Inc., in the amount of \$51,079.50. This vendor is located in Chicago, IL. – *Approved*

Funding Source: Utilities Metro Wastewater Plant - Machinery and Equipment-Capital (5516208-658300). The original budget amount is \$51,079.50.



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11. Council is asked to approve a new Professional Services Contract for Project SS7648; Capacity Assurance Program Hydraulic Modeling Professional Services, as requested by Columbia Water on July 19, 2024. Award to Hazen and Sawyer in an amount not to exceed \$250,000.00. The initial term of the contract will take effect upon issuance of a Notice to Proceed with an end date one year from commencement and the option to renew for two (2) additional one-year periods. This firm is located in Columbia, SC. – *Approved*

Funding Source: Engineering Wastewater Systems Improvement - Special Contracts Water/Sewer and Stormwater (5516221-638305). The original budget is \$250,000.00.

12. Council is asked to approve Contract Amendment #4 for Project SS7591; Project Management and Capacity Assurance Program Professional Services, as requested by Columbia Water on August 6, 2024. Award to Carper Civil Consulting, LLC, in an amount not to exceed \$368,676.00. The current term of the contract ends on September 30, 2024 and this amendment extends the contract to June 30, 2025. This firm is located in Columbia, SC. – *Approved*

Funding Source: Engineering Wastewater System Improvements – Special Contracts Water/Sewer, Stormwater (5516221-638305). The current budget amount is \$594,672.00. The budget amount for this amendment is \$368,676.00. The total revised budget amount is \$963,301.00.

13. Council is asked to approve a new Professional Services Contract for Environmental Sample Collection Testing, as requested by Columbia Water on December 15, 2023. Award to Rogers and Callcott, in an amount not to exceed \$259,248.00. The initial term of the contract will take effect upon issuance of a Notice to Proceed with an end date one year from commencement and the option to renew for four (4) additional one-year periods. This firm is located in Columbia, SC. – *Approved*

Funding Source: Utilities Metro Wastewater Plant - Special Contracts (5516208-638300) \$87,715.00; Wastewater Compliance - Special Contracts (5516231-638300) \$171,533.00. The original budget amount is \$259,248.00.

Rogers and Callcott is the prime and will provide sample collection and analyses for National Pollutant Discharge Elimination System (NPDES) aqueous sample matrix, Metro Wastewater Treatment Plant solid sample matrix, metro NPDES toxicity, metro groundwater, stormwater general permit/sanitary sewer overflows, fat, oils and grease program (FOG) and pre-treatment services at 66.80% (\$173,175.80) of the total contract amount.

The following subcontractors will provide additional services:

Eurofins Environment Testing America Holdings, Inc., located in Lancaster, PA, will provide volatile organic analysis (VOA), formaldehyde, specific conductance, oil and grease testing services at 11.32% (\$29,340.00) of the total contract amount.



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Montrose Environmental Group, Inc., located in Wilmington, NC, will provide polyfluoroalkyl substances (PFAS) and perfluorooctanoic acid (PFOA) testing services at 19.85% (\$51,445.00) of the total contract amount.

The GEL Group, Inc. located in Charleston, SC, will provide low level mercury analysis, solid o-phos, silicon, total organic carbon, hexavalent chromium (HexCR) testing services at 0.42% (\$1,072.00) of the total contract amount.

Water Systems, Inc., located in Lexington, SC, will provide toxicity testing services at 1.51% (\$3,915.80) of the total contract amount.

Keystone Laboratories, Inc., located in Newton, IA, will provide EPA testing services at 0.10% (\$250.00) of the total contract amount.

14. Council is asked to Ratify three (3) Emergency Procurements for the replacement of waterlines and repairs at the Metro Wastewater Treatment Plant, as requested by Columbia Water. Award to the lowest responsive bidder for each project in a total amount of \$874,193.70. – *Approved*

Item	Vendor	Description	Amount
a.	GH Smith	Installation of a 6" waterline on Preston Street.	\$717,270.00
<i>Funding Source: Water & Sewer Capital Projects – 6" Ductile Iron Pipe Water Main Upgrade along Preston – Capital Project Costs (5529999-WM476001-658650). The original budget amount is \$717,270.00.</i>			
b.	P&S Construction Company, Inc. Lexington, SC	Labor and equipment repair to clean the pre-treatment filter tank at the Metro Wastewater Treatment Plant.	\$89,763.70
<i>Funding Source: Utilities Metro Wastewater Plant – Equipment Repair/Service Supply (5516208-631800). The original budget amount is \$89,763.70.</i>			
c.	Shady Grove Construction, LLC Irmo, SC	Train 1 Return Activated Sludge-Secondary Clarifier #5 leaking water repairs.	\$67,160.00
<i>Funding Source: Utilities Metro Wastewater Plant – Equipment Repair/Service Supply (5516208-631800). The original budget amount is \$67,160.00.</i>			
Total			\$874,193.70

15. Ordinance No.: 2024-055 - Granting an encroachment to the University of South Carolina for the use of the right of way area of the 1400 block of Pendleton Street for the installation and maintenance of a sidewalk and a retaining wall adjacent to 1420 Pendleton Street, Richland County TMS# 11304-05-01 – *Approved on second reading.*

First reading approval was given on August 6, 2024.



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, AUGUST 20, 2024

16. Ordinance No.: 2024-059 - Granting an encroachment to MGN Development Group, LLC for the use of the right of way area of the 1100 block of Miller Avenue for the installation and maintenance of landscaping and irrigation adjacent to 1104 Miller Avenue, Richland County TMS# 09209-22-03 – *Approved on second reading.*

First reading approval was given on August 6, 2024.

17. Ordinance No.: 2024-061 - Granting an encroachment to Richard Burts for the use of the right of way areas of the 1500 block of Main Street and the 1200 block of Hampton Street for maintenance of a historic Seth Thomas clock adjacent to 1500 Main Street, Richland County TMS# 09014-09-16 – *Approved on second reading.*

First reading approval was given on August 6, 2024.

18. Ordinance No.: 2024-062 - Authorizing the City Manager to execute a Right of Entry Agreement and Temporary Construction License with The River Alliance to Construct Saluda Riverwalk Phase 2 and Boyd Foundation Funded Bridge – *Approved on second reading.*

First reading approval was given on August 6, 2024.

CONSIDERATION OF BIDS, CONTRACTS AND CHANGE ORDERS

19. Council is asked to approve a new Contract for Project SS7565; Lower Kinley Creek Sewer Improvements, as requested by Columbia Water on May 9, 2024. Award to McClam and Associates, Inc., in an amount not to exceed \$11,795,072.30, which includes contingency. The initial term of the contract will take effect upon issuance of the Notice to Proceed with an end date five hundred seventy (570) days from commencement. This contractor is located in Columbia, SC. – *Approved*

Funding Source: Water and Sewer Capital Projects - Lower Kinley Creek Sewer Improvements - Capital Project Costs (5529999-SS756501-658650). The original budget amount is \$11,795,072.30.

This is a Columbia Disadvantaged Business Enterprise (CDBE) program project with a 9% CDBE goal. The CDBE goal was exceeded at 10.25%.

McClam and Associates, Inc. is the prime contractor and will provide sewer replacement services at 84.58% (\$9,069,668.00) of the total contract amount.

The following subcontractors/suppliers will provide additional services/supplies:

Mattlane Construction, Inc., a Minority Business Enterprise (W) and a CDBE located in West Columbia, SC, will provide concrete installation at 0.61% (\$65,625.00) of the total contract amount.



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Chao & Associates, Inc., a Minority Business Enterprise and a CDBE located in Columbia, SC, will provide surveying at 0.61% (\$65,000.00) of the total contract amount.

L.A. Barrier & Son, Inc., a Minority Business Enterprise (W) and a CDBE located in Lexington, SC, will provide hauling services at 9.03% (\$968,000.00) of the total contract amount.

D. S. Utilities, Inc., located in Little Mountain, SC, will provide clearing services at 0.76% (\$82,000.00) of the total contract amount.

Horizontal Unlimited, located in Westminster, SC, will provide jack and bore services at 4.41% (\$472,500.00) of the total contract amount.

Mr. Clint Shealy, P.E., Assistant City Manager for Columbia Water said this is a continued investment in our wastewater collection system. This will allow us to continue growth in the system, meet the peak wet weather conditions, and prevent us from spilling sewer in the future.

Upon a motion made by Mr. Brennan and seconded by Mr. Bailey, Council voted unanimously to approve a new Contract for Project SS7565; Lower Kinley Creek Sewer Improvements, as requested by Columbia Water on May 9, 2024. Award to McClam and Associates, Inc., in an amount not to exceed \$11,795,072.30, which includes contingency. The initial term of the contract will take effect upon issuance of the Notice to Proceed with an end date five hundred seventy (570) days from commencement. This contractor is located in Columbia, SC.

20. Council is asked to approve a new Sole Source Contract for the Williams Street Extension Project, as requested by Columbia Water on May 3, 2024. Award to Hussey Gay Bell and DeYoung Inc., as a Sole Source in an amount not to exceed \$2,835,625.00. The initial term of the contract will take effect upon issuance of the Notice to Proceed with the option to renew for one (1) additional one-year period. This vendor is located in Columbia, SC. – *Approved*

Funding Source: State Appropriations Fund - Williams Street Gateway Infrastructure Project - Capital Project Costs (2209999-SC117002-658650). The original budget amount is \$2,835,625.00.

Ms. Dana Higgins, P.E., Director of Engineering explained that the contract is for finishing the design work. We have 30% of the design for Phase One completed. This contract will include studying the access road along the river, both to the north and south. It will also allow us to work with construction managers as needed.

Mayor Rickenmann said this is a project that has been talked about for decades. I want to thank Charlie Thompson and the Guignard Family, for making sure that the development can be something everyone in Columbia can have access to. It helps us connect our riverfront. Over the next five years, we are going to see the connectivity of 27 miles of trails.



**COLUMBIA CITY COUNCIL MEETING MINUTES
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Upon a motion made by Mr. Brennan and seconded by Mr. Bailey, Council voted unanimously to approve a new Sole Source Contract for the Williams Street Extension Project, as requested by Columbia Water on May 3, 2024. Award to Hussey Gay Bell and DeYoung Inc., as a Sole Source in an amount not to exceed \$2,835,625.00. The initial term of the contract will take effect upon issuance of the Notice to Proceed with the option to renew for one (1) additional one-year period. This vendor is located in Columbia, SC.

RESOLUTIONS

21. Resolution No.: R-2024-074 - Authorizing the City Manager to execute a First Amendment to the Agreement between Guignard Associates LLC and the City of Columbia – *Approved*

Upon a motion made by Mr. Brennan and seconded by Mr. Brown, Council voted unanimously to approve Resolution No.: R-2024-074 - Authorizing the City Manager to execute a First Amendment to the Agreement between Guignard Associates LLC and the City of Columbia.

PUBLIC HEARING & FIRST READING FOR ZONING / PLANNING MATTERS

Council opened the public hearing at 4:32 p.m.

22. ZONING MAP AMENDMENT for Kings Grant Drive @ I-77, TMS# 16507-02-01 (portion) & TMS# 16507-02-02 (portion) – *Approved on first reading.*

Ordinance No.: 2024-068 - Amending the Official Zoning Map to modify the zoning for 2.14 acres of Kings Grant Drive @ I-77, Richland County TMS #16507-02-01 (portion) and TMS #16507-02-02 (portion) – Approved on first reading.

Council District: 4

Proposal: Request to rezone approximately 2.14 acres from Residential Single-Family - Large Lot District (RSF-1) to Neighborhood Activity Center/Corridor (NAC).

Applicant: Michael Sandifer, Vogue Towers

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval (5-0)



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Ms. Amy Ballou submitted a written response expressing her opposition to the rezoning.

Ms. Pat Tant, CEO of Vogue Towers supports this rezoning. She said our engineer and project management team have met with staff and the HOA. We're mindful of aesthetics.

Upon a motion made by Mr. Brown and seconded by Mr. Bailey, Council voted unanimously to give first reading approval to the Zoning Map Amendment for Kings Grant Drive @ I-77, TMS# 16507-02-01 (portion) & TMS# 16507-02-02 (portion) **and** Ordinance No.: 2024-068 - Amending the Official Zoning Map to modify the zoning for 2.14 acres of Kings Grant Drive @ I-77, Richland County TMS #16507-02-01 (portion) and TMS #16507-02-02 (portion).

23. ZONING MAP AMENDMENT for 2405 Two Notch Road, TMS# 11511-11-05 and 11511-11-09 – *Approved on first reading.*

Ordinance No.: 2024-067 - Amending the Official Zoning Map to modify the zoning for 2405 Two Notch Road, Richland County TMS #11511-11-09 and TMS #11511-11-05 – Approved on first reading.

Council District: 2

Proposal: Request to rezone the property from Community Activity Center/Corridor District (CAC) to Mixed Use District (MU-2).

Applicant: Lila Anna Sauls

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval (5-0)

No one appeared at this time.

Upon a motion made by Mr. McDowell and seconded by Mr. Bailey, Council voted unanimously to give first reading approval to the Zoning Map Amendment for 2405 Two Notch Road, TMS# 11511-11-05 and 11511-11-09 **and** Ordinance No.: 2024-067 - Amending the Official Zoning Map to modify the zoning for 2405 Two Notch Road, Richland County TMS #11511-11-09 and TMS #11511-11-05.



**COLUMBIA CITY COUNCIL MEETING MINUTES
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24. **ZONING MAP AND TEXT AMENDMENT** for 1417 Pickens Street, TMS# 11402-13 – *Approved on first reading.*

Ordinance No.: 2024-070 - Amending the Official Zoning Map to modify the zoning for 1417 Pickens Street, Richland County TMS# 11402-13-06 and amending the Unified Development Ordinance of the City of Columbia, South Carolina, Appendix C: Type 3 Landmarks – Approved on first reading.

Council District: 2

Proposal: Request recommendation to rezone the property from Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC) to Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC), Historic Preservation Overlay District (OV-HP, Individual Landmark, Type 3) and amend the Unified Development Ordinance, Chapter 17, Appendix C: Type 3 Landmarks to establish the property as a City of Columbia Landmark.

Applicant: Cindy Nord, Owner

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval (5-0)

D/DRC Recommendation: 07/25/2024; Approval (5-0)

Ms. Debbie Bloom of 1043 Elmwood Avenue supports this rezoning. I have worked with the applicant, philanthropist Ms. Cindy Nord. She is dedicated to historic preservation and would like her home to be protected.

Upon a motion made by Mr. Brennan and seconded by Mr. Brown, Council voted unanimously to give first reading approval to Zoning Map and Text Amendment for 1417 Pickens Street, TMS# 11402-13-06 **and** Ordinance No.: 2024-070 - Amending the Official Zoning Map to modify the zoning for 1417 Pickens Street, Richland County TMS# 11402-13-06 and amending the Unified Development Ordinance of the City of Columbia, South Carolina, Appendix C: Type 3 Landmarks.

25. **ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT** for 100 and 108 Bluff Road TMS# 11204-02-39 and 11204-02-38 - *Approved on first reading.*

Ordinance No.: 2024-066 - Annexing 100 and 108 Bluff Road, Richland County TMS #11204-02-39 and TMS #11204-02-38 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map – Approved on first reading.



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, AUGUST 20, 2024

Council District: 3

Proposal: Request to annex the property, assign the land use classification of Urban Core Mixed Residential Type 3 (UCMR-3) and assign of zoning of Residential Two-Family - Mill Village District (RD-MV), portions within the Floodplain Overlay District (OV-FP) and Floodway Overlay Districts (OV-FW). The property is currently classified as Mixed Residential (High Density) and zoned Residential 6 (R6) by Richland County.

Applicant: James L. Hilliard and Benjamin Elbert Davis, III / Sandlapper Mgt. Company, LLC

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval, (5-0)

No one appeared at this time.

Upon a motion made by Mr. Brennan and seconded by Mr. Bailey, Council voted unanimously to give first reading approval to the Annexation, Future Land Use Map Amendment, and Zoning Map Amendment for 100 and 108 Bluff Road TMS# 11204-02-39 and 11204-02-38 **and** Ordinance No.: 2024-066 - Annexing 100 and 108 Bluff Road, Richland County TMS #11204-02-39 and TMS #11204-02-38 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map.

26. ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT for 28.50 acres E/S Broad River Road, TMS# 06112-05-33 – *Deferred*

Ordinance No.: 2024-065 - Annexing 28.50 acres E/S Broad River Road, Richland County TMS #06112-05-33 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map - Deferred

Council District: 1

Proposal: Request to annex the property, assign the land use classification of Urban Edge Mixed Residential (UEMR) and assign of zoning of Residential Mixed District (RM-2). The property is currently classified as Mixed Residential (High Density) and Mixed Use Corridor and zoned Residential 6 (R6) by Richland County.

Applicant: Edward Rose Assoc., LLC

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval, (5-0)

No one appeared at this time.



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, AUGUST 20, 2024

27. ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT for 52 Riverview Court and portion of 62 Riverview Court TMS# 09106-21-10 and 09106-21-12 (portion) – *Approved on first reading.*

Ordinance No.: 2024-064 -Annexing 52 Riverview Court and 62 Riverview Court, Richland County TMS #09106-21-10 and TMS #09106-21-12 (portion) into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map – Approved on first reading.

Council District: 1

Proposal: Request to annex the property, assign the land use classification of Urban Core Residential Small Lot (UCR-1) and assign of zoning of Residential Single Family Small Lot (RSF-3). The property is currently classified as Mixed Residential (High Density) and zoned Residential 6 (R6) by Richland County.

Applicant: Casa MacVerde Holdings, LLC

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval, (5-0)

No one appeared at this time.

Upon a motion made by Mr. McDowell and seconded by Mr. Bailey, Council voted unanimously to give first reading approval to the Annexation, Future Land Use Map Amendment, and Zoning Map Amendment for 52 Riverview Court and portion of 62 Riverview Court TMS# 09106-21-10 and 09106-21-12 (portion) **and** Ordinance No.: 2024-064 -Annexing 52 Riverview Court and 62 Riverview Court, Richland County TMS #09106-21-10 and TMS #09106-21-12 (portion) into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map.

28. ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT for 495 Piney Grove Road, TMS# 002898-03-014 – *Approved on first reading.*

Ordinance No.: 2024-063 - Annexing 495 Piney Grove Road, Lexington County TMS #002898-03-014 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map – Approved on first reading.

Council District: 1

Proposal: Request to annex the property, assign the land use classification of Regional Activity Corridor (AC-3) and assign of zoning of General Commercial District (GC). The property is currently classified as



COLUMBIA CITY COUNCIL MEETING MINUTES TUESDAY, AUGUST 20, 2024

Destination Retail and zoned Intensive Development (ID) on an Arterial Road (A) Street Classification in a Neighborhood Appearance District (NAD) by Lexington County.

Applicant: The Spinx Company, LLC

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval, (5-0)

Upon a motion made by Mr. Brennan and seconded by Mr. Brown, Council voted unanimously to give first reading approval of the Annexation, Future Land Use Map Amendment, and Zoning Map Amendment for 495 Piney Grove Road, TMS# 002898-03-014 **and** Ordinance No.: 2024-063 - Annexing 495 Piney Grove Road, Lexington County TMS #002898-03-014 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map.

29. AMENDMENT TO THE UNIFIED DEVELOPMENT ORDINANCE TO UPDATE PRINCIPAL USE TABLE FOR VETERINARY CLINICS – *Deferred*

Ordinance No.:2024-069 - Amending the Unified Development Ordinance, Chapter 17, Article 4: Use Regulations, Sec. 17-4.2(b) Principal Use Table, to permit veterinary hospital or clinic as a conditional use in the Mixed-Use (MU-1) District. - Deferred

Proposal: Request to amend the Unified Development Ordinance, Chapter 17, Article 4: Use Regulations, Sec. 17-4.2(b) Principal Use Table, to permit veterinary hospital or clinic as a conditional use in the Mixed Use (MU-1) District.

Applicant: Hope Hasty, Zoning Administrator

Staff Recommendation: Approval

PC Recommendation: Approval (5-0)

No one appeared at this time.

Ms. Krista Hampton, Director of Planning and Development Services explained that human medical clinics are permitted, but animal clinics are not. To address concerns about outdoor kennels, which are not allowed in these areas, we propose an amendment to permit veterinary clinics with appropriate conditions in these districts.

Mayor Rickenmann asked for further explanation surrounding conditional use.



**COLUMBIA CITY COUNCIL MEETING MINUTES
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Ms. Krista Hampton, Director of Planning and Development Services said that conditional use means in order to locate in that district we have conditions that are applied. For example, not having the outdoor kennels.

Councilor Brennan asked if this was an overarching new zoning for all vet clinics. If a vet clinic located in a Mixed Use (MU-2) District wanted to do renovation and/or additions, would they need to go in front of the Zoning Board?

Ms. Krista Hampton, Director of Planning and Development Services explained that this won't affect existing permissions or require rezoning. Existing clinics could expand by following the regular permitting process, provided they meet current code standards and neighborhood compatibility rules.

Council closed the public hearing at 4:46 p.m.

APPOINTMENTS

30. Council is asked to approve the appointment of Mr. Bryan Jefferies as the Chief Administrative Judge for a four-year term.

Upon a motion made by Mr. Bailey and seconded by Mr. Brown, Council voted unanimously to approve the appointment of Mr. Bryan Jefferies as the Chief Administrative Judge for a four-year term.

CITY COUNCIL COMMITTEE REFERRALS, REPORTS AND NEW BUSINESS

No City Council Committee Referrals, Reports, or New Business was presented at this time.

PUBLIC INPUT

No one appeared at this time.



**COLUMBIA CITY COUNCIL MEETING MINUTES
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EXECUTIVE SESSION

Upon a motion made by Mr. Brennan and seconded by Mr. McDowell, Council voted unanimously to enter into Executive Session at 4:48 p.m. for the discussion of **Item 31**.

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

Capital City Stadium Drainage Project

ADJOURNMENT

The meeting was adjourned at 5:27 p.m.

Respectfully submitted:

Erika D. Moore Hammond, CMC
City Clerk



MEETING DATE: September 3, 2024

DEPARTMENT: Legal Department

FROM: *Teresa Knox, City Attorney*

SUBJECT: Resolution No.: R-2024-076 - Approving the Honorary Naming of the intersection of the 1200 block of Blanding Street and the 1600 block of Main Street and the intersection of the 1200 block of Blanding Street and the 1600 block of Sumter Street as Villa Tronco Way

**FUNDING SOURCE &
ORIGINAL BUDGET:**

FOCUS AREAS: Planning Together

ATTACHMENTS:

- **#a:** R-2024-076 - Honorary St naming Villa Tronco (PDF)
- **#b:** Villa Tronco Honorary Street Naming (PDF)

RESOLUTION NO.: R-2024-076

Approving the Honorary Naming of the intersection of the 1200 block of Blanding Street and the 1600 block of Main Street and the intersection of 1200 block of Blanding Street and the 1600 block of Sumter Street as Villa Tronco Way

WHEREAS, Villa Tronco was established in 1940 by Sadie Tronco. Villa Tronco is the oldest continuously operating restaurant in the State of South Carolina; and,

WHEREAS, the restaurant is housed in a building that dates back to 1868, originally serving as a firehouse before being converted; and,

WHEREAS, the family has maintained the restaurant for five generations, preserving traditional recipes and the establishment's historic charm and,

WHEREAS, Villa Tronco has become a beloved institution in Columbia, known for its welcoming atmosphere, live opera performances and classic Italian dishes; and,

WHEREAS, Villa Tronco's commitment to quality and tradition has earned it numerous accolades and a loyal customer base, solidifying its place in Columbia's culinary history. To this day, Villa Tronco has played an active role in the local community, hosting various events and contributing to Columbia's cultural and social life; NOW, THEREFORE,

BE IT RESOLVED this ____ day of _____, 2024, that the Mayor and City Council of the City of Columbia hereby approve the honorary naming of the 1200 block of Blanding Street and the 1600 block of Main Street and the intersection of the 1200 block of Blanding Street and the 1600 block of Sumter Street as Villa Tronco Way. The design and color of the honorary signs shall be subject to the approval of the Director of Public Works.

Requested by:

Councilman Edward McDowell, Jr.

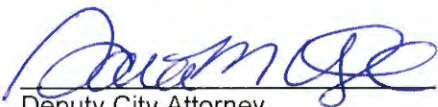
Mayor

Approved by:

City Manager

ATTEST:

Approved as to form:


Deputy City Attorney

City Clerk

Introduced:

Final Reading:



HONORARY STREET/FACILITY, ROOM AND SITE NAMING APPLICATION

Please see submission checklist for materials necessary for application.

SUBMISSION MATERIALS MUST ACCOMPANY APPLICATION.

Application form and materials are **DUE AT 4:00 p.m.** thirty (30) days prior to ceremony.

Is the designation: ☒ **Honorary Street Naming** (*Topper will be posted above standard City of Columbia street signs.*)
☐ **Facility Naming** (*A marker or plaque will be posted inside and outside of facility.*)
☐ **Room Naming** (*A marker or plaque will be posted outside of room.*)
☐ **Site Naming**

Checklist: ☒ **Application**
☒ **Council Members** (District and one At-Large Sponsor)
☒ **3 Letter(s) of Support**
 1) One letter expressing Community support
 2) One letter expressing Neighborhood/Neighborhood Association or Merchant Association support
 3) One letter expressing Councilmembers' support

Tripp Roche
Applicant Signature*

Tripp Roche
Print Name

803-807-6963
Phone Number

jroche2024@gmail.com
E-mail Address

2811 Blossom St. Columbia, SC
Mailing Address

7/25/24
Date

Check and initial acknowledging application requirements.

- ☒ TR Signage wording cannot exceed twenty-six characters.
- ☒ TR Any changes to initial request must be made in writing no more than 30 days prior to ceremony.
- ☒ TR Signage wording and resolution must be finalized 30 days prior to ceremony.
- ☒ TR Applicant must provide letter(s) of support as outlined in the above checklist.



HONORARY STREET/FACILITY, ROOM AND SITE NAMING APPLICATION

1. Name of individual or organization to be honored:

Villa Tronco Way

2. Name of street, facility, room or site of proposed designation: *Please list the intersecting streets and block numbers for honorary street namings. No more than two signs are permitted per honorary street naming designation.*

1200 block Blanding Street 1600 block Main St

1200 block of Blanding 1600 block of Sumter

3. Attach sheet describing the significant contribution(s) this individual or organization has made in the community (no more than one page):

4. Location, date and time of unveiling ceremony if approved:

Villa Tronco

5. District Council Member Sponsor:

Name: Rev. McDowell

At-Large Council Member Sponsor:

Name: Mr. Bailey

FOR STAFF USE:

Public Works: ☒ Approved ☐ Rejected

Parks and Recreation: ☒ Approved ☐ Rejected

Support Services: ☒ Approved ☐ Rejected

Public Safety: ☒ Approved ☐ Rejected

City Council Approval Date: _____



UNIVERSITY OF
SOUTH CAROLINA

College of Hospitality, Retail
and Sport Management

To whom it may concern:

The purpose of this letter is to express my support for the establishment of "Tronco Way" on the block where the restaurant is located.

I am a native of Gaffney, South Carolina, and have lived in Columbia for the past 19 years. Specially, I have lived in the Tapp's Building across the street from Villa Tronco for those 19 years.

Most people are aware of Villa Tronco's iconic history as one of the oldest restaurants in the State of South Carolina. However, as a next-door neighbor for two decades I can attest that the Joe and Carmella Roche have established an irreplaceable role in serving as hosts for birthdays, weddings, and graduations, but also daily serving to make introductions and facilitating networking, unifying our community in ways that cannot be measured.

I moved into the Tapp's Building on March 1st, 2005. Hungry after an arduous moving process, I immediately crossed the street where I was warmly welcomed to the community by Joe Roche. After I explained I would be teaching hospitality and tourism at USC, Joe said, "I think there is someone here you should meet." Within minutes he returned with the late Ike McCleese, then the Columbia Chamber of Commerce CEO. In minutes, I went from being a virtual stranger in a new town in my own home state, to knowing many people through Joe and Ike. I have since seen Joe and Carmella frequently bring people together in this capacity. Their ambassadorship within and beyond Columbia is incalculable.

Importantly, Villa Tronco has served as an anchor while the rest of the downtown blossomed into and food and entertainment district. For many years, there was few reasons to visit downtown. Joe and Carmella's belief in our city should be acknowledged through Tronco Way as way of giving thanks to that establishment and its ownership, but also acknowledging our own history as a city that continues to grow and develop based on the solid foundation provided by Villa Tronco.

More than just a restaurant, Villa Tronco is a Columbia institution that deserves to be honored as such.

Thank you for your time and consideration,

Rich Harrill

Director, International Tourism Research Institute



Executive Committee

R. Matthew Kennell
PRESIDENT & CEO
Main Street District

Heather Mitchell
CHAIR
Boudreaux Group

Drew Painter
VICE CHAIR
First Community Bank

Sharon Bryant
IMMEDIATE PAST CHAIR
First Citizens Bank

Jason Caskey
TREASURER
USC Foundations

Scott Garvin
SECRETARY
Garvin Design Group

Jonathan Harvey
PUBLIC SPACE CHAIR
Colliers

Jeremy Becraft
LONG RANGE PLANNING CHAIR
Mast General Store

Julie Tuttle
MARKETING CHAIR
Styx Companies

Board of Directors

Joni Ashford
Hub Columbia

Carl Blackstone
Columbia Chamber

Leonardo Brown
Richland County (ex officio)

Pamela Bynoe-Reed
The COMET

Frank Cason
Cason Development Group

Rev. Wes Church
First Baptist Church of Columbia

Georgia Coleman
Richland Library

Ryan Coleman
City of Columbia (ex officio)

Raj Champaneri
Lexington Hospitality Group

Chad Elsey
Cantina 76

Beth Frost
Cohn Construction

Anthony Jackson
Prisma Baptist

Hon. Paul Livingston
Richland County

Hon. Rev. Edward McDowell, Jr.
City of Columbia

Shayla Merritt
Cyberwoven

Kristian Niemi
Bourbon Columbia

Hon. Daniel Rickenmann
City of Columbia

Sara Middleton Styles, Esq.
LTC Hospitality | SC House Calls

Hon. Allison Terracio
Richland County

Ed Walton
USC

Dr. Richard J. Wassermann
Plastic Surgery Consultants

Della Watkins
Columbia Museum of Art

Sheila Willis
Fisher Phillips

Josh Willoughby
Market on Main

Teresa Wilson
City of Columbia

July 25, 2024

Ms. Chanique Belton
Legislative Chief of Staff
Mayor and City Council
1737 Main Street
Columbia, SC 29201

Dear Chanique:

I am writing this letter to you to share with whoever it may concern at the city regarding our support for Villa Tronco's request to rename Blanding Street between Main and Sumter as "Villa Tronco Street" as part of their upcoming 85th anniversary celebration. The Main Street District / City Center Partnership supports this as Villa Tronco is the heart of our historic and vibrant district, having been founded in 1940 by Sadie Tronco from Sicily. This fine restaurant is now operated by Joe and Carmella Roche of the same family that established this business many years ago and continues to operate it successfully for 5 generations. It is now the oldest restaurant in the State of South Carolina but continues to innovate with Opera and Broadway performances, many local events, and recently even at the Soda City Market.

Villa Tronco, housed in a firehouse building built in 1868, IS Columbia and Columbia IS Villa Tronco. For these and many other reasons, we ask that you will honor their request and celebrate one of Columbia's true success stories, this wonderful family, and our historic and prosperous city.

With highest regards,

Matt

Matt Kennell
President and CEO
Main Street District

Belton, Chanique J

From: Joseph Roche <josroche2024@gmail.com>
Sent: Tuesday, August 13, 2024 9:30 AM
To: Belton, Chanique J
Subject: [EXTERNAL] Villa Tronco

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. For suspicious emails, please report using the "Phish Alert Report" button.

[You don't often get email from josroche2024@gmail.com. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

-Villa Tronco was established in 1940 by Sadie Tronco. The family is originally from Sicily, Italy, and brought authentic Italian cuisine to the city. They were said to have brought pizza to Columbia.

-The restaurant is housed in a building that dates back to 1868. Originally, the structure served as a firehouse before being converted into a restaurant.

-The family has maintained the restaurant for 5 generations, preserving traditional recipes and the establishment's historic charm.

-Over the decades, Villa Tronco has become a beloved institution in Columbia, known for its welcoming atmosphere, live opera performances, and classic Italian dishes.

-Community Involvement The restaurant has played an active role in the local community, hosting various events and contributing to Columbia's cultural and social life.

-Villa Tronco's commitment to quality and tradition has earned it numerous accolades and a loyal customer base, solidifying its place in Columbia's culinary history.

-To this day, Villa Tronco is the oldest continuously operating restaurant in the State of South Carolina.

--

Tripp Roche
Founder of Carolina Pong
Fifth Generation of Villa Tronco
803-807-6963 | josroche2024@gmail.com



CITY OF COLUMBIA
SOUTH CAROLINA
OFFICE OF CITY COUNCIL

July 25, 2024

On behalf of Councilman Tyler D. Bailey and myself, support the application from Villa Tronco regarding an Honorary Street Naming at the corner of Main and Blanding Street. Villa Tronco has been a pillar in the community for over 80 years. Its rich history dates back to 1940 when “Mama Tronco” began feeding Northern soldiers in WWII who were stationed at Fort Jackson missing tastes of home.

Generation after generation, Villa Tronco continues to thrive and provide the highest level of customer service to every family that walks through its door.

For these reasons and more, they have our full support in the Honorary Street Naming for Villa Tronco.

Sincerely,

Edward H. McDowell, Jr.

District II

Tyler D. Bailey

At- Large Member



MEETING DATE: September 3, 2024

DEPARTMENT: City Clerk

FROM: *Erika Hammond, City Clerk*

SUBJECT: My ColaSC Customer Service Request System -
Ms. Tiffany Latimer, Customer Services Director

**FUNDING SOURCE &
ORIGINAL BUDGET:**



MEETING DATE: September 3, 2024

DEPARTMENT: City Clerk

FROM: *Erika Hammond, City Clerk*

SUBJECT: Sickie Cell Disease Awareness Month Proclamation - The Honorable Daniel J. Rickenmann, Mayor; Ms. Yvonne Donald, MA, James R. Clark Sickie Cell Foundation; and Ms. Kameisha Heppard, LMSW, Director of Homeless Services

**FUNDING SOURCE &
ORIGINAL BUDGET:**

The James R. Clark Foundation has an ongoing partnership with Kameisha Heppard, LMSW, Director of Homeless Services for the City of Columbia. Their department has initiated a series of fundraisers to assist the Foundation's Annual Giving Tree. The work is in memory of her sister who passed with Sickie Cell Disease.

We are requesting the possibility of having the Proclamation read in September.

With sincere thanks,

Yvonne Donald, MA, CSCEC
Deputy Director
James R Clark Sickie Cell Foundation

ATTACHMENTS:

- **#a:** Sickie Cell Awareness Month Proclamation (DOCX)
- **#b:** Register for the JRC Sickie Cell Walk



City of Columbia
A Proclamation

WHEREAS, sickle cell disease is a group of inherited red blood cell disorders that causes red blood cells to elongate and clog blood vessels, thereby affecting all body systems; and

WHEREAS, the World Health Organization estimates that each year more than 250,000 babies worldwide are born with sickle cell disease; and

WHEREAS, sickle cell disease is one of eleven severe chronic diseases affecting children in South Carolina; and

WHEREAS, approximately 1 of every 400 African American newborns in South Carolina has sickle cell disease and 1 in 13 African Americans carries the sickle cell trait gene; and

WHEREAS, though currently no universal cure for sickle cell disease exists, quality treatment and disease management can prevent needless deaths and suffering; and

WHEREAS, provision of genetic testing and counseling services can serve to greatly impact the prevalence of sickle cell disease through family planning and other primary prevention services; and

WHEREAS, the James R. Clark Memorial Sickle Cell Foundation's medical and psychosocial services network provides an effective approach to treatment management and prevention services which serve to alleviate suffering and enhance the lives of citizens with sickle cell disease and those who are at risk throughout the Midlands area of South Carolina.

NOW, THEREFORE I, Daniel J. Rickenmann, Mayor of the City of Columbia, South Carolina, along with my fellow members of Columbia City Council, do hereby proclaim September 2024 as

“Sickle Cell Disease Awareness Month”

in the great City of Columbia and urge my fellow citizens to recognize and participate in its observance.

Daniel J. Rickenmann
Mayor

Edward H. McDowell, Jr.
District II, Council Member

William Brennan
District III, Council Member

Aditi Bussells
At-Large, Council Member

Tina N. Herbert
District I, Council Member

Peter M. Brown
District IV, Council Member

Tyler D. Bailey
At-Large, Council Member



MEETING DATE: September 3, 2024

DEPARTMENT: City Clerk

FROM: *Erika Hammond, City Clerk*

SUBJECT: Soda City FC Day Proclamation - The Honorable Daniel J. Rickenmann, Mayor

FUNDING SOURCE & ORIGINAL BUDGET:

ATTACHMENTS:

- **#a:** SCFC Proclamation draft (DOCX)



*City of Columbia
A Proclamation*

WHEREAS, Soda City FC is a Columbia SC-based organization founded in 2018 by passionate players to extend the playing careers of local and surrounding athletes to compete at the highest level of professional soccer development.

WHEREAS, As a non-profit organization, our goal is to provide soccer players in Columbia and surrounding areas a pathway to extend their playing careers in a professional development environment. Targeting players between the ages of 17-32, Soda City FC will provide opportunities to play for a purpose, and showcase abilities at an elite level in a local, regional and national format.

WHEREAS, As a member of the UPSL, SCFC will be eligible to participate in the qualifying rounds of the Lamar Hunt U.S. Open Cup and the U.S. Amateur Open Cup.

WHEREAS, the Soda city FC's mission is to bring a United Premier Soccer League(USPL) team to Columbia for the families and community to support, and have the chance to showcase our local talent across the country. We are a club committed to supporting our local players, and businesses - bringing our community together.

NOW, THEREFORE I, Daniel J. Rickenmann, Mayor of the City of Columbia, South Carolina, along with my fellow members of Columbia City Council, do hereby proclaim September 3, 2024, as

Soda City FC 2024 National Championship Day

*Daniel J. Rickenmann
Mayor*

*Edward H. McDowell, Jr.
District II, Council Member*

*William Brennan
District III, Council Member*

*Aditi Bussells
At-Large, Council Member*

*Tina N. Herbert
District I, Council Member*

*Peter M. Brown
District IV, Council Member*

*Tyler D. Bailey
At-Large, Council Member*



MEETING DATE: September 3, 2024

DEPARTMENT: Procurement and Contracts

FROM: *Shannon Lizewski, Director*

SUBJECT: Council is asked to approve the Purchase of Annual Teller Software Licenses and Point of Sale System, as requested by the Finance Department on July 31, 2024. Award to CAN/AM Technologies, Inc., in the amount of \$52,505.00. The term of services is from July 1, 2024 to June 30, 2025. This vendor is located in Lakewood, CO.

REQUISITION NO.: R229952

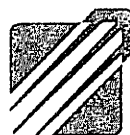
FUNDING SOURCE & ORIGINAL BUDGET: Funding Source: Collections - Software License (5511406-627510). The original budget amount is \$52,505.00.

CLEAN WATER 2020?: No

ATTACHMENTS:

- **#a:** Can-Am Invoice (PDF)

Can/Am Technologies, Inc.
 1819 Denver West Dr Ste 225
 Lakewood, CO 80401
 finance@canamtechnologies.com



CAN/AM
TECHNOLOGIES

INVOICE

BILL TO

City of Columbia, SC
 Accounting Division
 PO Box 147
 Columbia, SC 29217

INVOICE # 2024-155

DATE 06/01/2024

DUE DATE 07/01/2024

TERMS Net 30

ACTIVITY	QTY	RATE	AMOUNT
Teller SAAS Annual Software License and Fees for July 1, 2024 - June 30, 2025 - Teller Standard License - 19 Named Users - 2 Business System Interfaces - Teller Online up to 60,000 payments per year 3% increase added for Year 4	1	51,269.00	51,269.00
Teller SAAS 2 Additional Names Users @\$50/month/user 3% increase added for Year 4	1	1,236.00	1,236.00

Teller SaaS for Year 4	SUBTOTAL	52,505.00
	TAX	0.00
	TOTAL	52,505.00
	BALANCE DUE	\$52,505.00



MEETING DATE: September 3, 2024

DEPARTMENT: Procurement and Contracts

FROM: *Shannon Lizewski, Director*

SUBJECT: Council is asked to approve the Annual Drinking Water Fee for Fiscal Year 2024/2025, as requested by Columbia Water on July 31, 2024. Award to the South Carolina Department of Environmental Services doing business as SC DES, in the amount of \$61,944.00. The term of services is from July 1, 2024 to June 30, 2025. This vendor is located in Columbia, SC.

REQUISITION NO.: R229957

FUNDING SOURCE & ORIGINAL BUDGET: Funding Source: Utilities Columbia Canal Water Treatment Plant - Miscellaneous Other Services (5516206-639900) \$30,972.00; Utilities Lake Murray Water Treatment Plant - Miscellaneous Other Services (5516207-639900) \$30,972.00. The original budget amount is \$61,944.00.

CLEAN WATER 2020?: No

ATTACHMENTS:

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



SC DEPARTMENT of
**ENVIRONMENTAL
SERVICES**

South Carolina Department of Environmental
Services

2600 Bull Street
Columbia, SC 29201
Tax ID# 57-6000286

RECEIVED

6/29/24
RA

CLINT SHEALY
CITY OF COLUMBIA
300 LAUREL ST
COLUMBIA SC 29201

Invoice Date: 07/18/2024
Invoice Number: QK92635-2
Invoice Amount: \$61,944.00
Program ID: 4010001
Billing Period: 07/01/2024
Through 06/30/2025

Drinking Water Annual Billing

Qty	Description	Unit Price	Extended
1.00	Annual Fee for Community	61,944.00	61,944.00
	Total		\$61,944.00

In accordance with R 61-30.C(4), construction permits or modifications, revision, or reissue of an operating permit will not be issued until all outstanding fees have been paid in full.

CHANGE OF ADDRESS

FACILITY NAME: _____

CONTACT NAME: _____

PHYSICAL ADDRESS: _____

MAILING ADDRESS: _____

CITY, STATE, ZIP: _____

TELEPHONE NO. FOR NEW ADDRESS: () _____

CUSTOMER'S SIGNATURE: _____

FOR Online Payment**For online Payment via Credit or ACH/E-check:**Go to <https://www.scdhec.gov/PayAnInvoice>

Follow on-screen instruction

Limit \$3,000.00 and \$1.00 transaction fee for debit/credit card payment. No Limit or fee on ACH/E-Check*For Invoice Payment question, contact:****Email:** receivables@dhec.sc.gov**Finance Department Phone:** 803.898.3460

Hours of 8:30 a.m.- 5:00 p.m., Mon-Fri

ATTENTION: PUBLIC WATER SYSTEM OWNERS/OPERATORS

RE: FY 2025 SAFE DRINKING WATER ACT ANNUAL INVOICE

Enclosed is your invoice(s) covering the fiscal year 2025 Drinking Water Annual Fee. Invoices are due upon receipt and are past due thirty days thereafter.

Penalties of 10% on the 60th day and an additional 25% on the 90th day will be added to outstanding amounts. Postmark date is not considered the received date.

The fee assessment for your public water system is based upon the level of services received and is comprised of three components: program administration, distribution monitoring, and source monitoring. A Summary of SDWA (Safe Drinking Water Act) Services is enclosed.

Information such as the number of taps, the population served, and the number of sources used in the formula for calculating your fee is collected by Department staff during regularly scheduled sanitary surveys. Updates or changes to this information must be conducted through your local DES Environmental Quality Control District Office.

If you have any questions concerning how the fee was calculated for your public water system, please contact the Marty Chaney at (803) 898-3554 or email marty.chaney@DES.sc.gov.

For questions concerning payment of the fee, please contact Accounts Receivable at (803) 898-3460

South Carolina Department of Environmental Services

Facility Name: COLUMBIA CITY OF
 Program ID: 4010001
 Invoice Number: QK92635-2 Amount Due: \$61,944.00

Amount Remitted:
 \$

To ensure proper credit, please return this portion of the invoice with your payment including the invoice number on your remittance. Internet payments by credit card/check can also be made by going to **WWW.SCDES.GOV** and clicking on the "PAY INVOICES" under "Online Tools and Services." Change of address and credit card payment forms are on the reverse side of this invoice. Payment is due upon receipt.

SC DES
 Attn: Bureau of Financial Management
 PO Box 100103
 Columbia, SC 29202-3103

CHANGE OF ADDRESS

FACILITY NAME: _____

CONTACT NAME: _____

PHYSICAL ADDRESS: _____

MAILING ADDRESS: _____

CITY, STATE, ZIP: _____

TELEPHONE NO. FOR NEW ADDRESS: () _____

CUSTOMER'S SIGNATURE: _____

FOR Online Payment**For online Payment via Credit or ACH/E-check:**Go to <https://www.scdhec.gov/PayAnInvoice>

Follow on-screen instruction

Limit \$3,000.00 and \$1.00 transaction fee for debit/credit card payment. No Limit or fee on ACH/E-Check*For Invoice Payment question, contact:****Email:** receivables@dhec.sc.gov**Finance Department Phone:** 803.898.3460

Hours of 8:30 a.m.- 5:00 p.m., Mon-Fri



SC DEPARTMENT of
**ENVIRONMENTAL
SERVICES**

BUREAU OF WATER
FY 2025 DRINKING WATER INVOICE

The Department would like to again extend the opportunity for public water systems to make payments of the FY 2025 Drinking water fees. If you choose to pay in installments, the following terms apply:

To be a participant, you must return this completed original agreement form by August 19th, 2024, in the enclosed envelope. EQC Administration will furnish your facility with an ACKNOWLEDGED copy of the agreement by August 30, 2024. Failure to submit this agreement will result in the assessment of penalties to any outstanding balance of the 60th and 90th day from invoice date. Please contact Bureau of Finance at 803-898-1973 If you did not receive the acknowledged copy by August 30, 2024.

Each installation is one-fourth of the total invoice. The payment **MUST BE RECEIVED IN THIS OFFICE ON OR BEFORE (NOT POSTMARKED) THE DATE INDICATED BELOW.** IF PAYMENT IS NOT RECEIVED BY THE SCHEDULED DATE, APPLICABLE PENALTIES WILL BE ADDED TO THE OUTSTANDING QUARTERLY INSTALLMENT. A TEN (10%) PENALTY WILL BE ACCESSED IMMEDIATELY AGAINST THE QUARTERLY INSTALLMENT. IF THE QUARTERLY PAYMENT REMAINS UNPAID AFTER 30 DAYS, AN ADDITIONAL TWENTY-FIVE (25%) WILL BE ACCESSED AGAINST THE QUARTERLY INSTALLMENT.

Please note that all payment schedules previously established for other fiscal years are to continue in addition to the new FY 2025 payment arrangement.

1ST PAYMENT TO BE RECEIVED BY SC DHEC 9-16-2024 2ND PAYMENT TO BE RECEIVED BY SC DHEC 12-2-2024
3RD PAYMENT TO BE RECEIVED BY SC DHEC 03-3-2025 4TH PAYMENT TO BE RECEIVED BY SC DHEC 06-2-2025

NOTE: PLEASE DO NOT SEND YOUR FIRST INSTALLMENT/PAYMENT WITH THIS FORM. PAYMENT SHOULD BE SUBMITTED SEPARATELY AFTER AUGUST 30, 2024, TO ENSURE PAYMENT AGREEMENT IS IN EFFECT PRIOR TO POSTING ANY PAYMENT.

(Detach here and return using the enclosed envelope)

Address change and credit card payment instructions are on the reverse side of your invoice.

FY 2025 DRINKING WATER ANNUAL FEE PAYMENT SCHEDULE

System Name _____ System# _____ Inv# _____ Inv Amount _____

I, _____, ACTING ON BEHALF OF THE ABOVE-NAMED WATER SYSTEM, AGREE TO MAKE FOUR EQUAL PAYMENTS BASED UPON THE FOLLOWING SCHEDULE:

1ST PAYMENT TO BE RECEIVED BY SC DHEC 09-16-2024 - 2ND PAYMENT TO BE RECEIVED BY SC DHEC 12-02-2024
3RD PAYMENT TO BE RECEIVED BY SC DHEC 03-2-2025 - 4TH PAYMENT TO BE RECEIVED BY SC DHEC 06-02-2025

IN SIGNING BELOW, I UNDERSTAND THAT FAILURE TO COMPLY WITH THE ABOVE SCHEDULE WILL RESULT IN THE ASSESSMENT OF APPLICABLE PENALTY (IES).

SYSTEM REPRESENTATIVE DATE ACKNOWLEDGED BY: _____ DATE
SC DHEC REPRESENTATIVE

SC DHEC
ATTN: Nikia Tobin, ACCOUNTS RECEIVABLE
301 GERVAIS STREET
COLUMBIA SC 29201

CHANGE OF ADDRESS

FACILITY NAME: _____

CONTACT NAME: _____

PHYSICAL ADDRESS: _____

MAILING ADDRESS: _____

CITY, STATE, ZIP: _____

TELEPHONE NO. FOR NEW ADDRESS: () _____

CUSTOMER'S SIGNATURE: _____

FOR Online Payment**For online Payment via Credit or ACH/E-check:**Go to <https://www.scdhec.gov/PayAnInvoice>

Follow on-screen instruction

Limit \$3,000.00 and \$1.00 transaction fee for debit/credit card payment. No Limit or fee on ACH/E-Check*For Invoice Payment question, contact:****Email:** receivables@dhec.sc.gov**Finance Department Phone:** 803.898.3460

Hours of 8:30 a.m.- 5:00 p.m., Mon-Fri



MEETING DATE: September 3, 2024

DEPARTMENT: Procurement and Contracts

FROM: *Shannon Lizewski, Director*

SUBJECT: Council is asked to approve the Purchase of Ammunition, as requested by the Columbia Police Department on August 14, 2024. Award to Kiesler Police Supply, Inc., using the SC State Contract in the amount of \$81,573.58. This vendor is located in Jeffersonville, IN.

REQUISITION NO.: R230156

FUNDING SOURCE & ORIGINAL BUDGET: Funding Source: Police Administrative Services - Special Departmental Supplies (1012402-627100). The original budget amount is \$81,573.58.

SC State Contract #4400034306

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

ATTACHMENTS:

- **#a:** Q155292 · COLUMBIA, CITY OF (PDF)

**Sales Quote**

KIESLER POLICE SUPPLY
2802 SABLE MILL RD
JEFFERSONVILLE, IN 47130

Bill-to Customer

COLUMBIA, CITY OF
PURCHASING DIVISION
1800 MAIN STREET, 2ND FLOOR
COLUMBIA, SC 29201

Ship-to Address

COLUMBIA POLICE DEPARTMENT
ATTN: BRIAN BALDWIN #839-228-8202
715 BLUFF ROAD
COLUMBIA , SC 29201

Your Reference

Bill-to Customer No. L05998

Tax Registration No.

Salesperson

CHELSEY HACKER

Email

Home Page

Phone No.

No. Q155292

Document Date August 21, 2024

Due Date September 20, 2024

Payment Terms

Payment Method

Tax Identification Type Legal Entity

Shipment Method Standard

Baldwin, Brian K <Brian.Baldwin@columbiasc.gov>

O: 803-545-4197

C: 839-228-8202

No.	Description	Quantity	Unit of Measure	Unit Price Excl. Tax	Line Amount Excl. Tax
KIESLER NOTE	SC - CONTRACT# 4400034306	1	EACH	0.00	0.00
KIESLER AMMO ETA	----AMMO LEAD TIMES---- MOST ROUNDS ARE STILL SHIPPING BETWEEN 6-12 MONTHS ARO. ALTHOUGH SOME ROUNDS ARE SHIPPING BEFORE 6MO. & OTHERS AFTER 12MO. ----THESE ARE APPROX. & SUBJECT TO CHANGE W/O NOTICE----	1	EACH	0.00	0.00
SPEER54226	SPEER GOLD DOT G2 9MM 147 GRAIN HOLLOW POINT 1000RDS/CASE, 50RDS/BOX REAET - SC	45	CASE	501.09	22,549.05
SPEER24446	SPEER GOLD DOT DUTY RIFLE 223REM 55 GRAIN SOFT POINT, 500RDS/CASE, 20RDS/BOX LOETC - SC	30	CASE	348.86	10,465.80
SPEER53620	SPEER LAWMAN 9MM 147 GRAIN TOTAL METAL JACKET FLAT NOSE, 1000RDS/CASE, 50RDS/BOX CMOMO - SC	175	CASE	242.95	42,516.25
SHIPPING	SHIPPING CHARGE INCLUDED	1	EACH	0.00	0.00
FORMAT CHELSEY	QUOTED BY CHELSEY HACKER KIESLER POLICE SUPPLY 2802 SABLE MILL ROAD JEFFERSONVILLE, IN 47130 THIS QUOTE IS VALID FOR 30 DAYS. CHACKER@KIESLER.COM	1	EACH	0.00	0.00



No.	Description	Quantity	Unit of Measure	Unit Price Excl. Tax	Line Amount Excl. Tax
KIESLER SIGNATURE	SIGN/DATE TO APPROVE PURCHASE	1	EACH	0.00	0.00
	X _____ SIGNATURE REQUIRED				
	X _____ DATE				
	X _____ PHONE# FOR FED X QUESTIONS				
Amount Subject to Sales Tax				0.00	
Amount Exempt from Sales Tax				75,531.10	
Subtotal					75,531.10
Total Tax					0.00
Total \$ Incl. Tax					75,531.10
Tax Amount					0.00

KIESLER POLICE SUPPLY FFL# 4-35-019-11-4M-08220

RETURNED GOODS POLICY

No returned goods will be accepted without prior consent. Any packages returned without properly displaying a return authorization number will be refused. Returns subject to up to 25% restocking fee

DEFECTIVE MERCHANDISE POLICY

We are not a warranty repair station for any manufacturer. Returns of defective merchandise must be made directly to the manufacturer for repair or replacement.

DAMAGED GOODS POLICY

Claims of shortages or damaged shipments must be made immediately upon receipt of shipment.



MEETING DATE: September 3, 2024

DEPARTMENT: Procurement and Contracts

FROM: *Shannon Lizewski, Director*

SUBJECT: Council is asked to approve the Purchase of Cisco Catalyst Fiber Ports and a Modular Uplink Switch for Installation of the System Network at 400 Laurel Street, as requested by the Support Services Division on August 8, 2024. Award to SHI International Corporation using the SC State Contract in the amount of \$198,911.98. This vendor is located in Somerest, NJ.

REQUISITION NO.: R230089

FUNDING SOURCE & ORIGINAL BUDGET: Funding Source: General Capital Projects - 400 Laurel Street - AFLAC Building - Computer/Electrical Equipment-Capital (4039999-CP901201-658600). The original budget amount is \$198,911.98.

CLEAN WATER 2020?: No

FOCUS AREAS: Innovative & High Quality Municipal Services

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

ATTACHMENTS:

- #a: SHI Quote - R230089 (PDF)



Pricing Proposal
 Quotation #: 25165554
 Created On: 8/7/2024
 Valid Until: 9/5/2024

SC-City of Columbia

Chris Maron

P.O.BOX 147
 ACCOUNTING DEPT
 Columbia, SC 29217
 United States
 Phone: 8034018871
 Fax:
 Email: Christopher.Maron@columbiasc.gov

Inside Account Manager (IAM)

Wan Tangtrakul

290 Davidson Avenue
 Somerset, NJ 08873
 Phone: 800-715-3197
 Fax: 732-868-6055
 Email: SoutheastTeamGov@shi.com

All Prices are in US Dollar (USD)

	Product	Qty	Your Price	Total
1	Catalyst 9300X 24x25G Fiber Ports, modular uplink Switch Cisco Systems - Part#: C9300X-24Y-A Contract Name: Network Hardware Contract #: 4400032484	2	\$12,769.78	\$25,539.56
2	CX LEVEL 1 8X7NCDCatalyst 9300X 24x25G Fiber Ports modul Cisco Systems - Part#: CON-L1NCD-C9300XYA Contract Name: Network Hardware Contract #: 4400032484	2	\$7,370.14	\$14,740.28
3	CX LEVEL 1 SW SUB C9300 DNA Advantage, Term License Cisco Systems - Part#: CON-L1SWT-C930024 Contract Name: Network Hardware Contract #: 4400032484	2	\$288.07	\$576.14
4	DNA Advantage 3 Year License Cisco Systems - Part#: C9300-DNA-L-A-3Y Contract Name: Network Hardware Contract #: 4400032484	2	\$1,026.69	\$2,053.38
5	715W AC 80+ platinum Config 1 SecondaryPower Supply Cisco Systems - Part#: PWR-C1-715WAC-P/2 Contract Name: Network Hardware Contract #: 4400032484	2	\$638.49	\$1,276.98
6	50CM Type 1 Stacking Cable Cisco Systems - Part#: STACK-T1-50CM Contract Name: Network Hardware Contract #: 4400032484	2	\$51.08	\$102.16
7	Catalyst Stack Power Cable 30 CM Cisco Systems - Part#: CAB-SPWR-30CM Contract Name: Network Hardware Contract #: 4400032484	2	\$48.52	\$97.04

8	Cisco pluggable USB3.0 SSD storage Cisco Systems - Part#: SSD-240G Contract Name: Network Hardware Contract #: 4400032484	2	\$766.19	\$1,532.38
9	U.S. Export Restriction Compliance license for Catalyst 9000 Cisco Systems - Part#: C9000-HSEC Contract Name: Network Hardware Contract #: 4400032484	2	\$0.43	\$0.86
10	10GBASE-SR SFP Module, Enterprise-Class Cisco Systems - Part#: SFP-10G-SR-S= Contract Name: Network Hardware Contract #: 4400032484	14	\$322.86	\$4,520.04
11	1000BASE-SX SFP transceiver module, MMF, 850nm, DOM Cisco Systems - Part#: GLC-SX-MMD= Contract Name: Network Hardware Contract #: 4400032484	10	\$264.55	\$2,645.50
12	C9300L 48-port, 12mGig, 4x10G Uplink, 1100wac PS, w/MERAKI Cisco Systems - Part#: C9300L-48UXG-4X-M Contract Name: Network Hardware Contract #: 4400032484	10	\$6,961.43	\$69,614.30
13	Meraki Enterprise License for C9300-M 48-port, 3 year Cisco Systems - Part#: LIC-C9300-48E-3Y Contract Name: Network Hardware Contract #: 4400032484	10	\$1,120.10	\$11,201.00
14	C9000 1100W AC Platinum Power Supply, w/MERAKI Cisco Systems - Part#: PWR-C1-1100WAC-P-M Contract Name: Network Hardware Contract #: 4400032484	10	\$970.38	\$9,703.80
15	C9300L Stacking KIT2, w/MERAKI Cisco Systems - Part#: C9300L-STAK-KIT2-M Contract Name: Network Hardware Contract #: 4400032484	10	\$666.59	\$6,665.90
16	Meraki 10G Base SR Multi-Mode Cisco Systems - Part#: MA-SFP-10GB-SR Contract Name: Network Hardware Contract #: 4400032484	14	\$508.24	\$7,115.36
17	Meraki MR44 WiFi 6 Indoor AP Cisco Systems - Part#: MR44-HW Contract Name: Network Hardware Contract #: 4400032484	25	\$560.40	\$14,010.00
18	Meraki MR Enterprise License, 3YR Cisco Systems - Part#: LIC-ENT-3YR Contract Name: Network Hardware Contract #: 4400032484	25	\$195.00	\$4,875.00
19	Catalyst 9200L 24-port data only, 4 x 1G, Network Essentials Cisco Systems - Part#: C9200L-24T-4G-E Contract Name: Network Hardware Contract #: 4400032484	2	\$835.23	\$1,670.46

20	CX LEVEL 1 8X7NCD Catalyst 9200L 24port data 4 x 1G Net Cisco Systems - Part#: CON-L1NCD-C920L24T Contract Name: Network Hardware Contract #: 4400032484	2	\$637.17	\$1,274.34
21	125W AC Config 5 Power Supply - Secondary Power Supply Cisco Systems - Part#: PWR-C5-125WAC/2 Contract Name: Network Hardware Contract #: 4400032484	2	\$853.06	\$1,706.12
22	CX LEVEL 1 SW SUB C9200L Cisco DNA Ess Cisco Systems - Part#: CON-L1SWT-C92LE24 Contract Name: Network Hardware Contract #: 4400032484	2	\$100.09	\$200.18
23	C9200L Cisco DNA Essentials, 24-port, 3 Year Term license Cisco Systems - Part#: C9200L-DNA-E-24-3Y Contract Name: Network Hardware Contract #: 4400032484	2	\$311.59	\$623.18
24	Cisco Catalyst 9200L Stack Module Cisco Systems - Part#: C9200L-STACK-KIT Contract Name: Network Hardware Contract #: 4400032484	2	\$692.92	\$1,385.84
25	1000BASE-LX/LH SFP transceiver module, MMF/SMF, 1310nm, DOM Cisco Systems - Part#: GLC-LH-SMD= Contract Name: Network Hardware Contract #: 4400032484	2	\$523.99	\$1,047.98
			Total	\$184,177.78

Additional Comments

Please note, if Emergency Connectivity Funds (ECF) will be used to pay for all or part of this quote, please let us know as we will need to ensure compliance with the funding program.

Hardware items on this quote may be updated to reflect changes due to industry wide constraints and fluctuations.

All orders for Cisco equipment and related software and services submitted, beginning on December 29, 2021, are non-cancelable and cannot be modified starting 45 days prior to the scheduled ship dates. Non-cancelable orders are not eligible for RMA for credit.

[Cisco's General Terms and Conditions](#) apply to all hardware, software, cloud services, subscriptions, technical support and maintenance included in a Cisco offer."

Thank you for choosing SHI International Corp! The pricing offered on this quote proposal is valid through the expiration date listed above. To ensure the best level of service, please provide End User Name, Phone Number, Email Address and applicable Contract Number when submitting a Purchase Order. For any additional information including Hardware, Software and Services Contracts, please contact an SHI Inside Sales Representative at (888) 744-4084. SHI International Corp. is 100% Minority Owned, Woman Owned Business. TAX ID# 22-3009648; DUNS# 61-1429481; CCR# 61-243957G; CAGE 1HTF0

The products offered under this proposal are resold in accordance with the terms and conditions of the Contract referenced under that applicable line item.



MEETING DATE: September 3, 2024

DEPARTMENT: Procurement and Contracts

FROM: *Shannon Lizewski, Director*

SUBJECT: Council is asked to approve the Purchase of Vehicles and Equipment for various City Departments, as requested by the Fleet Services Division. Award to the following vendors in the total amount of \$784,268.30.

REQUISITION NO.: R229762, R229768, R228699, R229793

FUNDING SOURCE & ORIGINAL BUDGET:

CLEAN WATER 2020?: No

PURPOSE:

Item	Vendor	Vehicle/Heavy Equipment	Procurement Method	Amount
a.	Alan Jay Automotive Management dba Alan Jay Fleet Sales Sebring, FL	One (1) 2024 Ford F-350 Super Crew Cab 2WD DRW for the Street Division, as requested on July 23, 2024.	SC State Contract #4400029875	\$73,852.76
Funding Source: Streets-Storm Drains - Auto, Trucks, Heavy Equipment-Capital (5534203-658500). The original budget amount is \$73,852.76.				
b.	Alan Jay Automotive Management dba Alan Jay Fleet Sales Sebring, FL	One (1) 2025 Ford F-750 Regular Cab 2WD Diesel for the Street Division, as requested on July 23, 2024.	SC State Contract #4400029875	\$120,187.14
Funding Source: Streets-Storm Drains - Auto, Trucks, Heavy Equipment-Capital (5534203-658500). The original budget amount is \$120,187.14.				
c.	Alan Jay Automotive Management dba Alan Jay	Seven (7) 2025 Nissan Frontier King	SC State Contract #4400029875	\$215,995.60

	Fleet Sales Sebring, FL	Cab 2WD for the Water Distribution Division, as requested on July 23, 2024.		
Funding Source: Utilities Water Distribution and Maintenance - Auto, Trucks, Heavy Equipment-Capital (5516203-658500) \$185,139.60. Meter Reading - Auto, Trucks, Heavy Equipment-Capital (5516202-658500) \$30,856.00. The original budget amount is \$215,995.60.				
d.	Amick Equipment Collection and Street Equipment Lexington, SC	One (1) 2025 Tymco 66 Freightliner M2- 106 Plus Street Sweeper for the Solid Waste Division, as requested on July 1, 2024.	NC State Contract #24-08-0421R / 25-09- 0423	\$374,232.80
Funding Source: Solid Waste Street Sweeping - Auto, Trucks, Heavy Equipment-Capital (5534408-658500). The original budget amount is \$374,232.80.				
Total				\$784,268.30

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

Sec 2-204. (10) of the City Ordinance. Competitive sealed bidding required; exceptions allow the City to purchase goods and services without competitive sealed bidding when purchasing through cooperative purchasing.

ATTACHMENTS:

- **#a:** August 22 Council Memo - Fleet Requests (DOCX)
- **#b:** Alan Jay Fleet Sales (PDF)
- **#c:** Alan Jay price quote (PDF)
- **#d:** Alan Jay Sales Quote (PDF)
- **#e:** Amick Equipment Quote (PDF)
- **#f:** NCSA Contract Agreement (PDF)



TO: Honorable Daniel J. Rickenmann, Mayor & Members of City Council
Ms. Teresa Wilson, City Manager

FROM: Mr. Henry Simons, Assistant City Manager, Operations
Mr. Jeff Palen, Assistant City Manager/Chief Financial Officer
ACM for the Department of Procurement and Contracts

DATE: August 22, 2024

SUBJECT: Recommendation for Approval for Purchase of vehicle equipment for the City of Columbia Public Works Department and Columbia Water Department, as requested by the Fleet Services Division.

The Department of Procurement of Contracts, in coordination with the General Services Department, respectfully requests your review and approval of the purchase of vehicle equipment for the City of Columbia Public Works Department and Columbia Water Department as requested by the Fleet Services Division.

Item	Vehicle	Department	Price	Funding Source
a.	1 – 2024 Ford F350 Super Crew Cab 2wd DRW	City of Columbia Public Works, Street Division	\$73,852.76	Department Capital Public Works, Street Division FY 2024-2025
b.	1 – 2025 Ford F-750 Regular Cab 2wd Diesel	City of Columbia Public Works, Street Division	\$120,187.14	Department Capital Public Works, Street Division FY 2024-2025
c.	7 – 2025 Nisan Frontier King Cab 2WD	City of Columbia Public Works, Street Division	\$215,995.60	Department Capital Columbia Water, Water Division FY 2024-2025
d.	1 – 2025 Tymco 66 Freightliner M2-106 Plus Street Sweeper	City of Columbia Public Works, Solid Waste Division	\$374,232.80	Department Capital Public Works, Solid Waste Division FY 2024-2025
Total Amount: \$784,268.30				

This purchase utilizes State Contract and cooperative purchase agreements for vehicle and equipment. Items (a, b, c, and d) are vehicles that are capital replacements and funded from the department's operating budget capital for FY24/25.

If you have questions or concerns, please do not hesitate to contact our office.

***Capital Lease Purchase Program**

The City utilizes a capital lease purchase program for the replacement of General Fund rolling stock and technology refresh. Although referred to as a lease program, this is a financing mechanism for the City's capital outlays replacement program for General Fund departments. Vehicles and equipment include police patrol vehicles, fire trucks, solid waste trucks, dump trucks and other vehicles and heavy equipment associated with General Fund departments.

The Capital Lease Program has typically been a 7 year lease and the annual lease payment is included in the General Fund Budget. The issuance of \$15,000,000 is based upon the replacement schedule for the year and the capacity of the General Fund for the lease payment.

Issuance of the lease takes is generally approved by City Ordinance during November or December City Council meetings. The procurement of vehicles begins as early as July due to the lead time it often takes for vehicles, especially heavy equipment and in particular fire apparatuses. Purchases take place throughout the fiscal year, depending upon availability. While the purchase of the vehicles begins before the lease is issued, the delivery and receipt of the vehicles or equipment occurs after the lease is issued.



Call Us first, for all of your Fleet Automotive, & Light Truck needs.

Quote

PHONE (800) ALANJAY (252-6529)		DIRECT 863-402-4216	WWW.ALANJAY.COM	55908-1
Corporate Office	2003 U.S. 27 South Sebring, FL 33870	MOBILE 904-505-9682	Mailing Address	P.O. BOX 9200 Sebring, FL 33871-9200
		FAX 863-402-4221		

ORIGINAL QUOTE DATE
7/19/2024

PRICE QUOTE FORM

REVISED QUOTE DATE
7/19/2024

REQUESTING AGENCY	COLUMBIA, CITY OF (SC)			
CONTACT PERSON	BILLY BOWERS	EMAIL	WILLIAM.BOWERS@COLUMBIASC.GOV	
PHONE	803-545-3811	MOBILE	FAX	

PRICED IN ACCORDANCE STATE OF SOUTH CAROLINA CONTRACT #: 4400029875

MODEL	W3G 640A	MSRP	\$56,100.00
2024 FORD F-350 SUPER CREW CAB CHASSIS 2WD DRW GAS 179" WB XL 60" CA			
CUSTOMER ID		GOVERNMENT PRICE	\$49,146.00
BED LENGTH	60" CA		

** All vehicles will be ordered white w/ darkest interior unless clearly stated otherwise on purchase order.

FACTORY OPTIONS	DESCRIPTION	
99N	Engine: 7.3L 2V DEVCT NA PFI V8 Gas	\$0.00
44G	Transmission: TorqShift 10-Speed Automatic	\$0.00
Z1	Oxford White	\$0.00
AS	Medium Dark Slate, HD Vinyl 40/20/40 Split Bench Seat	\$0.00
153	OPTIONS Front License Plate Bracket	\$0.00
18B	Platform Running Boards	\$0.00
43C	120V/400W Outlet	\$0.00
512	Spare Tire & Wheel	\$0.00
61J	4-Ton Hydraulic Jack	\$0.00
640A	Order Code 640A	\$0.00
64K	Wheels: 17" Argent Painted Steel	\$0.00
67B	410 Amp Dual Alternators	\$0.00
86M	Dual 68 AH/65 AGM Battery	\$0.00
872	Rear View Camera & Prep Kit	\$0.00
TD8	Tires: LT245/75Rx17E BSW PLUS A/S (6)	\$0.00
X4L	Limited Slip w/4.30 Axle Ratio	\$0.00
DMU	Dealer Markup	\$2,948.76

AFTERMARKET OPTIONS	DESCRIPTION	FACTORY OPTIONS	
CD FEE	COURTESY DELIVERY -DROP SHIP- TO LOCAL VENDOR FOR PDI		\$636.00
GS-01022024-C	ITEMS PROVIDED FROM THE ATTACHED LEE TRANSPORT QUOTE		\$21,122.00
AFTERMARKET OPTIONS			\$21,758.00

ALAN JAY

FLEET SALES

PRICED IN ACCORDANCE STATE OF SOUTH CAROLINA CONTRACT #: 4400029875

TRADE IN

TOTAL COST

\$73,852.76

YES WE TAKE TRADE INS ~~~ ASK ABOUT MUNICIPAL FINANCING ~~~

TOTAL COST LESS TRADE IN(S)

QTY

1

\$73,852.76

Estimated Annual payments for 60 months paid in advance: \$16,980.28

Municipal finance for any essential use vehicle, requires lender approval, WAC.

Comments

QUOTE SUBJECT TO FACTORY ORDER ACCEPTANCE or 30 DAYS

VEHICLE QUOTED BY

MATT FORTE

GOVERNMENT ACCOUNT MANAGER matt.forte@alanjay.com

"I Want to be *Your* Fleet Provider"

*I appreciate the opportunity to submit this quotation. Please review it carefully. If there are any errors or changes, please feel free to contact me at any time.
I am always happy to be of assistance.*

LEE TRANSPORT EQUIPMENT INC.

Custom Quotation For:

P.O. BOX 26, 1300 BLUFF R.D.
COLUMBIA, SOUTH CAROLINA 29202
PHONE# 803-799-7860 FAX 803-765-0535

TRUCK BODIES AND TRUCK EQUIPMENT

Personal Contact: Billy Bowers

Quote # GS-01022024-C

Date: 1/2/2024

Phone # 803-545-3811

Fax#

PRICING:

City of Columbia

(South Carolina State Contract for Service Bodies Number #4400027118)

Furnish and install Knapheide 6108D54LPJ, 9' service body to State Contract Specifications.

\$

Add options:

Knapheide KC108M2094J Canopy roof in lieu of low profile body.

\$

2-Interior LED dome lights.

\$

Body completely installed, painted and federally certified.

INC

Master locking system installed.

\$

4-Corner LED strobe light (B12-AW) system installed (2 in truck grill and 2 on rear of body).

\$

Class 5 Receiver hitch installed with 7-way plug and back up alarm.

\$

Price good for 30 days.

Tax not Inc.

Insurance: Customers chassis covered with primary coverage insurance while
in the care and the custody of L.T.E. Product Liability insurance carried.

Chassis: F-350 DRW C/A 60" Paint: White

Other Data:

Price:

Special Discount: \$ -

Net Price:

Local Option Tax: \$ -

State Sales Tax:

Total Price:

Tax Exempt No

Terms:

Delivery Date:

Accepted By

Date:

By:

Lee Transport Equipment, Inc.

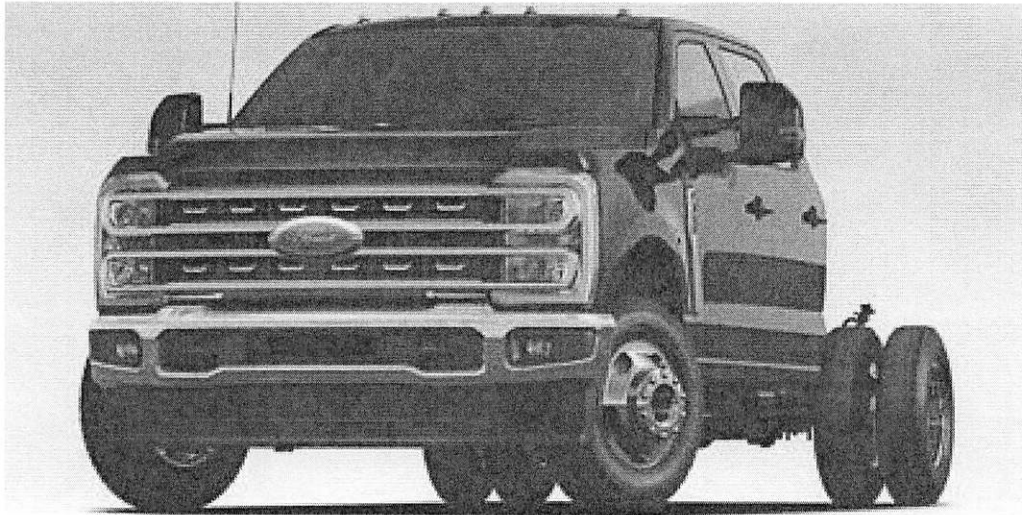
Greg L Stowers



Alan Jay Automotive Management

Matt Forte | 904-505-9682 | matt.forte@alanjay.com

Vehicle: [Fleet] 2024 Ford Super Duty F-350 DRW (W3G) XL 2WD Crew Cab 179" WB 60" CA (Complete)



Note: Photo may not represent exact vehicle or selected equipment.

Window Sticker

SUMMARY

[Fleet] 2024 Ford Super Duty F-350 DRW (W3G) XL 2WD Crew Cab 179" WB 60" CA

MSRP: \$52,220.00

Interior: Medium Dark Slate, HD Vinyl 40/20/40 Split Bench Seat

Exterior 1: Oxford White

Exterior 2: No color has been selected.

Engine: 7.3L 2V DEVCT NA PFI V8 Gas

Transmission: TorqShift 10-Speed Automatic

OPTIONS

CODE	MODEL	MSRP
W3G	[Fleet] 2024 Ford Super Duty F-350 DRW (W3G) XL 2WD Crew Cab 179" WB 60" CA	\$52,220.00
OPTIONS		
153	Front License Plate Bracket	\$0.00
18B	Platform Running Boards	\$445.00
43C	120V/400W Outlet	\$175.00
44G	Transmission: TorqShift 10-Speed Automatic	\$0.00
512	Spare Tire & Wheel	\$350.00

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Data Version: 22975. Data Updated: Jul 18, 2024 6:41:00 PM PDT.



Alan Jay Automotive Management

Matt Forte | 904-505-9682 | matt.forte@alanjay.com

Vehicle: [Fleet] 2024 Ford Super Duty F-350 DRW (W3G) XL 2WD Crew Cab 179" WB 60" CA (Complete)

61J	4-Ton Hydraulic Jack	Inc.	
640A	Order Code 640A		\$0.00
64K	Wheels: 17" Argent Painted Steel		\$0.00
67B	410 Amp Dual Alternators		\$115.00
86M	Dual 68 AH/65 AGM Battery		\$0.00
872	Rear View Camera & Prep Kit		\$415.00
99N	Engine: 7.3L 2V DEVCT NA PFI V8 Gas		\$0.00
AS	Medium Dark Slate, HD Vinyl 40/20/40 Split Bench Seat		\$0.00
TD8	Tires: LT245/75R17E BSW PLUS A/S (6)		\$0.00
X4L	Limited Slip w/4.30 Axle Ratio		\$385.00
Z1	Oxford White		\$0.00

SUBTOTAL	\$54,105.00
Adjustments Total	\$0.00
Destination Charge	\$1,995.00
TOTAL PRICE	\$56,100.00

FUEL ECONOMY

Est City:N/A

Est Highway:N/A

Est Highway Cruising Range:N/A

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Data Version: 22975. Data Updated: Jul 18, 2024 6:41:00 PM PDT.



Alan Jay Automotive Management

Matt Forte | 904-505-9682 | matt.forte@alanjay.com

Vehicle: [Fleet] 2024 Ford Super Duty F-350 DRW (W3G) XL 2WD Crew Cab 179" WB 60" CA (✓
Complete)

Standard Equipment

Mechanical

Engine: 7.3L 2V DEVCT NA PFI V8 Gas (STD)

Transmission: TorqShift 10-Speed Automatic -inc: 10R140 w/neutral idle, SelectShift and selectable drive modes: normal, tow/haul, eco, slippery roads and trail (STD)

3.73 Axle Ratio (STD)

50-State Emissions System

Transmission w/Oil Cooler

Rear-Wheel Drive

78-Amp/Hr 750CCA Maintenance-Free Battery w/Run Down Protection

190 Amp Alternator

Towing Equipment -inc: Brake Controller and Trailer Sway Control

Trailer Wiring Harness

7540# Maximum Payload

GVWR: 14,000 lb Payload Package

HD Shock Absorbers

Front And Rear Anti-Roll Bars

Firm Suspension

Hydraulic Power-Assist Steering

40 Gal. Fuel Tank

Single Stainless Steel Exhaust

Dual Rear Wheels

Front Suspension w/Coil Springs

Solid Axle Rear Suspension w/Leaf Springs

4-Wheel Disc Brakes w/4-Wheel ABS, Front And Rear Vented Discs, Brake Assist and Hill Hold Control

Upfitter Switches

Exterior

Wheels: 17" Argent Painted Steel -inc: Hub covers/center ornaments not included (STD)

Tires: LT245/75Rx17E BSW PLUS A/S (6) -inc: Spare may not be the same as the road tire (STD)

Clearcoat Paint

Black Front Bumper w/Black Rub Strip/Fascia Accent and 2 Tow Hooks

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Alan Jay Automotive Management

Matt Forte | 904-505-9682 | matt.forte@alanjay.com

Vehicle: [Fleet] 2024 Ford Super Duty F-350 DRW (W3G) XL 2WD Crew Cab 179" WB 60" CA (✓
Complete)

Exterior

Black Side Windows Trim and Black Front Windshield Trim

Black Door Handles

Black Power Heated Side Mirrors w/Convex Spotter, Manual Folding and Turn Signal Indicator

Manual Extendable Trailer Style Mirrors

Fixed Rear Window

Light Tinted Glass

Variable Intermittent Wipers

Aluminum Panels

Black Grille

Autolamp Auto On/Off Reflector Halogen Daytime Running Lights Preference Setting Headlamps w/Delay-Off

Cab Clearance Lights

Perimeter/Approach Lights

Entertainment

Radio w/Seek-Scan, Clock, Speed Compensated Volume Control, Steering Wheel Controls, Voice Activation and External Memory Control

Radio: AM/FM Stereo w/MP3 Player -inc: 6 speakers

Streaming Audio

Fixed Antenna

2 LCD Monitors In The Front

Interior

4-Way Driver Seat -inc: Manual Recline and Fore/Aft Movement

4-Way Passenger Seat -inc: Manual Recline and Fore/Aft Movement

60-40 Folding Split-Bench Front Facing Fold-Up Cushion Rear Seat

Manual Tilt/Telescoping Steering Column

Gauges -inc: Speedometer, Odometer, Oil Pressure, Engine Coolant Temp, Tachometer, Transmission Fluid Temp, Engine Hour Meter, Trip Odometer and Trip Computer

Power Rear Windows

FordPass Connect 5G Mobile Hotspot Internet Access

Front Cupholder

Rear Cupholder

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Alan Jay Automotive Management

Matt Forte | 904-505-9682 | matt.forte@alanjay.com

Vehicle: [Fleet] 2024 Ford Super Duty F-350 DRW (W3G) XL 2WD Crew Cab 179" WB 60" CA (✓
Complete)

Interior

Compass

Remote Keyless Entry w/Integrated Key Transmitter, Illuminated Entry and Panic Button

Cruise Control w/Steering Wheel Controls

Manual Air Conditioning

HVAC -inc: Underseat Ducts

Illuminated Locking Glove Box

Interior Trim -inc: Chrome Interior Accents

Full Cloth Headliner

Urethane Gear Shifter Material

HD Vinyl 40/20/40 Split Bench Seat -inc: center armrest, cupholder, storage, 2-way adjustable driver/passenger headrests and driver's side manual lumbar

Day-Night Rearview Mirror

Passenger Visor Vanity Mirror

Full Overhead Console w/Storage and 2 12V DC Power Outlets

Fade-To-Off Interior Lighting

Front And Rear Map Lights

Full Vinyl/Rubber Floor Covering

Smart Device Remote Engine Start

SYNC 4 Communications & Entertainment System -inc: enhanced voice recognition, 911 Assist, 8" LCD center stack screen, AppLink, 1 smart-charging USB port and trailer brake controller

Instrument Panel Covered Bin and Dashboard Storage

Power 1st Row Windows w/Driver And Passenger 1-Touch Up/Down

Delayed Accessory Power

Power Door Locks

Driver Information Center

Trip Computer

Outside Temp Gauge

Digital/Analog Appearance

Seats w/Vinyl Back Material

Front Center Armrest w/Storage

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Data Version: 22975. Data Updated: Jul 18, 2024 6:41:00 PM PDT.



Alan Jay Automotive Management

Matt Forte | 904-505-9682 | matt.forte@alanjay.com

Vehicle: [Fleet] 2024 Ford Super Duty F-350 DRW (W3G) XL 2WD Crew Cab 179" WB 60" CA (✓
Complete)

Interior

Manual Adjustable Front Head Restraints and Manual Adjustable Rear Head Restraints

Securilock Anti-Theft Ignition (pats) Immobilizer

2 12V DC Power Outlets

Air Filtration

Safety-Mechanical

Driveline Traction Control

Safety-Exterior

Side Impact Beams

Safety-Interior

Dual Stage Driver And Passenger Seat-Mounted Side Airbags

Pre-Collision Assist with Automatic Emergency Braking (AEB)

Lane Departure Warning

Collision Mitigation-Front

Tire Specific Low Tire Pressure Warning

Outboard Front Lap And Shoulder Safety Belts -inc: Height Adjusters

Safety Canopy System Curtain 1st And 2nd Row Airbags

Dual Stage Driver And Passenger Front Airbags

Rear Child Safety Locks

WARRANTY

Basic Years: 3

Basic Miles/km: 36,000

Drivetrain Years: 5

Drivetrain Miles/km: 60,000

Corrosion Years: 5

Corrosion Miles/km: Unlimited

Roadside Assistance Years: 5

Roadside Assistance Miles/km: 60,000

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Call Us first, for all of your Fleet Automotive, & Light Truck needs.

Quote

PHONE (800) ALANJAY (252-6529)		DIRECT 863-402-4216	WWW.ALANJAY.COM	55968-1
Corporate Office	2003 U.S. 27 South Sebring, FL 33870	MOBILE 904-505-9682	Mailing Address	P.O. BOX 9200 Sebring, FL 33871-9200
		FAX 863-402-4221		

ORIGINAL QUOTE DATE
7/22/2024

PRICE QUOTE FORM

REVISED QUOTE DATE
7/22/2024

REQUESTING AGENCY	COLUMBIA, CITY OF (SC)		EMAIL	WILLIAM.BOWERS@COLUMBIASC.GOV
CONTACT PERSON	BILLY BOWERS		FAX	
PHONE	803-545-3811	MOBILE		

PRICED IN ACCORDANCE STATE OF SOUTH CAROLINA CONTRACT #: 4400029875

MODEL	F7D 600A	MSRP	\$86,120.00
2025 FORD F-750 REGULAR CAB CHASSIS 2WD DIESEL 158" WB STRAIT FRAME 84" CA			
CUSTOMER ID		GOVERNMENT PRICE	\$71,369.00

BED LENGTH

** All vehicles will be ordered white w/ darkest interior unless clearly stated otherwise on purchase order.

FACTORY OPTIONS	DESCRIPTION	
99C	6.7L Power Stroke V8 Turbo Diesel - 270 HP @ 2400 RPM	\$0.00
44D	Ford TorqShift HD 10-Speed Automatic - with PTO Provision	\$0.00
YZ_01	Oxford White	\$0.00
E_01	Gray	\$0.00
425	50-State Emissions	\$0.00
643	Wheels, Front 22.5x8.25 White Powder Coated Steel, 10-Hole	\$0.00
T2B	Tires, Front Two 11R22.5G Goodyear Fuel Max RSA (497 rev/mile)	\$0.00
663	Wheels, Rear 22.5x8.25 White Powder Coated Steel, 10-Hole	\$0.00
R2B	Tires, Rear Four 11R22.5G Goodyear Fuel Max RSA (497 rev/mile)	\$0.00
67A	Air Brakes (4 WHEEL DRUM) - Straight Truck w/Traction Control	\$0.00
18A	Electronic Stability Control DELET	\$0.00
62D	Air Dryer, Bendix AD/IS w/Heater	\$0.00
43N	10,000 lb. Cap. Non-Driving - Dana E-1002I - I-Beam Type	\$0.00
61C	Taper-Leaf Springs, Parabolic - 10,000 lb. Cap	\$0.00
475	21,000 lb. Single Reduction - Open - Dana / Spicer 21060S	\$0.00
68P	Multi-Leaf Springs - 21,000 lb. Cap	\$0.00
X6D	6.50 Axle Ratio	\$0.00
200WB	200" Wheelbase/126" CA/75" AF/314" OAL	\$0.00
535	Single Channel - Straight 'C' 15.14 SM, 80,000 PSI	\$0.00
91G	Under Cab, Right Side Outlet, Switchback-Style	\$0.00
65B	Fuel Tank - LH 50 Gallon Rectangular - Aluminum	\$0.00
STDALT	Extra Heavy Duty Alternator - 12-Volt, 200 Amp Denso SC5	\$0.00
STDBAT	Battery - Two 750 CCA, 1500 Total, Includes Steel Battery Box	\$0.00
88A	30/0/30 Fixed Driver & Fixed Passenger w/Console - Vinyl	\$0.00
600A	Preferred Equipment Package 600A	\$0.00
588	Radio: AM/FM Stereo w/2 Speakers, USB input, Clock Display and Bluetooth	\$0.00
54M	Mirrors, Dual - Heated Rectangular, XL2020 - 96" Width	\$0.00
PAINT	Paint Type - Environmentally Friendly, "3 - Wet System"	\$0.00
DMU	Dealer Markup	\$4,282.14

FACTORY OPTIONS \$4,282.14

AFTERMARKET OPTIONS	DESCRIPTION	
CD FEE	COURTESY DELIVERY -DROP SHIP- TO LOCAL VENDOR FOR PDI AND DELIVERY.	\$636.00
BC72224B	ITEMS PROVIDED FROM THE ATTACHED LEE TRANSPORT QUOTE	\$43,900.00

AFTERMARKET OPTIONS \$44,536.00

ALAN JAY

FLEET SALES

PRICED IN ACCORDANCE STATE OF SOUTH CAROLINA CONTRACT #: 4400029875

TRADE IN

TOTAL COST \$120,187.14

YES WE TAKE TRADE INS ~~~ ASK ABOUT MUNICIPAL FINANCING ~~~

TOTAL COST LESS TRADE IN(S) QTY 1 \$120,187.14

Estimated Annual payments for 60 months paid in advance: \$27,633.51

Municipal finance for any essential use vehicle, requires lender approval, WAC.

Comments

QUOTE SUBJECT TO FACTORY ORDER ACCEPTANCE or 30 DAYS

VEHICLE QUOTED BY

MATT FORTE

GOVERNMENT ACCOUNT MANAGER matt.forte@alanjay.com

"I Want to be Your Fleet Provider"

*I appreciate the opportunity to submit this quotation. Please review it carefully. If there are any errors or changes, please feel free to contact me at any time.
I am always happy to be of assistance.*

LEE TRANSPORT EQUIPMENT INC.

Custom Quotation For:

P.O. BOX 26, 1300 BLUFF R.D.
 COLUMBIA, SOUTH CAROLINA 29202
 PHONE# 803-799-7860 FAX 803-765-0535
 TRUCK BODIES AND TRUCK EQUIPMENT

Quote # BC72224B
 Date: 7/22/2024
 Phone # 803-545-3806
 Fax#

City of Columbia

Personal Contact: Billy Bowers

PRICING:

(South Carolina State Contract for Flat Bed Dump Bodies Number #4400027118)

Furnish and install PJ's 14' Flat bed dump body with Godwin G5530 Hoist to S.C. State Spec.

Add Options:

50" Tall headboard with 23"X 23" shovel box installed at front with 12"X12" opening each side. \$

43" Permanent solid metal sides, 2.5"X 5" vertical side post on 16" centers and 3"X 2"X 1/4" -----
angle iron on top for reinforcement. \$

36" Cab shield installed with 5 degree angled to rear of body. \$

3/4" Tarp tie bar installed center of each side and 2-ladder steps at front behind box opening. \$

2,000# Tommy Gate Lift N Dump hydraulic tailgate (85"X 33" with 6" taper) installed. \$

State Contract powder coat paint with 5,000 hour salt spray test (City of Columbia Blue paint). \$

Muncie Hot Shift PTO INC

Back up alarm installed. \$

Option for 16' dump body in lieu of 14' dump body (requires larger hoist). \$

State Contract 25 Ton pintle hook installed with electric brake controller and 7-way plug. \$

3-Way State Contract back up camera system installed. \$

Note: Entire hoist system is NTEA rated and complies to South Carolina State Specifications.

Price good for 30 days. Tax not Inc.

Insurance: Customers chassis covered with primary coverage insurance while
 in the care and the custody of L.T.E. Product Liability insurance carried.

Chassis: 26,000 GVWR C/A 126" Paint: City Blue

Other Data: 50045 7-22-24

Price:

Special Discount:

Net Price:

Local Option Tax:

State Sales Tax:

Tax Exempt No

Terms:

Delivery Date:

Accepted By

Date:

By:

Lee Transport Equipment, Inc.

Greg L Stowers



Prepared by: Scott Wilson
07/22/2024

Alan Jay Ford | 3201 U.S. Highway 27 South Sebring Florida | 33870

2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

As Configured Vehicle

Code	Description	MSRP
Base Vehicle		
F7D	Base Vehicle Price (F7D)	\$80,895.00
Engines		
99C	6.7L Power Stroke V8 Turbo Diesel - 270 HP @ 2400 RPM Includes Engine Exhaust Brake and manual regen capability. Torque: 700 ft.lbs. @ 1500 rpm. <i>Governed RPM: 3200. Includes CARB clean idle label - may be removed if un-necessary.</i>	STD
425	50-State Emissions	N/C
Transmissions		
44D	Ford TorqShift HD 10-Speed Automatic - with PTO Provision <i>Includes tow/haul.</i>	STD
Front Wheels & Tires		
643	Wheels, Front 22.5x8.25 White Powder Coated Steel, 10-Hole <i>(285.75MM BC) hub piloted, flanged nut, metric mount, 8.25 DC rims; with steel hubs.</i>	STD
T2B	Tires, Front Two 11R22.5G Goodyear Fuel Max RSA (497 rev/mile)	STD
Rear Wheels & Tires		
663	Wheels, Rear 22.5x8.25 White Powder Coated Steel, 10-Hole <i>(285.75MM BC) hub piloted, flanged nut, metric mount, 8.25 DC rims; with steel hubs.</i>	STD
R2B	Tires, Rear Four 11R22.5G Goodyear Fuel Max RSA (497 rev/mile)	STD
Brakes		
67A	Air Brakes (4 WHEEL DRUM) - Straight Truck w/Traction Control	\$2,530.00

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2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

As Configured Vehicle (cont'd)

Code	Description	MSRP
	<i>Meritor Q-Plus with ABS, Bendix Anti-Lock Brake System, 4-channel. Includes 15" x 4" front brakes, dual direct reading air pressure gauges, brake lines color coded nylon, Bendix 13.2 CFM capacity air compressor, instrument panel mounted yellow knob parking brake control valve, automatic slack adjusters front and rear, two rear spring parking air brake chambers mounted on front of rear axle, three drain valves and two air tanks (Reference Body Builders Book for location). Rear brake size and components dependent upon axle selection. Uses existing ABS system to minimize wheel slipping during acceleration. Usage determined by the air brake package selected. (Not recommended with Hi-Rail Train Systems). Deletes hand operated park brake lever.</i>	
	<i>Includes:</i> <i>- Air Dryer, Bendix AD/IS w/Heater</i> <i>Mounted left frame rail (for Hydraulic brake diesel applications that include air suspension or stand alone engine air compressor).</i>	
18A	Electronic Stability Control DELETE	-\$290.00
	<i>Deletes the standard ESC feature.</i>	
62D	Air Dryer, Bendix AD/IS w/Heater	Included
	<i>Mounted left frame rail (for Hydraulic brake diesel applications that include air suspension or stand alone engine air compressor).</i>	
Front Axle and Suspension		
43N	10,000 lb. Cap. Non-Driving - Dana E-1002I - I-Beam Type	STD
61C	Taper-Leaf Springs, Parabolic - 10,000 lb. Cap	STD
	<i>2-leaf, 62" x 3.15". Also includes, standard duty, dual, double acting shock absorbers.</i>	
Rear Axle and Suspension		
475	21,000 lb. Single Reduction - Open - Dana / Spicer 21060S	STD
	<i>NOTE: When specifying an axle ratio, check performance guidelines for startability and gradeability.</i>	
68P	Multi-Leaf Springs - 21,000 lb. Cap	STD
	<i>11-leaf. Includes 2,000 lb auxiliary springs for load stabilization.</i>	
X6D	6.50 Axle Ratio	N/C
Wheelbase		
200WB	200" Wheelbase/126" CA/75" AF/314" OAL	\$490.00
Frame		
535	Single Channel - Straight 'C' 15.14 SM, 80,000 PSI	STD
	<i>1,211,200 RBM. High strength low alloy steel. 10.250" x 3.092" x 0.375" (260.4mm x 78.5mm x 9.5mm).</i>	

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2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

As Configured Vehicle (cont'd)

Code	Description	MSRP
<i>Includes:</i> - GVWR Limit: 37,000 lbs.		
Exhaust		
91G	Under Cab, Right Side Outlet, Switchback-Style <i>Single, horizontal muffler, right side, under cab, outside of frame rail with rear discharge.</i>	STD
Fuel Tanks		
65B	Fuel Tank - LH 50 Gallon Rectangular - Aluminum	STD
Electrical / Alternator / Battery		
STDALT	Extra Heavy Duty Alternator - 12-Volt, 200 Amp Denso SC5	Included
STDBAT	Battery - Two 750 CCA, 1500 Total, Includes Steel Battery Box <i>12Volt, Motorcraft.</i>	STD
Seats		
88A	30/0/30 Fixed Driver & Fixed Passenger w/Console - Vinyl	STD
Cab Interior		
600A	Preferred Equipment Package 600A <i>Includes:</i> - Bumper, Front - Black, Full Width - Wheel Seals, Front - Oil lubricated, SKF ScotSeal PlusXL Seals - Wheel Seals, Rear - Oil lubricated, SKF ScotSeal PlusXL Seals - Manual Regen Initiation - Driver Interface in Message Center - Engine Exhaust Brake - Extra Heavy Duty Alternator - 12-Volt, 200 Amp Denso SC5 - Painted Grille - Plastic - Lights - Roof Marker/Clearance - Amber Lenses, 5 Lights - Tow Hooks, Front (2) - Frame-Mounted, Painted Black - Four Body Builder Switches - Mounted in Center Instrument Panel <i>With connector access located in engine compartment. Amperages vary by switch: 10, 15, 25, 25.</i> - Floor Covering - Black Vinyl - Intelligent Oil Life Monitor - Steering Column - Tilt / Telescoping - Steering Wheel - Black PVC w/Integral Cruise Control Switches, includes Audio Controls - Body Builder Wiring - At Back of Cab, Combined <i>Includes sealed connectors for 2 ground circuits, with combined left/stop, combined right/stop, park lamps, back up lamps. Also includes 2 additional pass through wires to cab.</i>	N/C

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Alan Jay Ford | 3201 U.S. Highway 27 South Sebring Florida | 33870

2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

As Configured Vehicle (cont'd)

Code	Description	MSRP
588	Radio: AM/FM Stereo w/2 Speakers, USB input, Clock Display and Bluetooth	STD
Cab Exterior		
54M	Mirrors, Dual - Heated Rectangular, XL2020 - 96" Width <i>Integral mirror, sail type, manual fold, solid black finish.</i>	STD
Miscellaneous		
PAINT	Paint Type - Environmentally Friendly, "3 - Wet System"	STD
Exterior Color		
YZ_01	Oxford White	N/C
Interior Color		
E_01	Gray	N/C
SUBTOTAL		\$83,625.00
Fuel Charge (12)		\$0.00
Destination Charge		\$2,495.00
TOTAL		\$86,120.00

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2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

Selected Equip & Specs

Dimensions

• GCWR: 50,000 lbs. • Front brake diameter: 15.0" • **Rear brake diameter: 16.5"** • Driver distance from axle: 54.4" • **Vehicle body length: 314.0"** • Vehicle body width: 96.7" • Vehicle body height: 94.9" • **Wheelbase: 200.0"** • **Turning radius (to curb): 27.0'** • **Front track: 83.5"** • **Rear track: 72.7"** • **Cab to axle: 126.0"** • Rear tire outside width: 96.0" • **Axle to end of frame: 75.0"** • Frame section modulus: 15.1 cu.in. • Frame yield strength (psi): 80000.0 • Frame rail depth: 10.3" • Frame rail width: 3.1" • Frame rail thickness: .4" • Frame rail section: 9.5" • Front bumper to front axle: 39.0" • Headroom first-row: 40.7" • Leg room first-row: 41.4" • Shoulder room first-row: 68.0" • Hip room first-row: 67.6"

Powertrain

• Compression ignition system • 6.7L V-8 diesel direct injection, intercooled turbo, diesel, engine with 270HP • Engine cylinders: V-8 • Horsepower: 270 HP@2400 RPM • Torque: 700 lb.-ft.@1500 RPM • Radiator • Engine retarder system • Auxiliary power take-off • Fuel/water separator • RNDM shift indicator • 75 mph speed limiter • 10-speed automatic • Rear-wheel drive • Recommended fuel: diesel • Low-speed ABS traction control • Standard rear differential

Fuel Economy and Emissions

• Federal emissions

Suspension and Handling

• Standard ride suspension • Standard grade front shock absorbers

Driveability

* **Air brake system** • 4-wheel antilock (ABS) brakes • Four channel ABS brakes • Rigid axle front suspension • Leaf spring front suspension • Tapered leaf front suspension • Rigid axle rear suspension • Leaf spring rear suspension • Hydraulic power-assist steering system • Re-circulating ball steering • 2-wheel steering system

Body Exterior

• Side assist steps • 2 doors • Clearcoat paint • Monotone paint • Black side window trim • Black door handles • Black windshield trim • Black front bumper • 2 front tow hooks • Straight front bumper ends • Black grille • Hood mounted grille • Convex spotter in driver and passenger side door mirrors • Trailer style side mirrors • Black door mirrors • English measure truck 279/82R22.5 AS BSW front and rear tires • 22.5 x 8.25-inch front and dual rear wheels • White front wheels • Steel front wheels • White rear wheels • Steel rear wheels • Disc rear wheel

Convenience

• Manual door locks • Cruise control with steering wheel mounted controls • Manual first-row windows • Partial floor console • Driver foot rest • Fixed rear windshield • Front beverage holders • Standard glove box • 2 beverage holders • Dashboard storage • Trip computer • Upfitter switches • Dual electric horn • Steering column lever gearshift location

Comfort

• Manual climate control • Cloth headliner material • Full headliner coverage • Full vinyl floor covering • Full floor coverage • Urethane steering wheel • Manual tilting steering wheel • Manual telescopic steering wheel

Seats and Trim

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2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

Selected Equip & Specs (cont'd)

- Seating capacity: 2 • Driver seat armrest • Front passenger seat armrest • Bucket driver seat • Folding driver seat back • Low driver seat back • 4 driver seats way-direction • Manual fore/aft • Bucket passenger seat • Fixed passenger seat back • Low passenger seat back • 2 passenger seats way-direction • Manual fore/aft • Vinyl front seat upholstery

Entertainment Features

- AM/FM stereo radio • **AM/FM** • In-vehicle audio • AM radio • FM radio • Seek scan • Auxiliary input jack • External memory control • Standard grade speakers • Speakers number: 2 • Steering wheel mounted audio controls • Wireless audio streaming • Fixed audio antenna

Lighting, Visibility and Instrumentation

- Analog instrumentation display • Trip odometer • In-radio display clock • Driver information center • Tachometer • Oil pressure gauge • Engine/electric motor temperature gauge • Oil temperature gauge • Transmission fluid temperature gauge • Engine hour meter • Diesel exhaust fluid (def) gauge • **Primary air pressure gauge** • Light tinted windows • Reflector headlights • Halogen headlights • Auto on/off headlight control • Multiple enclosed headlights • Delay-off headlights • DRL preference setting • Variable intermittent front windshield wipers • Speed sensitive wipers • Front reading lights • Variable instrument panel light • Daytime running lights • Cab clearance lights • Delay interior courtesy lights

Technology and Telematics

- Bluetooth handsfree wireless device connectivity • 1 USB port

Safety and Security

- Vehicle tracker

Dimensions

General Weights

* Curb weight	10,487 lbs.	* Rear curb weight	3,875 lbs.
Front GAWR	10000 lbs.	Rear GAWR	21000 lbs.
GVWR	31000 lbs.	GCWR	50000 lbs.

Trailer Weights

GCWR	50,000 lbs.
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Weights

Maximum GVWR	37,000 lbs.	Max RBM (in.-lbs.)	1,275,200 max RBM (in.-lbs.)
Nominal RBM (in.-lbs.)	1,211,200 nominal RBM (in.-lbs.)		

Front Weights

* Front curb weight	6,612 lbs.	Axle capacity front	10,000 lbs.
Spring rating front	10,000 lbs.	Tire/wheel capacity front	12,350 lbs.

Rear Weights

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2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

Selected Equip & Specs (cont'd)

Axle capacity rear	21,000 lbs.	Spring rating rear	21,000 lbs.
Tire/wheel capacity rear	23,360 lbs.		

Exterior Measurements

* Vehicle body length	314.0"	Vehicle body width	96.7"
Vehicle body height	94.9"	* Wheelbase	200.0"
Front brake diameter	15.0"	Front frame height loaded	35.2"
* Rear brake diameter	16.5"	Front frame height unloaded	37.0"
Rear frame height loaded	36.5"	Rear frame height unloaded	38.0"
* Turning radius (to bumper)	28.6'	Width - mirrors folded	90.7"
Width - mirrors extended	121.9"	* Front track	83.5"
* Rear track	72.7"	Driver distance from axle	54.4"
* Turning radius (to curb)	27.0'	* Cab to axle	126.0"
Rear tire outside width	96.0"	* Axle to end of frame	75.0"
Frame section modulus	15.1 cu.in.	Frame yield strength (psi)	80000.0
Frame rail depth	10.3"	Frame rail width	3.1"
Frame rail thickness	.4"	Frame rail section	9.5"
Front bumper to front axle	39.0"		

Headroom

Headroom first-row	40.7"
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Legroom

Leg room first-row	41.4"
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Shoulder Room

Shoulder room first-row	68.0"
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Hip Room

Hip room first-row	67.6"
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Powertrain

Engine

Engine	6.7L V-8 diesel direct injection, intercooled turbo, diesel, engine with 270HP	Valves per cylinder	4
Engine cylinders	V-8	Engine location	Front mounted engine
Ignition	Compression ignition system	Engine mounting direction	Longitudinal mounted engine
Engine block material	Iron engine block	Cylinder head material	Aluminum cylinder head

Engine Specs

Displacement	6.7L	cc	405.9 cu.in.
Bore	3.9"	Stroke	4.25"

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2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

Selected Equip & Specs (cont'd)

Compression ratio	16.2	Governed RPM	3200 RPM
* Compressor capacity	13.20 cu.ft. cfm	* Air dryer	Air dryer
* Air system moisture ejector type	Manual air		
system moisture ejector			
<i>Engine Power</i>			
Horsepower	270 HP@2400 RPM	Torque	700 lb.-ft.@1500 RPM
<i>Alternator</i>			
Alternator amps	200A	Alternator type	Heavy-duty alternator
<i>Battery</i>			
Battery type	Dual lead acid battery	Battery rating	1500CCA
Battery step	Battery step	Battery location	Battery location forward right
Battery run down protection	Battery run down protection		
<i>Engine Extras</i>			
Radiator	Radiator	Fuel/water separator	Fuel/water separator
Auxiliary power take-off	Auxiliary power take-off	Engine retarder	Engine retarder system
Shift indicator	RNDM shift indicator		
<i>Transmission</i>			
Transmission	10-speed automatic	Transmission electronic control	Transmission electronic control
Speed limiter	75 mph speed limiter	Overdrive transmission	Overdrive transmission
Lock-up transmission	Lock-up transmission	First gear ratio	4.615
Second gear ratio	2.919	Third gear ratio	2.132
Fourth gear ratio	1.773	Fifth gear ratio	1.519
Sixth gear ratio	1.277	Reverse gear ratio	4.695
Seventh gear ratio	1	Eighth gear ratio	0.851
Ninth gear ratio	0.687	Tenth gear ratio	0.632
Stall ratio	1.97	Selectable mode transmission	Tow/Haul Mode selectable mode transmission
Sequential shift control	Sequential shift control	Transmission oil cooler	Transmission oil cooler
PTO transmission provision	PTO transmission provision		
<i>Drive Type</i>			
Drive type	Rear-wheel drive		
<i>Drivetrain</i>			
* Axle ratio	6.5	Axle speed	Single axle speed
<i>Exhaust</i>			
Tailpipe	Aluminized steel single exhaust	Additional muffler type	horizontal

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2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

Selected Equip & Specs (cont'd)

Additional muffler location	right	Additional tailpipe type	horizontal
Additional tailpipe location	right		

Fuel

Fuel type	diesel
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Fuel Tank

Front left fuel tank shape	rectangular	Front left fuel tank capacity	50.01 US gallons
DEF capacity	8.00 gal.		

Drive Feature

Traction control	Low-speed ABS traction control	Differential	Standard rear differential
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Fuel Economy and Emissions

Emissions

Emissions	Federal emissions
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Suspension and Handling

Suspension

Suspension	Standard ride suspension	Front shock absorbers	Standard grade front shock absorbers
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Driveability

Brakes

* Brake type	Air brake system	ABS brakes	Four channel ABS brakes
ABS brakes	4-wheel antilock (ABS) brakes		

Front Suspension

Suspension ride type front suspension	Rigid axle front suspension	Suspension type front suspension	Leaf spring front suspension
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Front Spring

Regular front springs	Regular front springs	Springs front	Tapered leaf front suspension
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Rear Spring

Springs rear	Multi-leaf rear suspension	Rear springs	Regular grade rear springs
Auxiliary rear spring	Rubber auxiliary rear spring		

Rear Suspension

Suspension type rear suspension	Leaf spring rear suspension	Suspension ride type rear suspension	Rigid axle rear suspension
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Steering

Steering system	Hydraulic power-assist steering	Steering type	Re-circulating ball steering
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2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

Selected Equip & Specs (cont'd)

Steering type number of wheels 2-wheel steering system

Exterior

Front Wheels

Front wheels diameter	22.5"	Front wheels width	8.3"
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Rear Wheels

Rear wheels diameter	22.5"	Rear wheels width	8.3"
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Front And Rear Wheels

Appearance	none
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Front Tires

Aspect	82	Diameter	22.5"
Sidewalls	BSW	Tread	AS
Type	english measure truck tire	Width	279mm
Front wheel - RPM	497		

Rear Tires

Aspect	82	Diameter	22.5"
Sidewalls	BSW	Tread	AS
Type	english measure truck tire	Width	279mm
Rear wheel - RPM	497		

Body Exterior

Exterior Features

Number of doors	2 doors	Side steps	Side assist steps
Front splash guards	Front splash guards		

Frame

Clean CA frame	Clean CA frame
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Body

Body panels	Composite and galvanized steel
body panels	

Mirrors

Convex spotter	Convex spotter in driver and passenger side door mirrors
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Tires

Front tires LT load rating	G	Rear tires LT load rating	G
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Wheels

Front wheel type	Disc front wheel	Dual rear wheels	Dual rear wheels
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2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

Selected Equip & Specs (cont'd)

Number of front wheel studs 10 front wheel studs

Number of rear wheel studs 10 rear wheel studs

Convenience

Door Locks

Door locks Manual door locks

Cruise Control

Cruise control Cruise control with steering wheel mounted controls

Exterior Mirrors

Folding door mirrors Manual folding door mirrors Heated door mirrors Heated driver and passenger side door mirrors

Front Side Windows

First-row windows Manual first-row windows

Floor Console

Floor console Partial floor console

Passenger Visor

Visor passenger mirror Passenger visor mirror

Power Outlets

12V power outlets 2 12V power outlets

Pedals

Driver foot rest Driver foot rest

Rear Windshield

Rear windshield Fixed rear windshield

Storage

Number of beverage holders 2 beverage holders Beverage holders Front beverage holders
Glove box Standard glove box Dashboard storage Dashboard storage

Miscellaneous

Trip computer Trip computer Gearshift location Steering column lever
Upfitter switches Upfitter switches Horn Dual electric horn

Comfort

Climate Control

Climate control Manual climate control

Headliner

Headliner material Cloth headliner material Headliner coverage Full headliner coverage

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Prepared by: Scott Wilson
07/22/2024

Alan Jay Ford | 3201 U.S. Highway 27 South Sebring Florida | 33870

2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

Selected Equip & Specs (cont'd)

Floor Trim

Floor covering	Full vinyl floor covering	Floor coverage	Full floor coverage
----------------	---------------------------	----------------	---------------------

Steering Wheel

Steering wheel material	Urethane steering wheel	Steering wheel telescopic steering wheel	Manual telescopic steering wheel
Steering wheel tilt	Manual tilting steering wheel		

Seats and Trim

Seat Capacity

Seating capacity	2
------------------	---

Front Seats

Front seat type	Bucket driver seat	Front seat type	Bucket passenger seat
Driver seat back	Folding driver seat back	Driver seat back type	Low driver seat back
Driver seats way-direction	4 driver seats way-direction	Driver seat fore/aft	Manual fore/aft
Passenger seat back	Fixed passenger seat back	Passenger seat back type	Low passenger seat back
Passenger seats way-direction	2 passenger seats way-direction	Passenger seat fore/aft	Manual fore/aft
Armrests front driver	Driver seat armrest	Armrests front passenger	Front passenger seat armrest

Front Seat Trim

Front seat upholstery	Vinyl front seat upholstery	Front seatback upholstery	Carpet front seatback upholstery
-----------------------	-----------------------------	---------------------------	----------------------------------

Gearshifter Material

Gearshifter material	Urethane gear shifter material
----------------------	--------------------------------

Entertainment Features

Radio Features

Aux input jack	Auxiliary input jack	External memory	External memory control
Seek scan	Seek scan		

Speakers

Speakers	Standard grade speakers	Speakers number	2
----------	-------------------------	-----------------	---

Audio Features

Steering mounted audio control	Steering wheel mounted audio controls	Wireless streaming	Wireless audio streaming
--------------------------------	---------------------------------------	--------------------	--------------------------

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2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

Selected Equip & Specs (cont'd)

Lighting, Visibility and Instrumentation

Instrumentation

Trip odometer

Trip odometer

Instrumentation display
display

Analog instrumentation

Instrumentation Displays

Driver information center
center

Driver information

Clock

In-radio display clock

Instrumentation Gauges

Tachometer

Tachometer

* Primary air pressure gauge
pressure gauge

Primary air

Oil pressure gauge

Oil pressure gauge

Oil temperature gauge

Oil temperature gauge

Transmission temperature gauge
fluid temperature gauge

Transmission

Engine/electric motor temperature

gauge Engine/electric motor temperature
gauge

Engine hour meter

Engine hour meter

DEF fluid gauge

Diesel exhaust fluid (def)

gauge

Instrumentation Warnings

Oil pressure warning

Oil pressure warning

Low fuel warning

Low fuel warning

Low brake fluid warning

Low brake fluid warning

Battery charge warning

Battery charge warning

Headlights on reminder

Headlights on reminder

Key in vehicle warning

Key in vehicle warning

Door ajar warning

Door ajar warning

Service interval warning

Service interval indicator

Transmission fluid temperature

Low diesel exhaust fluid (DEF) warning

warning

Transmission fluid temp warning

exhaust fluid (DEF) warning

Glass

Tinted windows

Light tinted windows

Headlights

Headlights

Halogen headlights

Headlight type

Reflector headlights

Auto headlights

Auto on/off headlight control

Multiple headlights

Multiple enclosed headlights

Delay off headlights

Delay-off headlights

DRL preference setting

DRL preference setting

Front Windshield

Wipers

Variable intermittent front windshield

Speed sensitive wipers

Speed sensitive wipers

wipers

Interior Lighting

Variable panel light
light

Variable instrument panel

Front reading lights

Front reading lights

Lights

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2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

Selected Equip & Specs (cont'd)

Running lights

Daytime running lights

Interior courtesy lights

Delay interior courtesy

Clearance lights

Cab clearance lights

Technology and Telematics

Connectivity

Handsfree Bluetooth handsfree wireless
device connectivity

USB Ports

USB ports 1 USB port

Safety and Security

Security System

Vehicle tracker Vehicle tracker

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2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

Warranty

Standard Warranty

Basic Warranty

Basic warranty	24 months/unlimited
----------------	---------------------

Powertrain Warranty

Powertrain warranty	24 months/unlimited
---------------------	---------------------

Corrosion Perforation

Corrosion perforation warranty	36 months/unlimited
--------------------------------	---------------------

Roadside Assistance Warranty

Roadside warranty	24 months/unlimited
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Diesel Engine Warranty

Diesel engine warranty	60 months/250,000 miles
------------------------	-------------------------

Transmission Warranty

Transmission warranty	60 months/250,000 miles
-----------------------	-------------------------

Frame Rail Warranty

Frame Rail Warranty	60 months/unlimited
---------------------	---------------------

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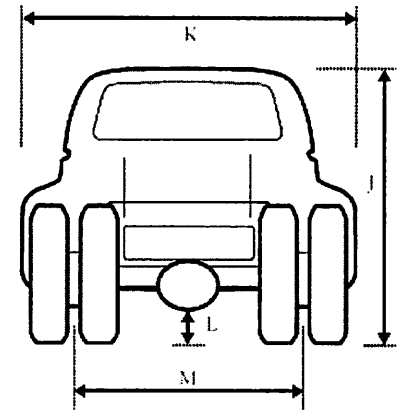
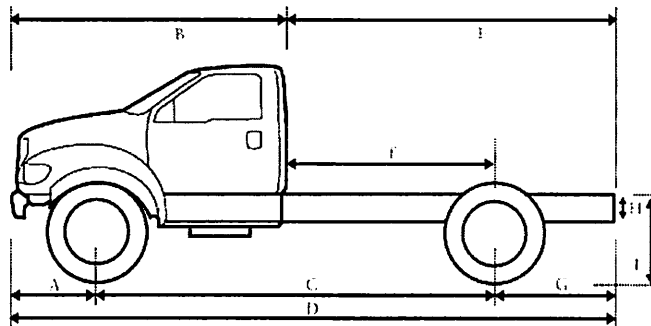
Alan Jay Ford | 3201 U.S. Highway 27 South Sebring Florida | 33870

2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

Vehicle Dimension and Performance Summary

Performance predictions in this report represent an estimate of vehicle performance based on standard operating conditions. Variations in customer equipment, load configuration, ambient conditions, and/or operator driving techniques can cause significant variations in vehicle performance. These values are not representative of results that may be shown in actual dynamometer tests. This report should therefore be used as a guide for comparative vehicle performance.



Dimensions

A	Front of Bumper to Front Axle	39.00 in.
B	Front Bumper to Back of Cab (BBC)	113.00 in.
C	Wheelbase (WB)	200.00 in.
D	Overall Length (OAL)	314.00 in.
E	Back of Cab to Rear Axle (CA)	126.00 in.
F	Back of Cab to End of Frame	201.00 in.
G	Rear Axle to End of Frame (AF)	75.00 in.
H	Frame Section Height	10.30 in.
I	Rear Frame Height Unloaded	38.00 in.
I	Rear Frame Height Loaded	36.50 in.
J	Cab Height	94.90 in.
K	Body Width	96.70 in.
L	Maximum Ground Clearance	N/A
L	Minimum Ground Clearance	N/A
M	Front Tread	83.50 in.
M	Rear Tread	72.70 in.

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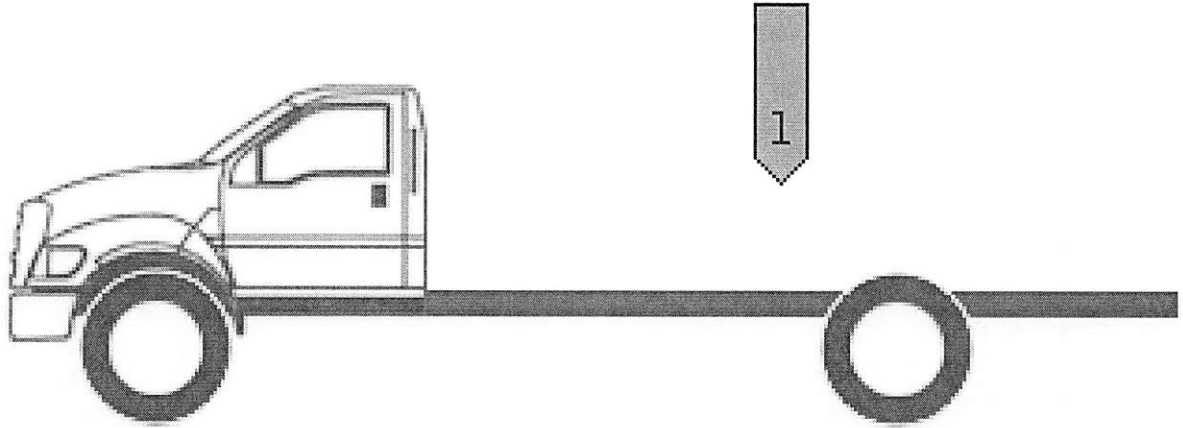
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2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

Vehicle Dimension and Performance Summary (cont'd)



Weight

Licensing

GVWR exceeds 26,000 lbs and requires a Commercial Driver's License (CDL). Contact your local state commercial driver licensing office for specifics on what your state requires.

GVW	Front Axle	Rear Axle	Totals
Chassis	6,612 lbs	3,875 lbs	10,487 lbs
Body	0 lbs	0 lbs	0 lbs
Occupants Weight	200 lbs	100 lbs	300 lbs
1 Max Payload - (Max Payload)	3,188 lbs	17,025 lbs	20,213 lbs
TOTAL	10,000 lbs	21,000 lbs	31,000 lbs

Ratings	Front Axle	Rear Axle	GVWR
GAWR	10,000 lbs	21,000 lbs	31,000 lbs
Wheels/Tires	12,350 lbs	23,360 lbs	
Suspension	10,000 lbs	21,000 lbs	
Axle	10,000 lbs	21,000 lbs	
Legal Axle Limit	0 lbs	0 lbs	

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2025 F-750 Diesel Regular Cab Base (F7D)

Price Level: 515

Vehicle Dimension and Performance Summary (cont'd)

Start, Grade and Speed

Shift Indicator

Vehicle equipped without Park Pawl. Shift indicator will display RNDM.

Start	Ratio	Desired	Calculated
Start grade capability in 1st gear	4.62	15.00 %	30.99 %
Start grade capability in reverse	4.70	15.00 %	31.53 %
Grade	Ratio	Desired	Calculated
Maximum grade in 8th gear	0.85	3.00 %	5.80 %
Maximum grade in 9th gear	0.69	3.00 %	4.68 %
Maximum grade in 10th gear	0.63	3.00 %	4.31 %
Speed		Desired	Calculated
Top Speed (level grade)		75 mph	94 mph
<i>To meet your requirement you need a maximum axle ratio of 8.15</i>			
Top Speed on 3% grade		55 mph	
<i>To meet your requirement you need a maximum of 189 hp</i>			
Cruise Speed		60 mph	68 mph
Engine RPM at desired cruise speed			2,042 rpm

Variables in Use

Start

Rear axle ratio:	6.50	Clutch engagement torque:	350 ft.lbs.
Tire size:	11R22.5 (497 rev/mile)	Torque conversion ratio:	1.97
Gross Vehicle Weight (GVW):	31,000 lbs		

Grade

Rear axle ratio:	6.50	Gross Vehicle Weight (GVW):	31,000 lbs
Tire size:	11R22.5 (497 rev/mile)	Peak engine torque:	700 ft.lbs.

Speed

Engine Power:	270 hp @ 2,400 rpm	Worst road surface	Typical Highway
Governed RPM:	3,200 rpm	Final Drive Ratio:	0.63
Frontal Area:	57.68 Sq.Ft.	Drag Coefficient	0.80
Cruising RPM	2,300 rpm		

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2025 F-750 Diesel Regular Cab Base (F7D)

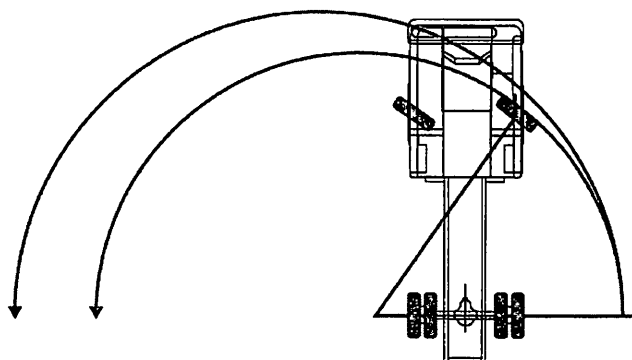
Price Level: 515

Vehicle Dimension and Performance Summary (cont'd)

Turning Radius

Turning radius to curb: 27.00 ft

Turning radius to bumper: 28.61 ft



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10.d

Call Us first, for all of your Fleet Automotive, & Light Truck needs.

Quote

PHONE (800) ALANJAY (252-6529)	DIRECT 863-402-4216	WWW.ALANJAY.COM	55972-1
Corporate Office	2003 U.S. 27 South Sebring, FL 33870	MOBILE 904-505-9682	Mailing Address P.O. BOX 9200 Sebring, FL 33871-9200
	FAX 863-402-4221		

ORIGINAL QUOTE DATE
7/22/2024

PRICE QUOTE FORM

REVISED QUOTE DATE
7/22/2024

REQUESTING AGENCY	COLUMBIA, CITY OF (SC)
CONTACT PERSON	BILLY BOWERS
PHONE	803-545-3811
	MOBILE
	FAX
EMAIL	WILLIAM.BOWERS@COLUMBIASC.GOV

PRICED IN ACCORDANCE STATE OF SOUTH CAROLINA CONTRACT #: 4400029875

MODEL	31115	MSRP	\$30,000.00
2025 NISSAN FRONTIER KING CAB PICKUP 2WD S 6' BED			
CUSTOMER ID		GOVERNMENT PRICE	\$28,510.00

BED LENGTH

6' Bed

** All vehicles will be ordered white w/ darkest interior unless clearly stated otherwise on purchase order.

FACTORY OPTIONS	DESCRIPTION	
QAK	Glacier White	\$0.00
G	OPTIONS Charcoal, Cloth Seat Trim	\$0.00
TOW	[T92] Tow Package	\$0.00
DMU	Dealer Markup	\$1,710.60
DISCOUNT	Government Discount	\$0.00

FACTORY OPTIONS \$1,710.60

AFTERMARKET OPTIONS	DESCRIPTION	
CD FEE	COURTESY DELIVERY -DROP SHIP- TO LOCAL VENDOR FOR PDI	\$636.00

AFTERMARKET OPTIONS \$636.00

TRADE IN TOTAL COST \$30,856.60

YES WE TAKE TRADE INS ~~~ ASK ABOUT MUNICIPAL FINANCING ~~~

TOTAL COST LESS TRADE IN(S) QTY 1 \$30,856.60

Estimated Annual payments for 60 months paid in advance: \$7,094.57
Municipal finance for any essential use vehicle, requires lender approval, WAC.

Comments QUOTE SUBJECT TO FACTORY ORDER ACCEPTANCE or 30 DAYS

VEHICLE QUOTED BY MATT FORTE GOVERNMENT ACCOUNT MANAGER matt.forte@alanjay.com

"I Want to be Your Fleet Provider"

I appreciate the opportunity to submit this quotation. Please review it carefully. If there are any errors or changes, please feel free to contact me at any time.
I am always happy to be of assistance.



Alan Jay Automotive Management

Matt Forte | 904-505-9682 | matt.forte@alanjay.com

2025 MODEL PROVIDED

10.d

Vehicle: [Fleet] 2023 Nissan Frontier (31113) King Cab 4x2 S Auto *Ltd Avail* ( Complete)



Note:Photo may not represent exact vehicle or selected equipment.

Window Sticker

SUMMARY

[Fleet] 2023 Nissan Frontier (31113) King Cab 4x2 S Auto *Ltd Avail*

MSRP:\$29,190.00

Interior:Charcoal, Cloth Seat Trim

Exterior 1:Glacier White

Exterior 2:No color has been selected.

OPTIONS

CODE	MODEL	MSRP
31113	[Fleet] 2023 Nissan Frontier (31113) King Cab 4x2 S Auto *Ltd Avail*	\$29,190.00
OPTIONS		
G	Charcoal, Cloth Seat Trim	\$0.00
QAK	Glacier White	\$0.00
TOW	[T92] Tow Package	\$505.00
SUBTOTAL		\$29,695.00
Adjustments Total		\$0.00
Destination Charge		\$1,335.00
TOTAL PRICE		\$31,030.00

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Data Version: 20144. Data Updated: Aug 8, 2023 6:42:00 PM PDT.



Vehicle: [Fleet] 2023 Nissan Frontier (31113) King Cab 4x2 S Auto *Ltd Avail* (Complete)

FUEL ECONOMY

Est City:18 MPG
Est Highway:24 MPG
Est Highway Cruising Range:506.40 mi



Vehicle: [Fleet] 2023 Nissan Frontier (31113) King Cab 4x2 S Auto *Ltd Avail* ( Complete)

Standard Equipment

Mechanical	
	Engine: 3.8L DI DOHC 24-Valve V6
	Engine Auto Stop-Start Feature
	Transmission w/Oil Cooler
	Transmission: 9-Speed Automatic
	Rear-Wheel Drive
	3.692 Axle Ratio
	Battery w/Run Down Protection
	185 Amp Alternator
	Towing Equipment -inc: Trailer Sway Control
	1610# Maximum Payload
	GVWR: 6,012 lbs
	Gas-Pressurized Shock Absorbers
	Front Anti-Roll Bar
	Hydraulic Power-Assist Speed-Sensing Steering
	21.1 Gal. Fuel Tank
	Single Stainless Steel Exhaust
	Double Wishbone Front Suspension w/Coil Springs
	Solid Axle Rear Suspension w/Leaf Springs
	4-Wheel Disc Brakes w/4-Wheel ABS, Front And Rear Vented Discs, Brake Assist and Hill Hold Control
	Brake Actuated Limited Slip Differential
Exterior	
	Regular Box Style
	Wheels: 16" Styled Steel
	Tires: P265/70R16 All Season
	Steel Spare Wheel
	Full-Size Spare Tire Stored Underbody w/Crankdown
	Clearcoat Paint
	Body-Colored Front Bumper w/Black Rub Strip/Fascia Accent
	Black Rear Step Bumper

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Alan Jay Automotive Management

Matt Forte | 904-505-9682 | matt.forte@alanjay.com

10.d

Vehicle: [Fleet] 2023 Nissan Frontier (31113) King Cab 4x2 S Auto *Ltd Avail* ( Complete)

Exterior

Black Side Windows Trim, Black Front Windshield Trim and Black Rear Window Trim

Black Door Handles

Black Manual Side Mirrors w/Manual Folding

Fixed Rear Window

Deep Tinted Glass

Variable Intermittent Wipers

Fully Galvanized Steel Panels

Front Splash Guards

Black Grille

Reverse Opening Rear Doors

Tailgate Rear Cargo Access

Manual Tailgate/Rear Door Lock

Intelligent Auto Headlights (i-Ah) Auto On/Off Aero-Composite Halogen Headlamps w/Delay-Off

Cargo Lamp w/High Mount Stop Light

LED Brakelights

Entertainment

Radio w/Seek-Scan, Clock and Radio Data System

Radio: SXM/AM/FM/AUX/USB Audio System w/4 Speakers -inc: 8.0" color touch-screen display, Apple CarPlay, Android Auto, Bluetooth hands-free phone system and streaming (audio or text message), voice recognition for audio features, Siri Eyes Free, 1 USB-A and 1 USB-C front ports and steering wheel audio controls

Integrated Roof Antenna

2 LCD Monitors In The Front

Interior

Driver Seat

Passenger Seat

50-50 Folding Jump Front Facing Fold-Up Cushion Rear Seat

Manual Tilt Steering Column

Gauges -inc: Speedometer, Odometer, Engine Coolant Temp, Tachometer, Trip Odometer and Trip Computer

Fixed Rear Windows

Front Bucket Seats -inc: 6-way manual driver's seat and 4-way manual front passenger's seat

Front Cupholder

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Data Version: 20144. Data Updated: Aug 8, 2023 6:42:00 PM PDT.



Vehicle: [Fleet] 2023 Nissan Frontier (31113) King Cab 4x2 S Auto *Ltd Avail* ( Complete)

Interior

- Proximity Key For Push Button Start Only
- Remote Keyless Entry w/Integrated Key Transmitter, Illuminated Entry and Panic Button
- Cruise Control w/Steering Wheel Controls
- Manual Air Conditioning
- HVAC -inc: Underseat Ducts
- Glove Box
- Driver Foot Rest
- Interior Trim -inc: Metal-Look Instrument Panel Insert and Chrome Interior Accents
- Full Cloth Headliner
- Leatherette Door Trim Insert
- Urethane Gear Shifter Material
- Cloth Seat Trim
- Day-Night Rearview Mirror
- Full Floor Console w/Covered Storage and 1 12V DC Power Outlet
- Front Map Lights
- Fade-To-Off Interior Lighting
- Full Carpet Floor Covering
- Pickup Cargo Box Lights
- Instrument Panel Covered Bin, Dashboard Storage, Driver / Passenger And Rear Door Bins
- Power 1st Row Windows w/Driver 1-Touch Down
- Delayed Accessory Power
- Power Door Locks w/Autolock Feature
- Driver Information Center
- Trip Computer
- Digital/Analog Appearance
- Manual Anti-Whiplash Adjustable Front Head Restraints and Manual Adjustable Rear Head Restraints
- Front Center Armrest
- 1 Seatback Storage Pocket
- Immobilizer
- 1 12V DC Power Outlet

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Alan Jay Automotive Management

Matt Forte | 904-505-9682 | matt.forte@alanjay.com

Vehicle: [Fleet] 2023 Nissan Frontier (31113) King Cab 4x2 S Auto *Ltd Avail* (Complete)

Interior

Air Filtration

Safety-Mechanical

Electronic Stability Control (ESC)

ABS And Driveline Traction Control

Safety-Exterior

Side Impact Beams

Safety-Interior

Dual Stage Driver And Passenger Seat-Mounted Side Airbags

Automatic Emergency Braking with Pedestrian Detection

Collision Mitigation-Front

Driver Monitoring-Alert

Low Tire Pressure Warning

Dual Stage Driver And Passenger Front Airbags

Curtain 1st And 2nd Row Airbags

Airbag Occupancy Sensor

Driver And Passenger Knee Airbag

Outboard Front Lap And Shoulder Safety Belts -inc: Height Adjusters and Pretensioners

RearView Monitor Back-Up Camera

WARRANTY

Basic Years: 3

Basic Miles/km: 36,000

Drivetrain Years: 5

Drivetrain Miles/km: 60,000

Corrosion Years: 5

Corrosion Miles/km: Unlimited

Roadside Assistance Years: 3

Roadside Assistance Miles/km: 36,000

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For NCSA Contract Purchases:
 Please send P.O. to Amick & NCSA including:
 Contract #, Spec #, Contact Info, & Fed. Tax ID #
 NCSA: kmitman@ncsheriffs.net
[LINK: NCSA Terms & Conditions](#)

CONTRACT #
24-08-0421R / 25-09-0423
SPECIFICATION #
2807

END USER: COLUMBIA, CITY OF
 SAMANTHA YEAGER
 EQUIPMENT INSTALL TYMCO - WACO, TX
 LOCATION:

Description

Contract Price

MODEL: **TYMCO 600**
 SIZE:
 PAINT: **WHITE**
 WARRANTY: TYMCO: 1 YR SWEEPER, 2 YR SKIDS. AUX. ENGINE: SEE MFG. WARRANTY FOR DETAILS.

STANDARD EQUIPMENT INCLUDED

AUXILIARY ENGINE: JOHN DEERE DIESEL 4045T FINAL TIER-4; 99 HP @2200 RPM
 AUXILIARY ENGINE IN-CAB AIR FILTER RESTRICTION INDICATOR W/GAUGE
 AUXILIARY ENGINE PROTECTION SYSTEM: ENGINE ECU TO PROVIDE AUTOMATIC MONITORING
 AUXILIARY FUSE PANEL: 12V DC FUSED POWER SOURCE FOR ANY ADD'L ELECTRICAL
 BLUELOGIC CONTROL SYSTEM: MULTIPLEXED ELECTRICAL SYSTEM - INCLUDES HARDWARE
 DUST CONTROL SYSTEM: 220 GALLON CAPACITY WATER TANK, 5 GPM ELECTRIC WATER
 HIGH CAPACITY DUST SEPARATOR
 HYDRAULIC SYSTEM PROTECTION: HYDRAULIC FILTER RESTRICTION INDICATOR MOUNTED IN
 HOPPER INSPECTION DOORS (2)
 TWIN GUTTER BROOMS, FLOODLIGHTS, PARABOLIC MIRRORS
 CABLE OPERATED PRESSURE BLEEDER
 WATER FILL HOSE & RACK
 WORK PLATFORM
 BACK-UP ALARM
 DUO SKIDS
 REAR BUMPER PADS
 REAR MOUNTED OVAL DESIGN ALTERNATING/FLASHING WARNING LIGHTS (2) - LED
 REAR MOUNTED WORKLIGHT (1)
 REVERSE PICK-UP HEAD SYSTEM
 RUBBER LINED BLOWER
 AMBER BEACON LIGHT - HOPPER MOUNTED
 REAR VIEW CAMERA

OPTIONAL UPGRADES AND ACCESSORIES INCLUDED

AUXILIARY HYDRAULIC SYSTEM
 GUTTER BROOM TILT ADJUSTER: RIGHT
 GUTTER BROOM TILT ADJUSTER: LEFT
 GUTTER BROOM VARIABLE SPEED: RIGHT AND LEFT
 ADDITIONAL GUTTER BROOM NOZZLE: RIGHT
 ADDITIONAL GUTTER BROOM NOZZLE: LEFT
 ADDITIONAL PRESSURE TRANSITION NOZZLE
 ADDITIONAL HOPPER NOZZLE
 A.O.D. (AIR OPERATED DIAPHRAM PUMP) WITH WASHDOWN HOSE AND GUN
 EXTRA WATER CAPACITY - 330 GALLONS: COMDEX
 HIGH OUTPUT WATER SYSTEM
 WATER TANK LEVEL GAUGE
 ABRASION PROTECTION PACKAGE
 DUMP SWITCH IN CAB
 HOPPER SUCTION INLET WEAR FLANGE WITH LINER
 SWEEPER DELUGE
 ASI (AUTO SWEEP INTERRUPT)
 LINEAR ACTUATOR W/ GAUGE - PRESSURE BLEEDER
 PICK-UP HEAD CURTAIN LIFTER
 SKID BUMPER EXTENSION SET (3")
 STAINLESS STEEL HOPPER (EXCHANGE)
 PICK-UP HEAD CAMERA
 AUXILIARY ENGINE REMOTE OIL SIGHT GAUGE

LOCAL OPTIONS INCLUDED

PREVENTATIVE MAINTENANCE CONTRACT: 5 YEARS

DEALER SERVICES INCLUDED

FREIGHT TO AMICK EQUIPMENT
 BODY PRE-DELIVERY INSPECTION
 AECI MOBILE ON-SITE WARRANTY PKG., 12 MO.
 ON-SITE TRAINING - PROVIDED BY REQUEST

DELIVERY OPTION INCLUDED:

AECI DELIVERS TO END USER.

COMMENTS:

Pricing Disclaimer: Despite recent improvements, orders may still be subject to additional price increases, when announced by chassis or body manufacturer.

Subtotal:	\$	386,293.00
Contract Discount - Options / Accessories:	\$	(5,356.20)
Additional Discount:	\$	(7,244.00)
Subtotal:	\$	373,692.80

Chassis Description

MODEL: **2025 FREIGHTLINER M2-106 PLUS**
 GVWR: 33000 LBS
 ENG & TRAN: CUMMINS B6.7 DIESEL / DROPDOWN - CHOOSE:
 PAINT: WHITE
 COMMENTS: SEE CHASSIS SPECIFICATIONS FOR COMPLETE DETAILS.
 AIR HORN DUAL
 BATTERY DISCONNECT
 FIRE EXTINGUISHER
 FRONT TOW HOOKS
 HAZARD REFLECTORS
 LED AMBER TRAFFIC DIRECTING LIGHT: REAR MOUNTED
 PARABOLIC MIRROR HEAD (2) - 12"

Unit Subtotal:	\$	373,692.80
Tax - Motor Vehicle (SC IMF / NC HUT):	N/A.	Pay separately.
Unit Purchase Price:	\$	373,692.80

Payment Terms:

MUNI & CHASSIS DEALERS: NET 15

* C.O.D Discount: 1%

* Late Fee: 1%

Completion Estimate:

300 Days after receipt of ORDER

Note:

ETAs are based on schedule at time of quote and are subject to change.

QUOTED BY: Dave Hull
 DATE: 8/16/2024
 VALID UNTIL: 9/15/2024

ORDER ACCEPTANCE

SIGNATURE

DATE

ADDITIONAL OPTIONS: Prices shown in "additional options available" section are not included in the "Total" price and do not include taxes.

TAXES: Unless itemized above, prices do not include local, state or federal taxes.

MOTOR VEHICLE TAXES: AECI no longer collects SC "IMF" or NC "Highway Use Tax". Either the chassis dealer or the DMV will collect motor vehicle tax/fees when registering vehicle.

PAYMENT TERMS: Payment is due PRIOR to delivery. When ample credit has been extended to customer, payment is due within 30 Days of invoice.

TITLEWORK / MCO: Allow 5-10 business days after receipt of payment to process Title or Manufacturer's Certificate of Origin (MCO).

QUOTE EXPIRATION: Pricing is honored for 30 days from date quoted, barring extenuating circumstances such as, but not limited to, volatile markets, factory price increases, etc. AECI makes every effort to give as much notice as possible in such instances.

DELIVERY ESTIMATES: ETA's are based on production schedules at the time of quote and are subject to changes in truck or body production schedules as well other factors such as transportation delays, etc.

WEIGHT RESTRICTIONS: Operating overweight equipment can result in fines, damage to equipment or injury to operators. AECI makes every effort to quote equipment meeting local, state & federal weight regulations. Nevertheless, it is up to the end user to familiarize themselves with all applicable weight laws and avoid exceeding legal weight limits, regardless of truck's GVWR.

CHASSIS DEALERS: Please ensure chassis specs meet body manufacturer's minimum requirements, which are supplied upon request. Deviations may result in additional charges, for which the truck dealer will be responsible.

CHASSIS DEALER PAYMENT TERMS: Payment term begins when truck is delivered to customer or truck dealer for PDI, whichever is first. Payments received later than 15 DAYS are subject to penalty of Prime % APR, calculated on a daily basis. ANY EXCEPTIONS must be agreed to writing prior to order.

COOPERATIVE PURCHASING CONTRACTS: Cooperative purchasing contract such as NCSA, Sourcwell, etc. are a tool which satisfies the competitive bidding requirements for some municipalities. AECI Equipment (or its Body Manufacturer) are approved vendors on several contracts, authorized to offer awarded equipment according to each contract's terms and conditions. If a

municipalities. Amick Equipment (or its Body Manufacturer) are approved vendors on several contracts, authorized to offer awarded equipment according to each contract's terms and conditions. If a contract award included both body and chassis, then that contract clearly satisfies the bidding requirements for both body and chassis. Some of Amick's contracts were awarded for the body portion only. Upon request, Amick may offer a compatible chassis from another qualified contract holder or may offer a non-contract option.. Unless explicitly stated, customers shall not assume that any of



10.e

Model **600**



Regenerative Air Sweeper

The Sweeper that Changed an Industry

Model 600[®] Regenerative Air Sweeper[®]



Cleaning Applications

- Crowned, Cracked and Irregular Paved Streets and Roads
- BMP (Best Management Practice) for Stormwater Quality
- Porous and Permeable Pavements
- Airport Runways and Taxiways
- BMP for Fugitive Dust Control
- Industrial Facility Cleaning
- Asphalt and Concrete



No Grease Fittings = Less Maintenance

*Sweeper photographs may contain optional equipment.
Consult your dealer for more information.*

TYMCO REG

Options for Your Cleaning Needs

10.e

The **Auxiliary Hand Hose** is a powerful suction nozzle for hard to reach cleaning applications such as catch basins, sumps, fence lines, and around garbage containers. The hydraulic boom assist makes operation of the heavy duty hand hose easier.

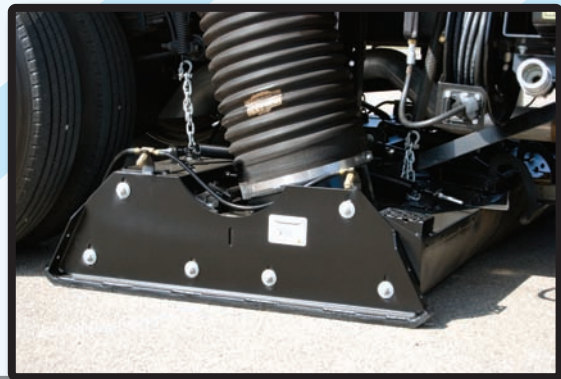


The in-cab operated **Pick-Up Head Front Curtain Lifter** allows the operator to raise the front curtain allowing large amounts of lighter materials, such as leaves to easily pass beneath the pick-up head.



The **43 inch Gutter Brooms** can be equipped with **Hydraulic Tilt Adjusters, Variable Speed Control** and **Drop Down Mode** allowing the brooms to work in an outboard or inboard position.

The **TYMCO Broom Assist Pick-Up Head (BAH®)** provides an on-demand broom for applications where a center broom may be desired. In-cab controls allow for broom assisted sweeping only when needed, reducing broom wear.



Additional Options

- An **Abrasion Protection Package** is available to protect your sweeper and extend component life when sweeping highly abrasive materials.
- **Stainless Steel** components are available for maximum corrosion resistance. The hopper, dump door, inspection doors, hopper screen, blower housing, dust separator and hopper drain can be fabricated with low carbon, high chrome stainless steel.
- **High Output Water Dust Control System**
- **Hi/Low Pressure Washdown System**
- **Catch Basin Cleaning Package**
- **Sweeper Deluge System**
- **Hopper Drain System**
- **COMDEX® (Compact Design Extra Water)**
- **Auto Sweep Interrupt**
- **Lateral Air Flow System**
- **Glycol Recovery System**
- **Light, Standard and Heavy Duty Magnets**

Regenerative Air Cleans

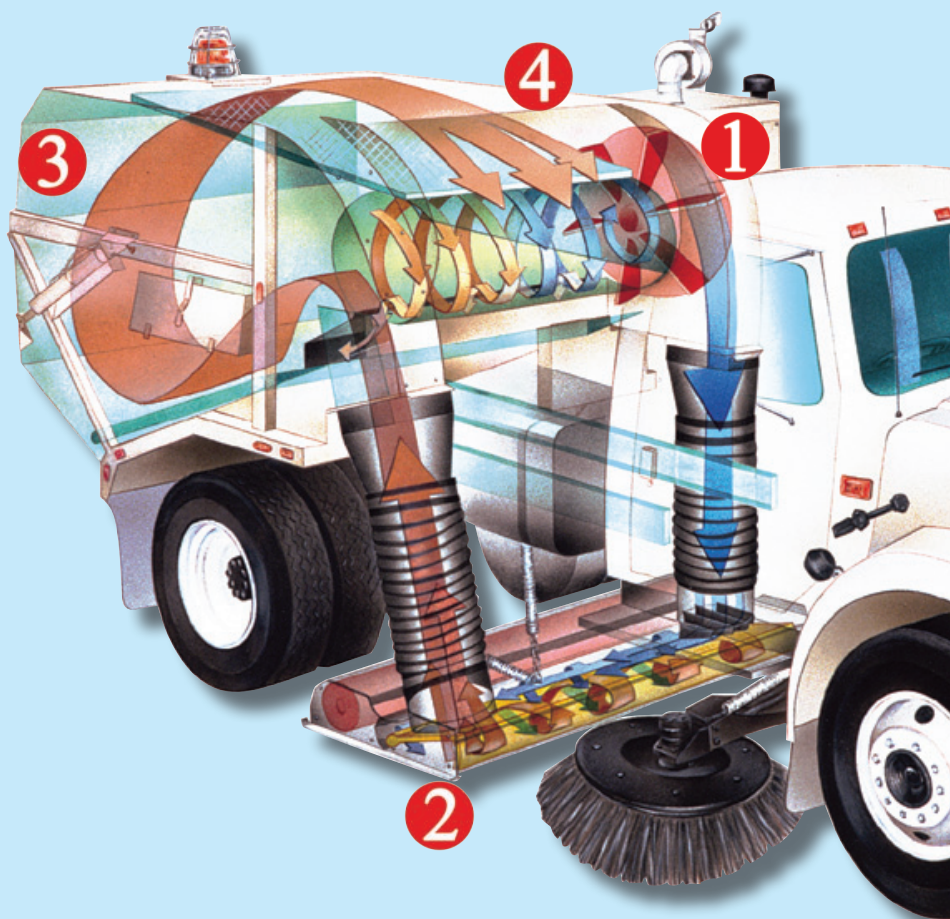
Packet Pg. 105

Key Features

10.e

- Large 7.3 Cubic Yard Hopper with over 10,000 lb. Payload
- Stationary Hopper with simple Raker Dump System
- Useable 87 inch wide Pick-Up Head with DUO-SKIDS
- Large 14 inch Suction and Pressure Hoses
- Powerful, yet Fuel Efficient Auxiliary Engine
- No Grease Fittings for Ease of Maintenance
- Powerful 43 inch "Trailing Arm" Gutter Brooms
- Centrally located Lighted Control Panel
- Simple Single Stage Hydraulic Cylinders
- Dust Control System - Efficient Low Volume High Pressure

True Regenerative Air®



1. The closed-loop Regenerative Air System uses the force of a high velocity controlled jet of air created by the powerful blower wheel.

2. This jet of air blasts down and across the pick-up head onto the pavement and into the cracks forcing up into the air stream packed-on heavy debris as well as fine dust particles.

3. The debris laden air stream is pulled into the large hopper, where the air loses velocity and the larger debris falls to the bottom. A screen at the top of the hopper prevents items such as paper, cans and rocks from leaving the hopper and entering the centrifugal dust separator.

4. The patented centrifugal dust separator spins the air along the curved wall of the chamber until the micron size dust particles are skimmed off into the hopper. Only clean air is returned to the blower to start the Regenerative Air cycle again. This closed-loop system means no dirty air is exhausted into the environment only to settle on the surface again.

North Carolina Sheriffs' Association Contract Award Agreement

Heavy Equipment Procurement Program Bid 25-09-0423

We are pleased to announce the North Carolina Sheriffs' Association has successfully completed its statewide competitive award for heavy equipment. All local government units are eligible to utilize this competitively bid contract while keeping with their local governing purchasing ordinances. Bid 25-09-0423 will be effective May 18, 2024 through May 17, 2025.

Congratulations, your company has been included on the Association's price sheet contract controlled by the North Carolina Sheriffs' Association's Solicitation for Bids and Contract Terms and Conditions.

By the award of this contract based on your company's bid for Solicitation Number 25-09-0423, all terms and conditions set forth in the Solicitation for Bids and Contract Terms and Conditions are incorporated herein by reference and agreed to by the Contractor and the North Carolina Sheriffs' Association.

Signature of Authorized Representative

Michael Werksman

Printed Name of Authorized Representative

All Traffic Solutions, Inc.

Contractor/Vendor Name (Please Print)

5/17/2024

Date

Signature of NCSA Contract Administrator

Jason D. Bennett

Printed Name of NCSA Contract Administrator

May 18, 2024

Date



MEETING DATE: September 3, 2024

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ZONING MAP AMENDMENT for Kings Grant Drive @ I-77, TMS# 16507-02-01 (portion) & TMS# 16507-02-02 (portion)

FUNDING SOURCE & ORIGINAL BUDGET:

CLEAN WATER 2020?: No

PURPOSE:

Ordinance No.: 2024-068 - Amending the Official Zoning Map to modify the zoning for 2.14 acres of Kings Grant Drive @ I-77, Richland County TMS #16507-02-01 (portion) and TMS #16507-02-02 (portion)

Council District: 4

Proposal: Request to rezone approximately 2.14 acres from Residential Single-Family - Large Lot District (RSF-1) to Neighborhood Activity Center/Corridor (NAC).

Applicant: Michael Sandifer, Vogue Towers

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval (5-0)

First reading approval was given on August 20, 2024.

ATTACHMENTS:

- **#a:** ZMA-2024-0008_Kings Grant Dr_ZPH packet (PDF)
- **#b:** 2024-068 - Zoning Map Amendment to Rezone Kings Grant Drive (PDF)
- **#c:** Supplemental info 6 (PDF)

HISTORY:

08/20/24

Columbia City Council

APPROVED ON FIRST READING.

Ms. Amy Ballou

Ms. Pat Tant



CITY COUNCIL

August 20, 2024, 2024 at 4:00 P.M.

Busby Street Community Center, 1735 Busby Street, Columbia, S.C., 29203

ZONING MAP AMENDMENT CASE SUMMARY

Kings Grant Drive @ I-77, TMS# 16507-02-01 (portion) & TMS# 16507-02-02 (portion)

Council District: 4

Proposal: Request to rezone approximately 2.14 acres from Residential Single-Family – Large Lot District (RSF-1) to Neighborhood Activity Center/Corridor (NAC).

Applicant: Michael Sandifer, Vogue Towers

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval (5-0)

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: approximately 2.14 acres

Current Use: wooded area at front entrance of Kings Grant

Proposed Use: wireless communications facility (WCF)

Future Land Use Classification: Urban Edge Residential Large Lot (UER-2)

Current Zoning: Residential Single-Family – Large Lot District (RSF-1)

Proposed Zoning: Neighborhood Activity Center/Corridor (NAC)

PLANS, POLICIES, AND LAND USE

Comprehensive Plan Land Use Classification

The subject property is designated as Urban Edge Residential Large Lot (UER-2) in the *Columbia Compass: Envision 2036* Future Land Use Map

Refer to the attached land use classification description.

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

The subject property is not located within the study area of an existing neighborhood, small area, community, or corridor plan adopted by the City of Columbia or Richland County. The property is located within the [Columbia East Traffic Improvement Plan](#) study area, a planning process currently being facilitated by the Central Midlands Council of Governments (CMCOG).

ZONING

The subject property is currently zoned Residential Single-Family – Large Lot District (RSF-1). The abutting properties within the City of Columbia are zoned Institutional – Fort Jackson District (INS-FJ) to the north, Residential Single-Family – Large Lot District (RSF-1) with portions inside the Floodplain Overlay District (OV-FP) and Floodway Overlay District (OV-FW) to the east, and Office and Institutional District (O-I) across I-77 to the south.

The proposed City of Columbia Zoning is Neighborhood Activity Center/Corridor (NAC).

Refer to the attached zoning district descriptions for more information on the existing and proposed City of Columbia zoning.

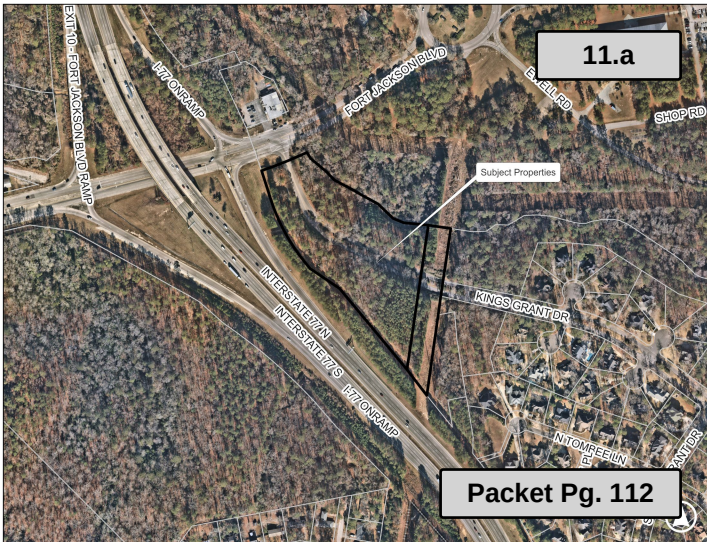
STAFF RECOMMENDATION

The applicant notified King's Grant Owner's Association of the intended rezoning and was granted authority to apply via the attached Letter of Agency, so staff understands there to be support for the project. Staff finds that the proposed zoning is consistent with the future land use classifications in the *Columbia Compass* comprehensive plan. The requested district is a neighborhood scale district intended to provide a mix of uses that are neighborhood serving, and the requested parcel size for the rezoning implies that development would be limited in scope. Staff requests that City Council approve the rezoning request.

11.a

Subject Properties

Packet Pg. 112



Future Land Use

Kings Grant Drive; TMS# 16507-02-01 and 16507-02-02
Future Land Use: Urban Edge Residential Large Lot (UER-2)

11.a

Legend

- 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
- UCMF - Urban Core Multi-family
- 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
- UCAC-3 - Urban Core Regional Activity Center
- UEAC-1 - Urban Edge Community 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
- S/A - Sports/Amusement
- C/I - Civic/Institutional
- CBA - Central Business Area
- ZOO - Riverbanks Zoo & Garden
- U/C - Universities/Colleges
- FJ - Fort Jackson
- T/S - Transitional/Sensitive Lands
- Parcels
- City Limits

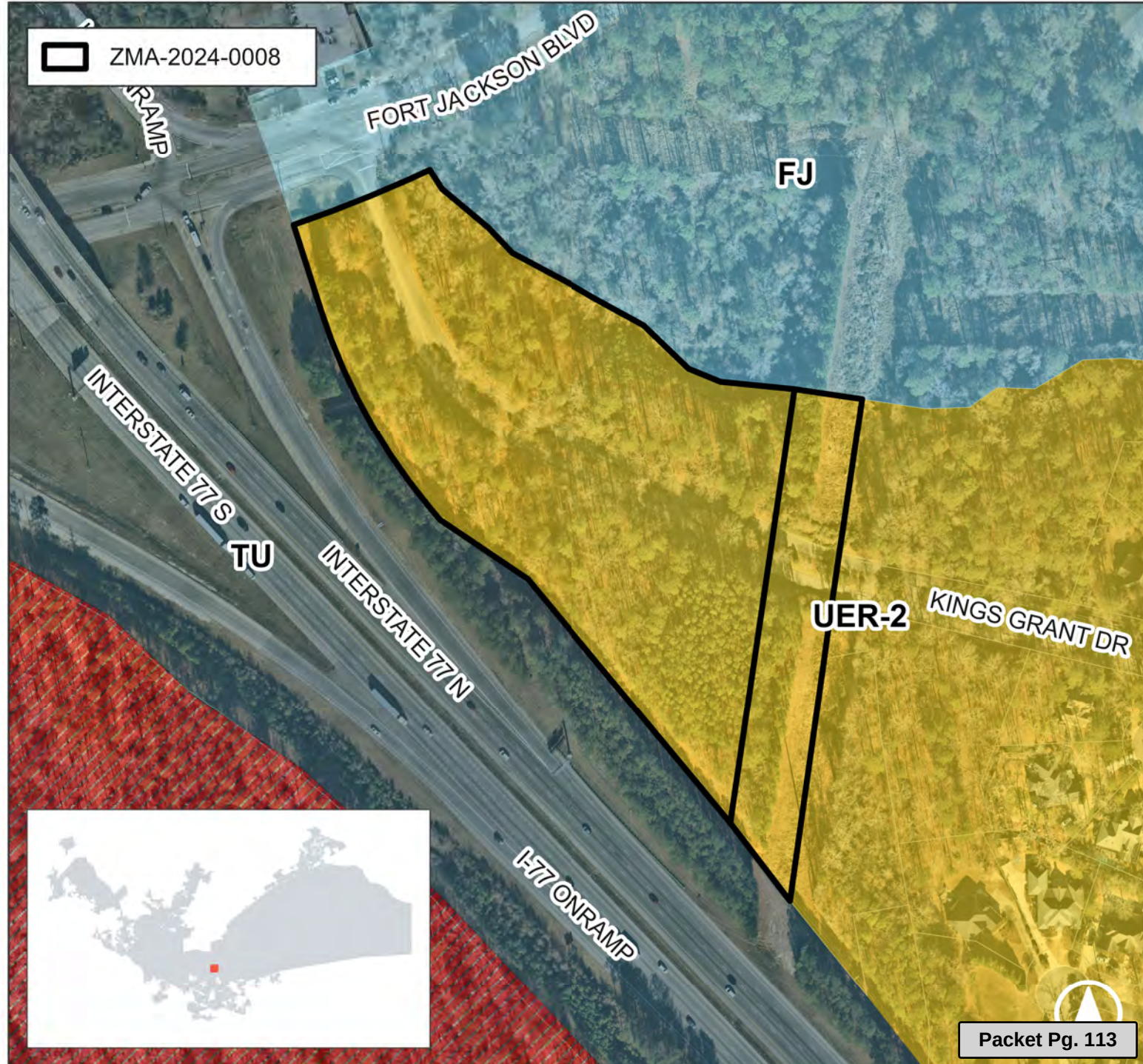
0 200 400 Feet



Planning & Development
Services Department

Created by: swhudson Date: 7/2/2024

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 at the sole risk of the user. Data source: City of



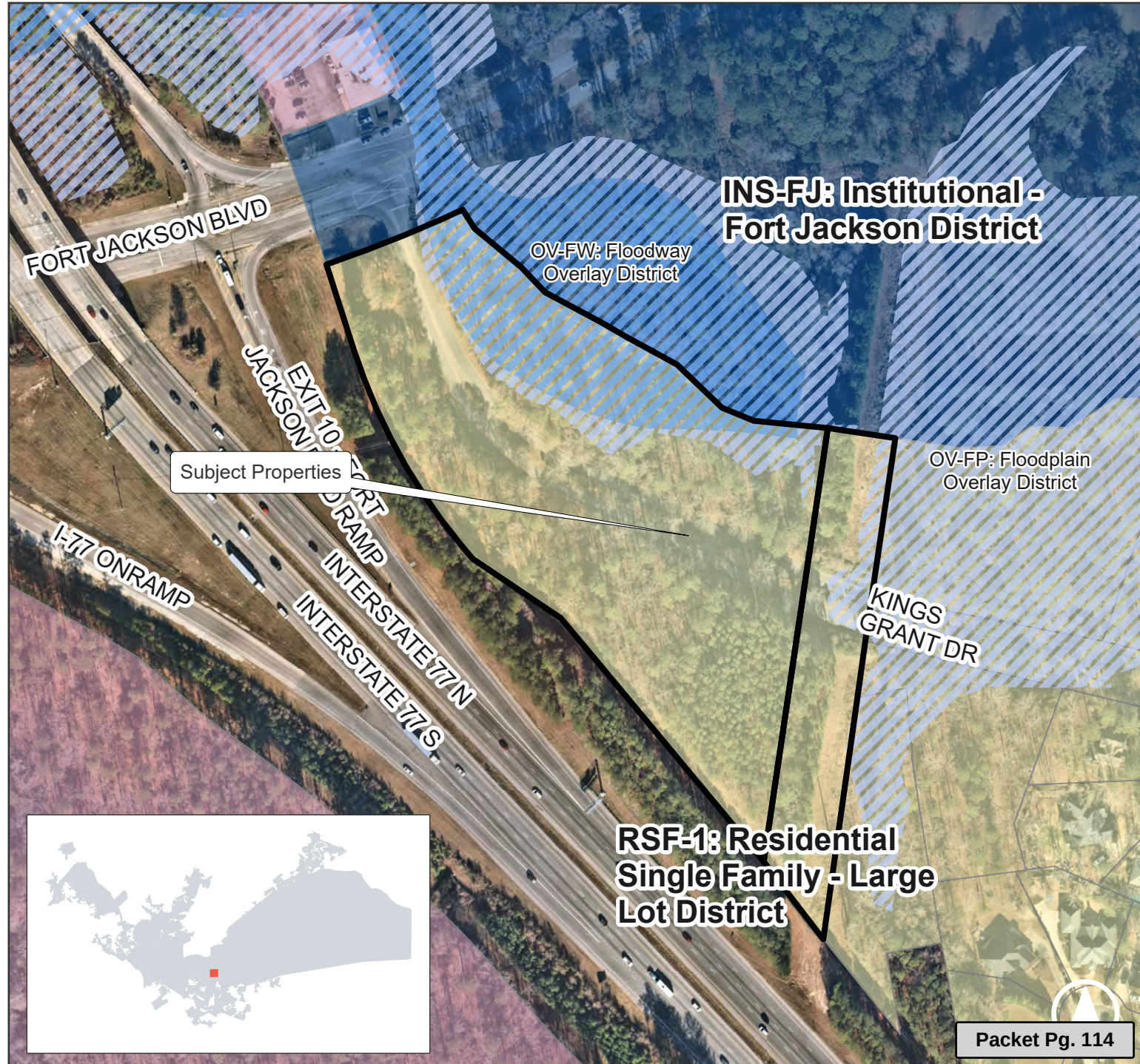
Zoning

Kings Grant Drive; TMS# 16507-02-01 and 16507-02-02
Current Zoning: Residential Single Family - Large Lot District (RSF-1)
Proposed Zoning: Neighborhood Activity Center/Corridor District (NAC)

11.a

Legend

- O-I: Office and Institutional District
- RSF-1: Residential Single Family - Large Lot District
- INS-FJ: Institutional - Fort Jackson District
- OV-FW: Floodway Overlay District
- OV-FP: Floodplain Overlay District
- Parcels
- City Limits

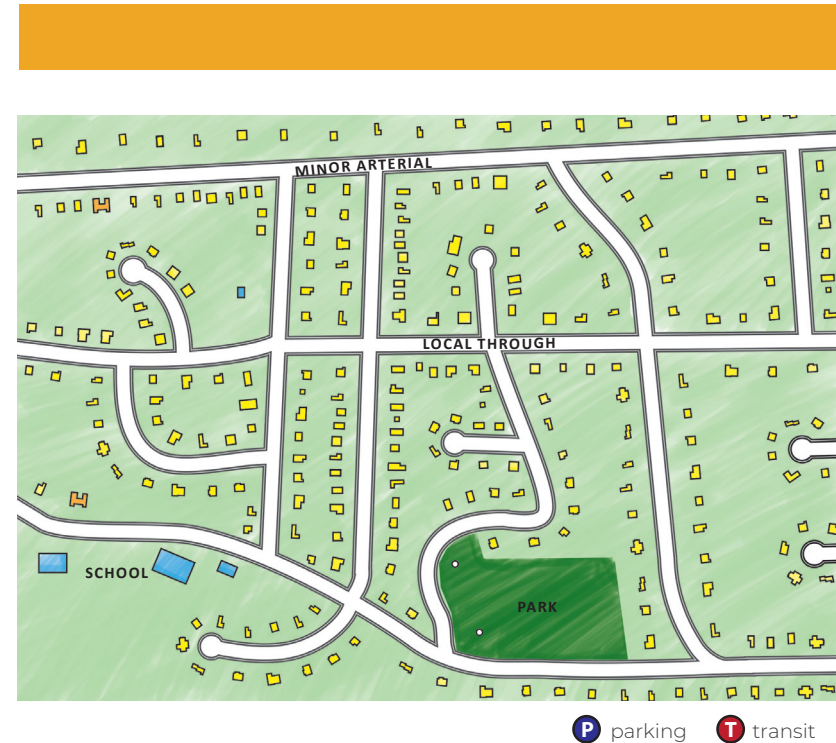


Future Land Use Classification

Development Types

URBAN EDGE RESIDENTIAL SMALL LOT (UER-1)

Urban Edge Residential Small lot neighborhoods account for a significant portion of the City's existing residential neighborhoods. This development type is appropriate as development on remaining large lots or as redevelopment in the outer areas of Columbia. Most of these developments are relatively modern and occurred after 1970. Urban Edge Residential Small Lot developments generally do not continue the grid and block pattern found in the urban core neighborhoods, but do tend to have a consistently organized internal street network with loops and interconnections. Culs-de-sac are most prominent in this development type.



UER-1 BUILDING TYPES/LAND USES

PRIMARY TYPES

- Single-family Detached

TERTIARY TYPES

- Single-family Attached
- Two-family
- Three-family
- Multi-family Small
- Civic/Institutional Small
- Business/Employment Small (excl. Flex)
- Cemeteries & Mausoleums

See matrix for appropriate park/open space types.

Development Types

UER-1 DEVELOPMENT PATTERN/CONTEXT

- The street network is typically curvilinear with irregular block structure and limited points of connection to the main road network. Street widths may be narrow or wide. Sidewalks may or may not be present in existing neighborhoods but should be provided in new developments. On-street parking is uncommon in these neighborhoods when street widths are narrow.
- Blocks are slightly irregular and may display a range of sizes and shapes determined by the parent lot shape and the internal street network.
- Blocks are subdivided into regular sized lots ranging between 2,500 square feet and 10,000 square feet.
- Buildings are typically set back from the street with deep front yards; buildings sit parallel to the street.
- Building sizes vary slightly within a block, but most are one to two stories in height with less than 2,000 square feet of livable space. Exceptions in the number of stories would be for neighborhoods with many split-level homes.
- Most homes have dedicated parking areas in front or side yards. Attached garages or carports are common.
- Open or green spaces are included in individual properties, retention or detention areas, or neighborhood parks. Passive green spaces should be included in new developments.
- Within a single development, building architecture, density, scale, and design will typically be fairly consistent along with front yard setbacks and driveway and garage arrangements.



Current Zoning District



RSF-1: Residential Single Family – Large Lot District

Purpose

The purpose of the Residential Single-Family - Large Lot (RSF-1) District is to provide lands that accommodate primarily single-family detached dwellings at very low densities. The district also accommodates parks and recreation centers, government offices, and minor utility facilities. District regulations discourage development that substantially interferes with the quiet residential nature of the district.

Intensity and Dimensional Standards

Standard	All Uses
Lot Area, min. (sf.)	15,000
Lot Width, min. (ft.)	90
Lot Depth, min. (ft.)	70
Lot Coverage, max. (% of site area)	40
Density, max. (du/acre)	N/A
Front Yard Setback, min. (ft.)	25
Side Yard Setback, min. (ft.)	8
Rear Yard Setback, min. (ft.)	15
Building Height, max. (ft.)	40

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

Use Standards

Uses are presented below for convenience. Please refer to 17-4.2 through 17-4.4 for complete regulations for principal, accessory, and temporary uses. ¹ Conditional Use ² Special Exception

PRINCIPAL USES PERMITTED

	Cemetery ²
Dwelling, single-family detached	Park or greenway ¹
Community recreation center	Utility facility, major ²
Cultural facility ²	Utility facility, minor
Day care facility ²	Community garden ¹
Library	Crop production and processing ²
Place of worship ²	
Public safety facility	
Elementary, middle, or high school ²	
Arboretum or botanical garden ²	

Disclaimer: Zoning district handouts are provided for general informational purposes and may not reflect recent updates made to the City Unified Development Ordinance. Please confirm all zoning information with the City of Columbia Zoning Department prior to making investment decisions.

Proposed Zoning District



NAC: Neighborhood Activity Center/Corridor District

Purpose

The purpose of the Neighborhood Activity Center/Corridor (NAC) District is to provide lands that accommodate moderate-density, walkable, neighborhood-scale mixed-use development with neighborhood-serving commercial development within the City's urban neighborhoods. The district is intended to be applied to portions of a city block, consisting of storefronts with limited on-site parking.

Uses are intended to be neighborhood-serving and capture some through-traffic, though auto-oriented uses and design are discouraged. Allowed uses include live/work and multi-family dwellings, mixed-use, offices, personal services uses, and community service uses. *No minimum parking.

Intensity and Dimensional Standards

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

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

[1] In lieu of this standard, the Zoning Administrator may approve a front yard setback that is within 90 percent and 110 percent of the average front yard setback for buildings on the same block face, if more than 50 percent of the lots on the block face have buildings.

Use Standards

Uses are presented below for convenience. Please refer to 17-4.2 through 17-4.4 for complete regulations for principal, accessory, and temporary uses. ¹ Conditional Use ² Special Exception

PRINCIPAL USES PERMITTED	Day care facility ¹	Laboratory, medical or dental
Dwelling, live-work ¹	Government office	Medical or dental clinic/office
Dwelling, mixed-use	Library	Nursing care facility
Dwelling, multifamily	Membership organization facility	Arboretum or botanical garden
Dwelling, single-family detached	Place of worship ¹	Cemetery
Dwelling, two-family	Public safety facility	Park or greenway ¹
Dwelling, townhouse	Social services facility	Park and ride
Residential care facility ²	Elementary, middle, or high school	Parking lot ¹
Community recreation center	School, business or trade	Parking structure ¹
Cultural facility	Hospital	

Disclaimer: Zoning district handouts are provided for general informational purposes and may not reflect recent updates made to the City Unified Development Ordinance. Please confirm all zoning information with the City of Columbia Zoning Department prior to making investment decisions.

NAC: NEIGHBORHOOD ACTIVITY CENTER/CORRIDOR

Passenger terminal, surface transportation ²	Grocery store or food market ¹
Railroad facility ²	Liquor store ²
Utility facility, major ²	Pawn shop ²
Utility facility, minor	Gasoline sales and service station ¹
Veterinary hospital or clinic ¹	Vehicle equipment supplies sales and rentals
Eating establishment only ¹	Community garden ¹
Eating and drinking establishment, Type 1 ¹	Crop production and processing
Eating and drinking establishment, Type 2 ²	Manufacturing, assembly, or fabrication, light
Funeral home or mortuary	
Business/Professional office	
Bank, retail	
Beauty salon or barbershop	
Body piercing or tattoo establishment ¹	
Dry cleaning pick-up ¹	
Laundry, coin-operated	
Nail salon	
Repair of personal goods	
Banquet hall	
Performing arts center	
Recreation facility, indoor, not elsewhere listed ¹	
Recreation facility, outdoor, not elsewhere listed ²	
Building supplies and equipment store ^{1, 2}	
Consumer goods store ^{1, 2}	
Convenience store ²	
Farmers' market ^{1, 2}	

Disclaimer: Zoning district handouts are provided for general informational purposes and may not reflect recent updates made to the City Unified Development Ordinance. Please confirm all zoning information with the City of Columbia Zoning Department prior to making investment decisions.

ORDINANCE NO.: 2024-068

Amending the Official Zoning Map to modify the zoning for 2.14 acres of Kings Grant Drive @ I-77, Richland County TMS #16507-02-01 (portion) and TMS #16507-02-02 (portion)

WHEREAS, an application has been made to amend the Official Zoning Map of the City of Columbia, S.C. to modify the zoning for Kings Grant Drive @ I-77, Richland County TMS #16507-02-01 (portion) and TMS #16507-02-02 (portion); and,

WHEREAS, City Council adopted *Columbia Compass: Envision 2036* as the City of Columbia Comprehensive Plan by Ordinance No.: 2020-028 along with all the maps and policies contained therein, and amended from time to time, in accordance with the South Carolina Comprehensive Planning Act of 1994 (§6-29 of the SC Code); and,

WHEREAS, the City of Columbia has adopted the Unified Development Ordinance (UDO) by Ordinance No.: 2019-013 and Official Zoning Map of the City of Columbia, S.C. by Ordinance No.: 2021-001, both amended from time to time, in accordance with the authority in Title VI of the SC Code; and

WHEREAS, the City of Columbia Planning Commission has reviewed the application and made a recommendation to City Council regarding the application in accordance with §17-2.5(c)(3)(f) of the UDO; and

WHEREAS, the Columbia City Council has held a public hearing in accordance with §17-2.4(f) of the UDO and §6-29-760 of the SC Code; and

WHEREAS, the Columbia City Council has determined that the proposed rezoning meets one or more of the criteria set forth by §17-2.5(c)(4), Zoning Map Amendment Decision Standards, of the UDO; NOW THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia this ___ day of _____, 2024, that:

1. The above recitals and findings are incorporated herein by reference and made a part of this Ordinance.
2. The property identified as Kings Grant Drive @ I-77, Richland County TMS# 16507-02-01 (portion) and TMS# 16507-02-02 (portion) as shown in Attachment A, is hereby rezoned from Residential Single-Family – Large Lot District (RSF-1) to Neighborhood Activity Center/Corridor (NAC). The Official Zoning Map of the City of Columbia, S.C. is hereby amended to conform to this change.

Requested by:

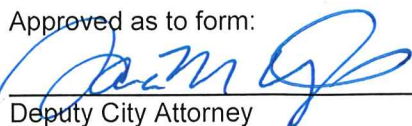
Assistant City Manager Gentry

Mayor

Approved by:

City Manager

Approved as to form:



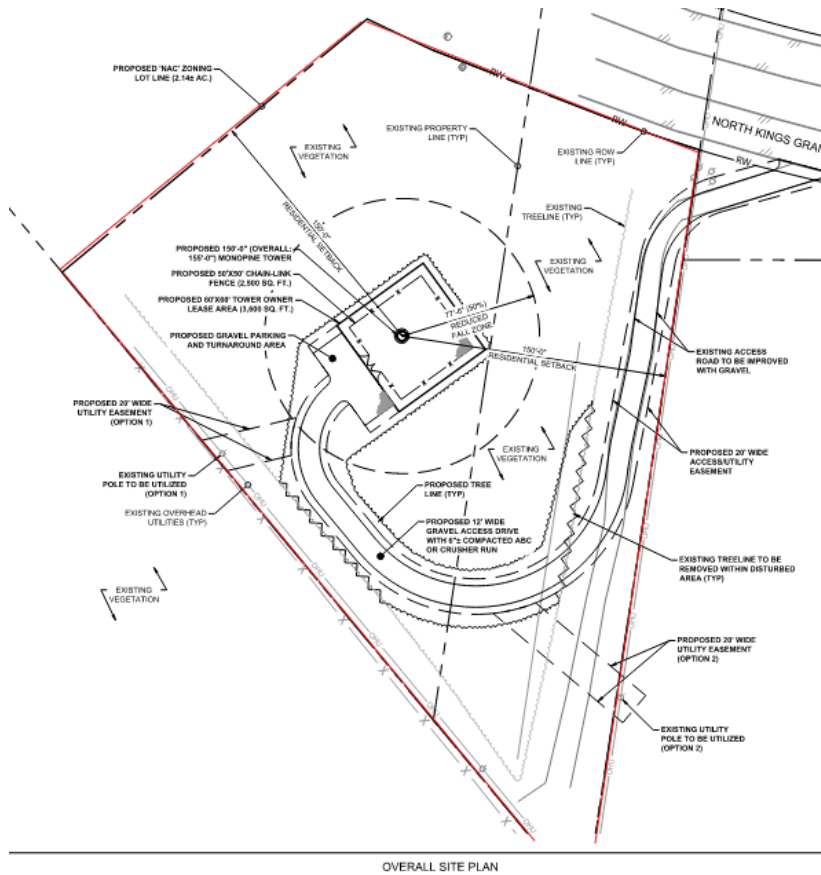
Deputy City Attorney

ATTEST:

City Clerk

Introduced:

Final Reading:



If this plan is acceptable, we will start preparing the rezoning package with the target submittal by the June 17th deadline.

Let me know if we can answer any questions.

Thanks!

Michael A. Sandifer



Main: 470-318-6119 | Cell: 205-532-4870
 100 North Point Center East, Suite 125, Alpharetta, GA 30022
fpaengineers.com



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MEETING DATE: September 3, 2024

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ZONING MAP AMENDMENT for 2405 Two Notch Road, TMS# 11511-11-05 and 11511-11-09

FUNDING SOURCE & ORIGINAL BUDGET:

CLEAN WATER 2020?: No

PURPOSE:

Ordinance No.: 2024-067 - Amending the Official Zoning Map to modify the zoning for 2405 Two Notch Road, Richland County TMS #11511-11-09 and TMS #11511-11-05

Council District: 2

Proposal: Request to rezone the property from Community Activity Center/Corridor District (CAC) to Mixed Use District (MU-2).

Applicant: Lila Anna Sauls

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval (5-0)

First reading approval was given on August 20, 2024.

ATTACHMENTS:

- **#a:** ZMA-2024-0007_TwoNotch2405_ZPH packet (PDF)
- **#b:** 2024-067 - Zoning Map Amendment to Rezone 2405 Two Notch Road (PDF)

HISTORY:

08/20/24

Columbia City Council

APPROVED ON FIRST READING.



CITY COUNCIL

August 20, 2024 at 4:00 P.M.

Busby Street Community Center, 1735 Busby Street, Columbia, S.C., 29203

ZONING MAP AMENDMENT CASE SUMMARY

2405 Two Notch Road, TMS# 11511-11-05 and 11511-11-09

Council District: 2

Proposal: Request to rezone the property from Community Activity Center/Corridor District (CAC) to Mixed Use District (MU-2).

Applicant: Lila Anna Sauls

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval (5-0)

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: .82 acres

Current Use: vacant house and commercial building

Proposed Use: affordable housing development

Future Land Use Classification: Urban Edge Multi-Family (UEMF)

Current Zoning: Community Activity Center/Corridor District (CAC)

Proposed Zoning: Mixed Use District (MU-2)

PLANS, POLICIES, AND LAND USE

Comprehensive Plan Land Use Classification

The subject property is designated as Urban Edge Multi-Family (UEMF) in the *Columbia Compass: Envision 2036* Future Land Use Map

Refer to the attached land use classification description.

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

The subject property is located within the study area of [A Plan for the Redevelopment of East Central City](#) (2004), more specifically within Cluster Three (Section 2, Page 4).

The Plan's site analysis map indicates the subject property is in an area for potential redevelopment (Section 3A, Page 12), and the site analysis notes that many of the commercial buildings in the area

between Waites and Two Notch Road “vacant or are occupied by commercial interests that are typical for low rent areas” and that “in many cases the streets do not have curbs and gutters, and a lack of sidewalks and street lighting creates an unsafe pedestrian experience.” The plan further notes that “Good pedestrian movement is essential for a successful commercial environment” (Section 3A, Page 13).

The plan identifies the revitalization opportunities within the cluster, noting that: “the Two Notch Road corridor presents an opportunity to reduce the amount of existing commercial property, much of which is vacant or under-utilized, and to introduce a higher density residential element that could in turn support a smaller retail node. The higher-density residential would provide housing options as well as buffer the existing residential “core” from Two Notch Road” (Section 3A, Page 14).

The Plan suggests a land use of Attached Single Family Residential (Medium Density), with the closest Activity node at Chestnut and Two Notch (Section 4A, Page 1). The Master Plan recommends the use of design guidelines for new construction, including for single-family, multi-family, and non-residential development, as well as for streetscaping. These guidelines, which can be found in Section 4B, Pages 1-8, set forth a number of goals for development and redevelopment.

The Plan appears to include the subject property in a map of Catalyst Projects, specifically Catalyst 3-2, discussion of Catalyst 3-2 sets the northern limits of the catalyst project at Tremain Street, which is south of the property (Section 5, pages 1, 30-31).

ZONING

The subject property is currently zoned Community Activity Center/Corridor District (CAC). The abutting properties within the City of Columbia are zoned Mixed Use District (MU-2) to the north and east (across Two Notch Road), and Residential Mixed District (RM-1) to the south and west.

The proposed City of Columbia Zoning is Mixed Use District (MU-2).

Refer to the attached zoning district description for more information on the existing and proposed City of Columbia zoning.

STAFF RECOMMENDATION

Staff finds that the proposed zoning is consistent with the future land use classifications in the *Columbia Compass* comprehensive plan. The MU-2 district allows for a mixture of uses, including commercial and residential, that are typically less intense than those found in the CAC district. Staff requests that City Council approve the rezoning request.



Future Land Use

2405 Two Notch Road; TMS# 11511-11-05 and 11511-11-06
Future Land Use: Urban Edge Multi-Family (UEMF)

12.a

Legend

- 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
- UCMF - Urban Core Multi-family
- 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
- UCAC-3 - Urban Core Regional Activity Center
- UEAC-1 - Urban Edge Community 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
- S/A - Sports/Amusement
- C/I - Civic/Institutional
- CBA - Central Business Area
- ZOO - Riverbanks Zoo & Garden
- U/C - Universities/Colleges
- FJ - Fort Jackson
- T/S - Transitional/Sensitive Lands
- Parcels
- City Limits

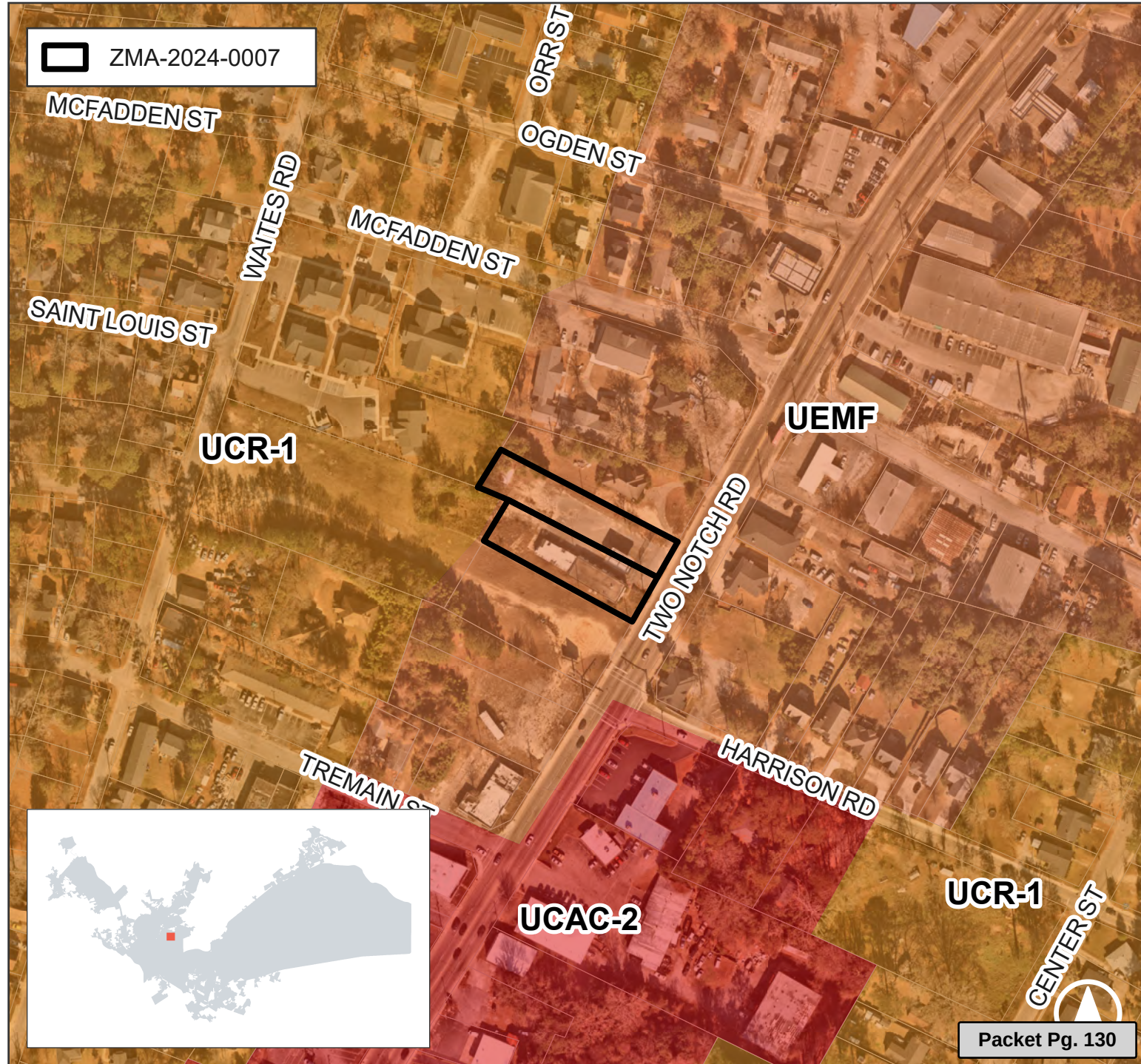
0 200 400 Feet



Planning & Development
Services Department

Created by: swhudson Date: 6/28/2024

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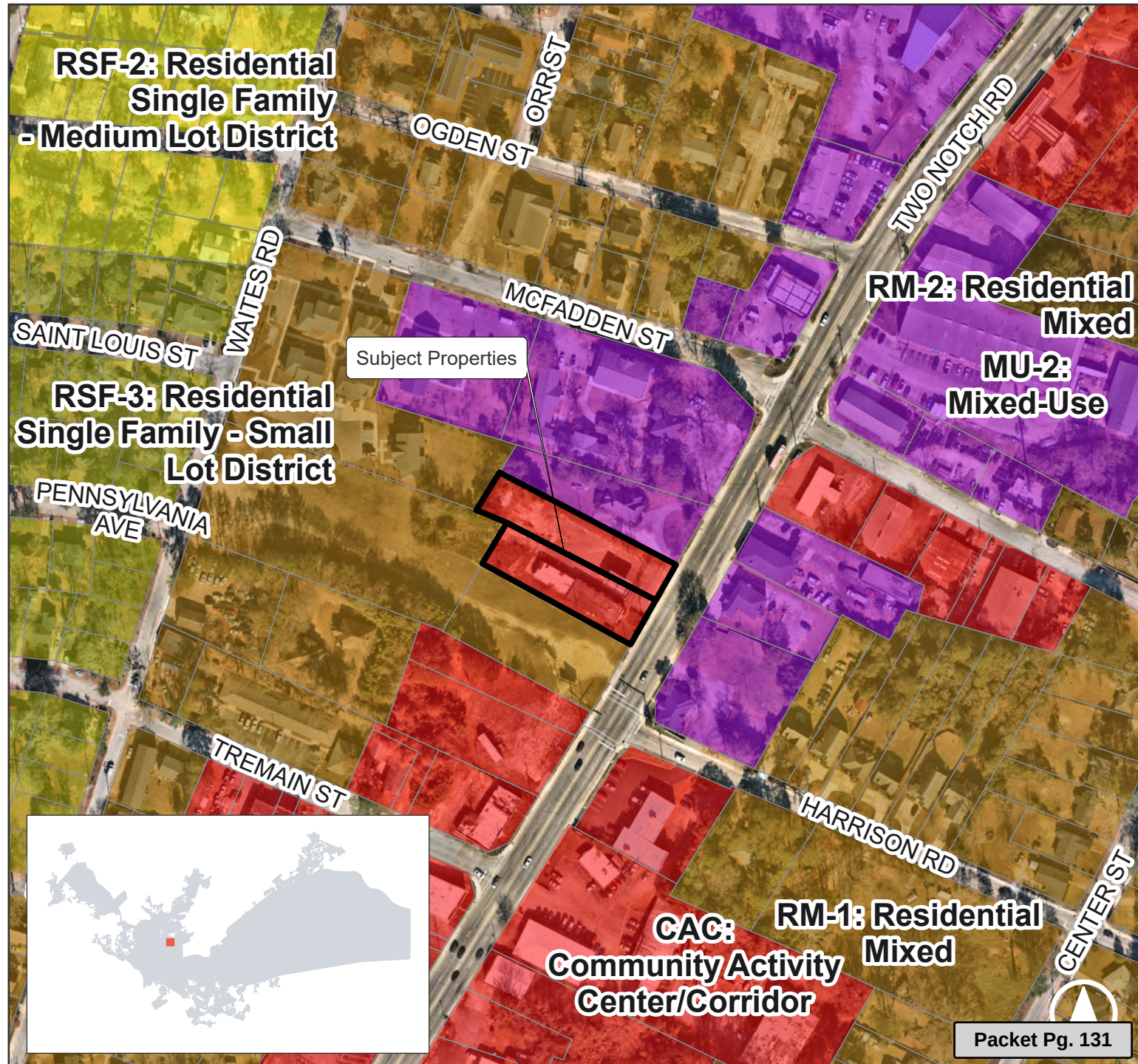
Zoning

2405 Two Notch Road; TMS# 11511-11-05 and 11511-11-09
 Current Zoning: Community Activity Center/Corridor District (CAC)
 Proposed Zoning: Mixed Use District (MU-2)

12.a

Legend

- CAC: Community Activity Center/Corridor
- MU-2: Mixed-Use
- RSF-3: Residential Single Family - Small Lot District
- RSF-2: Residential Single Family - Medium Lot District
- RM-2: Residential Mixed
- RM-1: Residential Mixed
- Parcels
- City Limits



Future Land Use Classification

Development Types

URBAN EDGE MULTI-FAMILY (UEMF)

Urban Edge Multi-family is primarily a single-use development type consisting of multi-family subdivisions in the outer areas of the City. The development is most common after the 1960s and is also a component in the Urban Edge Mixed Residential Development Type. Urban Edge Multi-family developments are characterized by an internal street network of loops and circles with significant surface parking. Often, these developments focus internally and include shared community facilities like pools, clubhouses, and recreation centers.



UEMF BUILDING TYPES/LAND USES

PRIMARY TYPES

- Multi-family Small to High-rise

SECONDARY TYPES

- Single-family Attached
- Multi-family Mixed-use Small to High-rise

TERTIARY TYPES

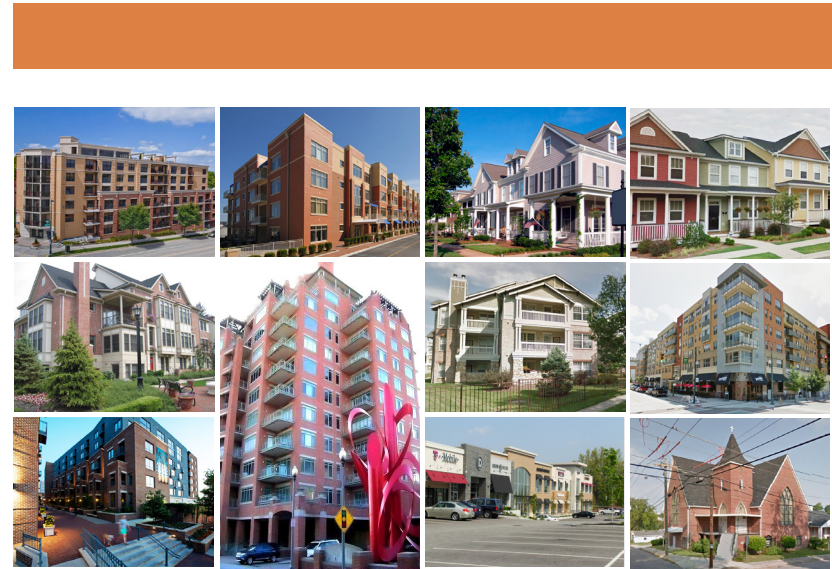
- Civic/Institutional Small
- Business/Employment Small (excl. Flex)
- Parking Structures & Lots

See matrix for appropriate park/open space types.

Development Types

UEMF DEVELOPMENT PATTERN/CONTEXT

- An interconnected network of streets and small blocks, typically in a rectilinear or grid pattern with a secondary network of alleys, form walkable, pedestrian-oriented neighborhoods with sidewalks and on-street parking.
- Transit access in or at the perimeter of the development is encouraged.
- Buildings face the street and are located close to the street or lot line.
- Buildings may include interior courtyards.
- Structures typically have dedicated parking areas in garages adjacent to or underneath the building, in on-street parking, or in parking lots.
- Open spaces may be in the form of retention lakes and ponds. Clubhouses, pools, tennis courts, and recreation areas may also be part of the open or park spaces in a multi-family development.
- Architectural styles may be varied, but buildings will typically have vertical emphasis and front entrances on the street; front porches, stoops, and/or balconies are common.



Current Zoning District



CAC: Community Activity Center/Corridor District

Purpose

The purpose of the Community Activity Center/Corridor (CAC) District is to provide lands that accommodate moderate-density, walkable, and medium-scale mixed-use development, and commercial development that serves multiple neighborhoods. Some auto-oriented uses are allowed, but the design and location of those uses must be compatible with and support pedestrian-oriented development. Allowed uses include live/work and multi-family dwellings, mixed-use, offices, recreation/entertainment, cultural facilities, restaurants, and drinking establishments. *No minimum parking.

Intensity and Dimensional Standards

Standard	Multi-family and Mixed-Use	All Other Uses
Lot Area, min. (sf.)	10,000	5,000
1 Lot Width, min. (ft.)	75	50
Lot Coverage, max. (% of site area)	N/A	
Density, max. (du/acre)	N/A	
2 Front Yard Setback, (ft.)	Min.	5 [1]
	Max.	15 [1]
3 Side Yard Setback, min. (ft.)	0 to 5	
4 Rear Yard Setback, min. (ft.)	20	
5 Building Height, max. (ft.)	75	

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

[1] In lieu of this standard, the Zoning Administrator may approve a front yard setback that is within 90 percent and 110 percent of the average front yard setback for properties on the same block face, if more than 50 percent of the lots on the block face have buildings.

Use Standards

Uses are presented below for convenience. Please refer to 17-4.2 through 17-4.4 for complete regulations for principal, accessory, and temporary uses. ¹ Conditional Use ² Special Exception

PRINCIPAL USES PERMITTED

Dwelling, live-work ¹	Broadcasting studio	Public safety facility
Dwelling, mixed-use	Newspaper or periodical publishing establishment	Social services facility
Dwelling, multifamily	Community recreation center	College or university
Continuing care retirement community (CCRC) ¹	Cultural facility	Elementary, middle, or high school
Dormitory, public	Day care facility ¹	School, business or trade
Fraternity or sorority house ²	Government office	Hospital
Residential care facility ²	Library	Laboratory, medical or dental
Rooming house or boardinghouse ²	Membership organization facility	Medical or dental clinic/office
	Place of worship ¹	Nursing care facility
		Arboretum or botanical garden

Disclaimer: Zoning district handouts are provided for general informational purposes and may not reflect recent updates made to the City Unified Development Ordinance. Please confirm all zoning information with the City of Columbia Zoning Department prior to making investment decisions.

CAC: COMMUNITY ACTIVITY CENTER/CORRIDOR

Cemetery	Performing arts center
Park or greenway ¹	Recreation facility, indoor, not elsewhere listed
Park and ride	Recreation facility, outdoor, not elsewhere listed
Parking lot ¹	Consumer goods store
Parking structure ¹	Convenience store ²
Passenger terminal, surface transportation	Farmers' market
Utility facility, major ²	Grocery store or food market
Utility facility, minor	Liquor store ²
Kennel ¹	Pawn shop ²
Veterinary hospital or clinic ¹	Gasoline sales and service station ¹
Self-service storage ¹	Personal vehicle repair and maintenance ¹
Eating establishment only ¹	Vehicle equipment supplies sales and rentals
Eating and drinking establishment, Type 1 ¹	Hotel or motel
Eating and drinking establishment, Type 2 ²	Community garden ¹
Funeral home or mortuary	Manufacturing, assembly, or fabrication, light
Business/Professional office	
Contractor's office	
Bank, retail	
Beauty salon or barbershop	
Body piercing or tattoo establishment ¹	
Dry cleaning pick-up ¹	
Laundry, coin-operated	
Nail salon	
Repair of personal goods	
Car wash	
Banquet hall	

Disclaimer: Zoning district handouts are provided for general informational purposes and may not reflect recent updates made to the City Unified Development Ordinance. Please confirm all zoning information with the City of Columbia Zoning Department prior to making investment decisions.

Proposed Zoning District



MU-2: Mixed-Use District

Purpose

The purpose of the Mixed-Use (MU-2) District is to provide lands that accommodate medium-density, walkable mixed-use development in a gridded street pattern.

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

*No minimum parking.

Intensity and Dimensional Standards

Standard		Townhouse	Single-Family and Two-Family	Multi-Family and Mixed Use	All Other Uses
Lot Area, min. (sf.)		8,000[1]/1,500[2]	5,000	10,000	5,000
Lot Width, min. (ft.)		75[1]/18[2]	50	75	50
Lot Depth, min. (ft.)		50			N/A
Lot Coverage, max. (% of site area)		N/A			
Density, max. (du/acre)		N/A			
Front Yard Setback (ft.)	Min.	0			
	Max.	15			N/A
Side Yard Setback, min. (ft.)		[3]	5		
Rear Yard Setback, min. (ft.)		10			
Building Height, max. (ft.)		60			

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

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

[2] Applies to individual lots under individual units.

[3] A minimum of five feet required between end units and side yard and ten feet between end units and any secondary front yard.

Use Standards

Uses are presented below for convenience. Please refer to 17-4.2 through 17-4.4 for complete regulations for principal, accessory, and temporary uses. ¹ Conditional Use ² Special Exception

PRINCIPAL USES PERMITTED

Cottage neighborhood development	Continuing care retirement community (CCRC) ²	Library
Dwelling, live-work ¹	Fraternity or sorority house ²	Place of worship ¹
Dwelling, mixed-use	Residential care facility ²	Public safety facility
Dwelling, multifamily	Rooming house or boardinghouse ²	Social services facility
Dwelling, single-family detached	Community recreation center	Elementary, middle, or high school ²
Dwelling, townhouse	Cultural facility	School, business or trade ²
Dwelling, two-family	Day care facility ¹	Laboratory, medical or dental
	Government office	Medical or dental clinic/office

Disclaimer: Zoning district handouts are provided for general informational purposes and may not reflect recent updates made to the City Unified Development Ordinance. Please confirm all zoning information with the City of Columbia Zoning Department prior to making investment decisions.

MU-2: MIXED-USE DISTRICT

Nursing care facility ²	Consumer goods store
Arboretum or botanical garden ²	Farmers' market
Cemetery ²	Grocery store or food market
Park or greenway ¹	Bed and breakfast ¹
Park and ride	Community garden ¹
Parking lot ¹	Crop production and processing
Parking structure ²	Manufacturing, assembly, or fabrication, light
Utility facility, major ²	
Utility facility, minor	
Veterinary hospital or clinic ¹	
Eating establishment only ¹	
Eating and drinking establishment, Type 1 ¹	
Eating and drinking establishment, Type 2 ²	
Funeral home or mortuary	
Business/Professional office	
Bank, retail	
Beauty salon or barbershop	
Body piercing or tattoo establishment ¹	
Dry cleaning pick-up ¹	
Laundry, coin-operated	
Nail salon	
Repair of personal goods	
Car wash	
Recreation facility, indoor, not elsewhere listed ¹	
Recreation facility outdoor, not elsewhere listed	

Disclaimer: Zoning district handouts are provided for general informational purposes and may not reflect recent updates made to the City Unified Development Ordinance. Please confirm all zoning information with the City of Columbia Zoning Department prior to making investment decisions.

ORDINANCE NO.: 2024-067

Amending the Official Zoning Map to modify the zoning for 2405 Two Notch Road, Richland County TMS #11511-11-09 and TMS #11511-11-05

WHEREAS, an application has been made to amend the Official Zoning Map of the City of Columbia, S.C. to modify the zoning for 2405 Two Notch Road, Richland County TMS #11511-11-09 and TMS #11511-11-05; and,

WHEREAS, City Council adopted *Columbia Compass: Envision 2036* as the City of Columbia Comprehensive Plan by Ordinance No.: 2020-028 along with all the maps and policies contained therein, and amended from time to time, in accordance with the South Carolina Comprehensive Planning Act of 1994 (§6-29 of the SC Code); and,

WHEREAS, the City of Columbia has adopted the Unified Development Ordinance (UDO) by Ordinance No.: 2019-013 and Official Zoning Map of the City of Columbia, S.C. by Ordinance No.: 2021-001, both amended from time to time, in accordance with the authority in Title VI of the SC Code; and

WHEREAS, the City of Columbia Planning Commission has reviewed the application and made a recommendation to City Council regarding the application in accordance with §17-2.5(c)(3)(f) of the UDO; and

WHEREAS, the Columbia City Council has held a public hearing in accordance with §17-2.4(f) of the UDO and §6-29-760 of the SC Code; and

WHEREAS, the Columbia City Council has determined that the proposed rezoning meets one or more of the criteria set forth by §17-2.5(c)(4), Zoning Map Amendment Decision Standards, of the UDO; NOW THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia this ___ day of _____, 2024, that:

1. The above recitals and findings are incorporated herein by reference and made a part of this Ordinance.
2. The property identified as 2405 Two Notch Road, Richland County TMS# 11511-11-09 and TMS# 11511-11-05 as shown in Attachment A, is hereby rezoned from Community Activity Center/Corridor District (CAC) to Mixed Use District (MU-2). The Official Zoning Map of the City of Columbia, S.C. is hereby amended to conform to this change.

Requested by:

Assistant City Manager Gentry

Mayor

Approved by:

City Manager

Approved as to form:



Deputy City Attorney

ATTEST:

City Clerk

Introduced:

Final Reading:



MEETING DATE: September 3, 2024

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ZONING MAP AND TEXT AMENDMENT for 1417
Pickens Street, TMS# 11402-13-06

**FUNDING SOURCE &
ORIGINAL BUDGET:**

CLEAN WATER 2020?: No

PURPOSE:

Ordinance No.: 2024-070 - Amending the Official Zoning Map to modify the zoning for 1417 Pickens Street, Richland County TMS# 11402-13-06 and amending the Unified Development Ordinance of the City of Columbia, South Carolina, Appendix C: Type 3 Landmarks

Council District: 2

Proposal: Request recommendation to rezone the property from Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC) to Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC), Historic Preservation Overlay District (OV-HP, Individual Landmark, Type 3) and amend the Unified Development Ordinance, Chapter 17, Appendix C: Type 3 Landmarks to establish the property as a City of Columbia Landmark.

Applicant: Cindy Nord, Owner

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval (5-0)

D/DRC Recommendation: 07/25/2024; Approval (5-0)

First reading approval was given on August 20, 2024.

ATTACHMENTS:

- **#a:** 2024-070 - 1417 Pickens (PDF)
- **#b:** 2024-070 - Attachment A for Ordinance (PDF)
- **#c:** ZMA_2024-0009_Pickens1417_Landmark_ZPH (PDF)

HISTORY:

08/20/24

Columbia City Council

APPROVED ON FIRST READING.

Ms. Debbie Bloom

ORDINANCE NO.: 2024-070

Amending the Official Zoning Map to modify the zoning for 1417 Pickens Street, Richland County TMS# 11402-13-06 and amending the Unified Development Ordinance of the City of Columbia, South Carolina, Appendix C: Type 3 Landmarks

WHEREAS, an application has been made to designate 1417 Pickens Street, Richland County TMS# 11402-13-06 as a Type 3 Landmark; and,

WHEREAS, City Council adopted Columbia Compass: Envision 2036 as the City of Columbia Comprehensive Plan by Ordinance No.: 2020-028 along with all the maps and policies contained therein, and amended from time to time, in accordance with the South Carolina Comprehensive Planning Act of 1994 (§6-29 of the SC Code); and,

WHEREAS, the City of Columbia has adopted the Unified Development Ordinance (UDO) by Ordinance No.: 2019-013 and Official Zoning Map of the City of Columbia, S.C. by Ordinance No.: 2021-001, both amended from time to time, in accordance with the authority in Title VI of the SC Code; and

WHEREAS, 1417 Pickens Street, Richland County TMS# 11402-13-06 is not currently located within the Historic Preservation Overlay District (OV-HP); and,

WHEREAS, the City of Columbia Planning Commission has reviewed the application and made a recommendation to City Council regarding the application in accordance with §17-2.5(c)(3)(f) of the UDO; and

WHEREAS, the City of Columbia Design/Development Review Commission has reviewed the application and made a recommendation to City Council regarding the application in accordance with §17-2.5(c)(3)(f) of the UDO; and

WHEREAS, the Columbia City Council has determined that the proposed designation of a Type 3 Landmark meets one or more of the criteria set forth by §17-2.5(b)(4), Text Amendment Decision Standards and §17-2.5(c)(4), Zoning Map Amendment Decision Standards, of the UDO, NOW THEREFORE,

BE IT ORDAINED by the Mayor and Council this ____ day of _____, 2024, that:

1. The above recitals and findings are incorporated herein by reference and made a part of this Ordinance.

2. The property identified as 1417 Pickens Street, Richland County TMS# 11402-13-06 and as shown in Attachment A, is hereby rezoned from Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC) to Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC), Historic Preservation Overlay District (OV-

LEGAL DEPARTMENT DRAFT

HP, Individual Landmark, Type 3). The Official Zoning Map of the City of Columbia, S.C. is hereby amended to conform to the change.

3. The 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 17 (Unified Development Ordinance), Appendix C: Type 3 Landmarks is amended to read as follows:

APPENDIX C: TYPE 3 LANDMARKS

Type 3 Landmarks are established in Table C: Type 3 Landmarks.

TABLE C: TYPE 3 LANDMARKS	
LOCATION	NAME
Albion Street	
832	—
Blanding Street	
614	Cottage
1328	Heinish House
1327-29	Willis House
1528	Bryce House-Hair Real Estate
Bull Street	
1814	Two-Story House (Trans Modern)
Calhoun Street	
714	Cottage
1710	Cottage
1731	Flora Barringer House
Fig Street	
1701	Laundry Building
Gadsden Street	
1328	Cottage
1721	TMS # 09010-10-09
Gervais Street	
700	Possibly Wayside Hospital Site
1811	McDuffie's Antiques, Cottage
2218	Cottage
2221	Cottage
2531	Woodson Family Store
2537	—
Hampton Street	
1404	Cantwell House
1426	Heise-Tunnander Cottage
1601	Berry Home
Harden Street	

TABLE C: TYPE 3 LANDMARKS

LOCATION	NAME
1500 Blk. E	Allen University Campus:
	Building South Corner
	Building Center Block
	Building North Corner
Henderson Street	
1826	Two-Story "Stick Style" House
1921	Cottage
Kortright Street	
1100	Mid Century Modern Doctor's Office
Lady Street	
1522	Edwards-Anderson House
Laurel Street	
1422	Two-Story Late Victorian House
1521-25	Black House
1527-29	Crumpler House
Lincoln Street	
2012	Cottage
Main Street	
1332	Arcade Building
1400	Palmetto Building
1620	TMS #09014-04-17.
1631	TMS #09014-09-01
1633 and 1635	TMS #09014-10-08
1637	TMS #09014-10-07
1730-32	Commercial Building
1813	Klondike Building
3702	Two-Story House
Pendleton Street	
1611	Kirkland Apartments
1619	The Black House (Cain-Matthews-Tompkins)
1629	Cottage
<u>Pickens Street</u>	
<u>1417</u>	<u>Neoclassical Style House</u>
Richland Street	
1507	Cottage
1523	Cottage
Scott Street	
1208	Cottage
Senate Street	

TABLE C: TYPE 3 LANDMARKS

LOCATION	NAME
1800	Hampton House
Taylor Street	
1531	Commercial Building
Washington Street	
1013	Two-story over English basement
Woodrow Street	
702	Sutphen House
	Lower Cemetery, TMS #07314-02-05 and 09007-01-04(p)
	Penitentiary Cemetery, TMS #09008-01-05.

Requested by:

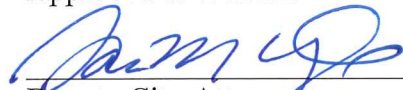
ACM Gentry _____

Mayor

Approved by:

City Manager

Approved as to form:



Deputy City Attorney

ATTEST:

City Clerk

Introduced:

Final Reading:

LEGAL DEPARTMENT DRAFT

Zoning

1417 Pickens Street; TMS# 11402-13-06

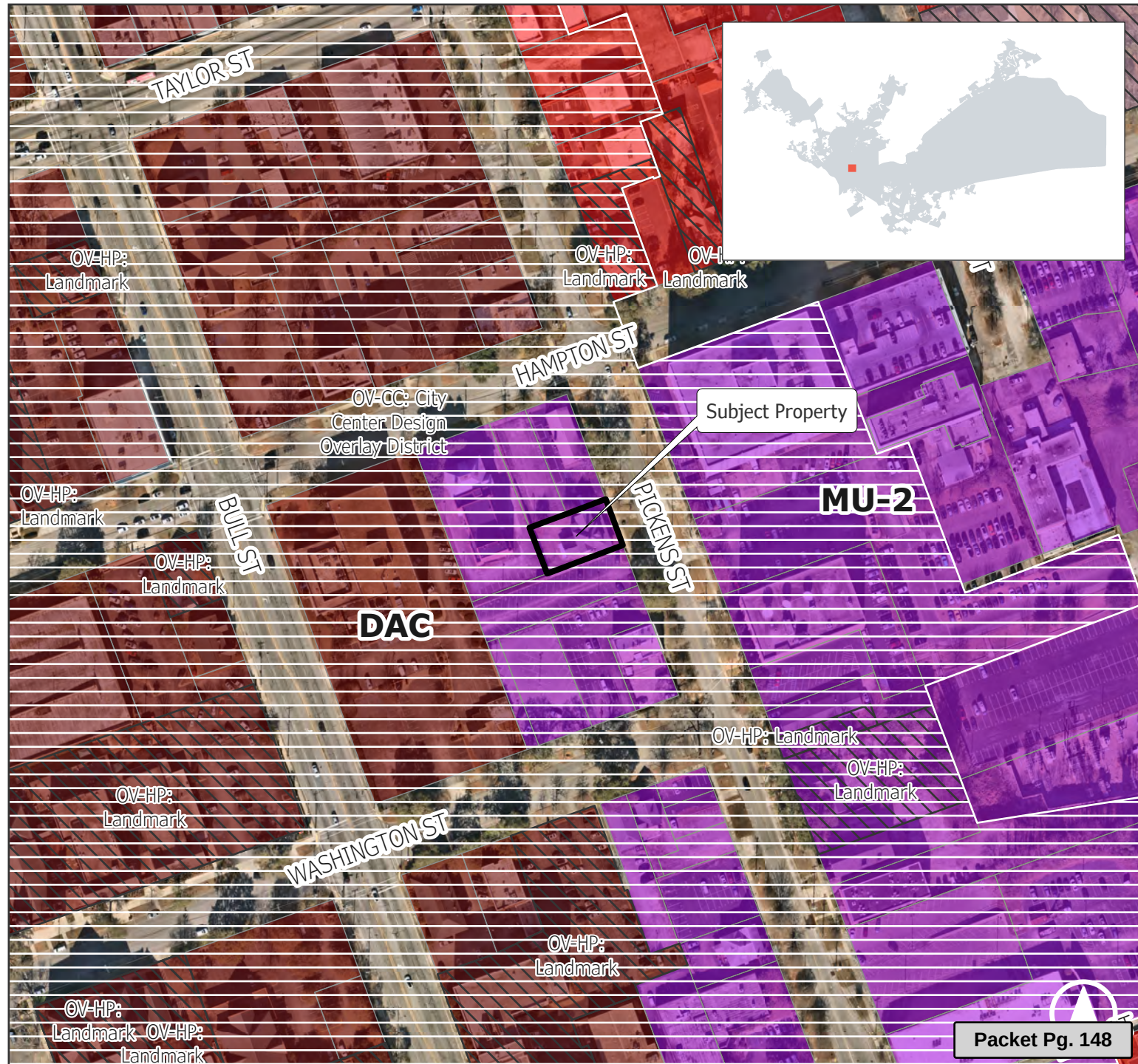
Current Zoning: Mixed Use District (MU-2) with City Center Design Overlay District (OV-CC)

Proposed Zoning: MU-2 with OV-CC and Historic Preservation Overlay (OV-HP)

13.b

Legend

- DAC: Downtown Activity Center/Corridor
- CAC: Community Activity Center/Corridor
- O-I: Office and Institutional District
- MU-2: Mixed-Use
- Design Overlay Districts
- OV-HP: Individual Landmark
- Parcels
- City Limits



0 100 200 Feet



Planning & Development
Services Department

Created by: sw Hudson Date: 7/9/2024

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CITY COUNCIL

August 20, 2024, at 4:00PM

City Hall, 3rd Floor, Council Chambers, 1737 Main Street, Columbia, S.C., 29201

ZONING MAP AND TEXT AMENDMENT CASE SUMMARY 1417 Pickens Street, TMS# 11402-13-06

Council District:	2
Proposal:	Request to rezone the property from Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC) to Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC), Historic Preservation Overlay District (OV-HP, Individual Landmark, Type 3) and amend the Unified Development Ordinance, Chapter 17, Appendix C: Type 3 Landmarks to establish the property as a City of Columbia Landmark.
Applicant:	Cindy Nord, owner
Staff Recommendation:	Approval
PC Recommendation:	07/18/2024; Approval (5-0)
D/DRC Recommendation:	07/25/2024; Approval (5-0)
ZPH 1 st Reading:	08/20/24

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Age of Structure: Constructed c. 1900

Acreage: 0.16 acres

Current Use: Institutional

Proposed Use: Institutional

Future Land Use Classification: Urban Core Mixed Residential Type 2 (UCMR-2)

Current Zoning: Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC)

Proposed Zoning: Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC), Historic Preservation Overlay District (OV-HP, Individual Landmark, Type 3)

Landmark Status: Type 3

HISTORICAL SIGNIFICANCE

The historic home at 1417 Pickens Street is one of the last original residences in this part of Columbia's downtown area. The building was constructed at the turn of the twentieth century in the Neoclassical Style and features a wrap around porch supported by Tuscan columns, a Neoclassical door surround including a large fan light and sidelights, 2/2 windows, a shed dormer, and two large chimneys. The eaves are decorated with brackets on the second story and dormer and dentil molding on the porch.

Sanborn maps from the late 1800s and early 1900s show this area as primarily residential with large homes all the way from Henderson to Sumter Street. The 1904 Sanborn map shows that the block bound by Pickens, Washington, Bull, and Hampton, on which 1417 Pickens Street sits, once included 15 homes, many of them grand with multiple outbuildings including servant's quarters. Today, this property is the last of these residences still standing. The building was recommended for Landmark designation in the 2020 *Columbia Downtown Historic Resource Survey* as "an important visual reminder of the former character of this part of Columbia" (159).

The following history was compiled by Debbie Bloom:

The 2020 *Columbia Downtown Historic Resource Survey* states that 1417 Pickens St is one of the finest Neoclassical style homes in Columbia's downtown. Built at the turn of the twentieth century, the two-story wood frame house includes several unique architectural features including a wraparound porch. According to the report this house is an important visual reminder of the former character of this part of Columbia. The people associated with a structure are another reminder of the historic character of a building.

The first resident of 1417 Pickens was a prominent Columbia real estate agent, Marion Rich. Following Rich several residents lived in the home. Thanks to its proximity to the grand Colonia Hotel (1614 Hampton St) the home was ideal spot for boarders. Classified ads in The State newspaper confirm that this house was a residence and a boarding facility that accommodated up to 6 boarders at one time with "nice meals, good service".

In 1927 Dr. Grover Melton S. Roof (1895-1947) bought the house as a residence. Dr. Roof, a graduate of USC and the Medical School at Charleston, moved into the house with his wife Lucinda and their two daughters Betty and Ann. By 1936 Grover and Lucinda were divorced and Lucinda was left to raise her daughters as a single mom.

Lucinda, a graduate of Winthrop University, taught school in South Carolina schools for several years. After her divorce, she worked at the Federal Land Bank at 1401 Hampto

She worked there for 32 years to support her daughters. Betty and Ann went to high school at Columbia High School, located at that time on Washington St. With Columbia as their starting point, both women launched themselves into meaningful medical careers.

After high school, Betty attended the University of South Carolina and graduated (magna cum laude) in 1944 with a pre-med degree. She was accepted to the Duke University School of Medicine, graduating second in her class in 1949. (It was just 15 years earlier that the first woman graduated from the Duke Medical program.) After working in California, where she made discoveries in parathyroid hormone and metabolic bone disease, Dr. Betty Roof Fudenberg returned to South Carolina to teach at MUSC. She passed away May 14, 2003.

Ann Roof graduated from Columbia High School in 1946 and graduated cum laude from USC in 1949. In 1953, she also received a medical degree from Duke. Following residencies in Delaware and Georgia, Ann Roof Yobs spent her professional career with the Centers for Disease Control representing the CDC around the world. She died June 9, 2010.

Following Lucinda's death in 1978 the 1417 Pickens St. house passed from residential use to commercial use until another strong and successful woman came along. Philanthropist Dr. Cindy Nord, purchased the property in 1999 to serve as an extension of The Nurturing Center for client services, office space and staff training. The Nurturing Center, at 1336 Pickens St., was founded by Dr. Nord in 1989 to serve abused and neglected children and their families. Dr. Nord is also a passionate advocate for preserving historic properties. Most recently, Dr. Nord donated the historic Langford-Nord House to the Blythewood Historic Society.

PLANS, POLICIES, AND LAND USE

Comprehensive Plan Land Use Classification

The subject property is designated as Urban Core Mixed Residential Type 2 (UCMR-2) in the *Columbia Compass: Envision 2036* Future Land Use Map.

Refer to the attached land use classification description.

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

The subject property is located within the study area of [City Center Master Plan](#) (1999), more specifically within the City Center East District (page 52). The plan notes that "in a number of instances, the 1960s and 1970s era office buildings have replaced the residential use and character of the area" (page 52). No recommendations are made specific to the subject property or its adjacent roadways.

The City Center Design Guidelines, developed and implemented during the planning effort, are also identified by the plan as crucial to success, noting that "the objective of the guidelines is to encourage high quality projects that will preserve and protect investments on adjacent properties and make a long-term contribution to the economic well being of City Center" (page 2).

ZONING

The subject property is currently zoned Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC). The abutting properties within the City of Columbia are zoned Mixed Use District (MU-2), City Center Design Overlay District (OV-CC).

The proposed City of Columbia Zoning is Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC), Historic Preservation Overlay District (OV-HP, Individual Landmark, Type 3).

Refer to the attached zoning district descriptions for more information on the existing and proposed City of Columbia zoning.

City Center Design Overlay District (OV-CC)

The purpose of the City Center Design Overlay (OV-CC) District is to encourage new development and redevelopment that is consistent with the character of Downtown Columbia. District standards and guidelines are intended to ensure new uses, building form, and site features are compatible with Downtown's high-density, walkable urban character, and support Downtown's identity as an employment and destination commercial center.

Historic Preservation Overlay District (OV-HP)

The purpose of the Historic Preservation Overlay (OV-HP) District is to encourage new development and redevelopment that is consistent with the character of original or historic development in the historic districts and sites. District standards and guidelines are intended to prevent destruction of historic structures and ensure new uses, building design, and site features are compatible with the character of historic districts and sites.

LANDMARK CRITERIA

Section 17-3.7(j)4(c) of the City of Columbia Unified Development Ordinance outlines the criteria for designation as a Type 3 Landmark: "Type 3 landmarks include structures or sites which generally contribute to the City's visual and cultural history by exhibiting one or more of the following characteristics:

- (i) Distinctive architectural design;
- (ii) Belonging to a family or genera of buildings recognized locally;
- (iii) An example of a style or type of building which is becoming, or is in danger of becoming, extinct locally;
- (iv) The work of an architect of statewide or local importance; or
- (v) The site of events or homes of persons that have significantly contributed to local or national history.

Staff finds that 1417 Pickens Street meets criteria (iii) for landmarking.

STAFF RECOMMENDATION

Staff recommends that the property at 1417 Pickens Street be rezoned from Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC) to Mixed-Use District (MU-2), City Center Design Overlay District (OV-CC), Historic Preservation Overlay District (OV-HP, Individual Landmark, Type 3), and the text of the Unified Development Ordinance, Chapter 17, Appendix C: Type 3 Landmarks be amended to establish the property as a City of Columbia Landmark.



Future Land Use

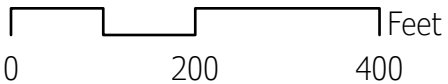
1417 Pickens Street; TMS# 11402-13-06

13.c

Future Land Use: Urban Core Mixed Residential 2 (UCMR-2)

Legend

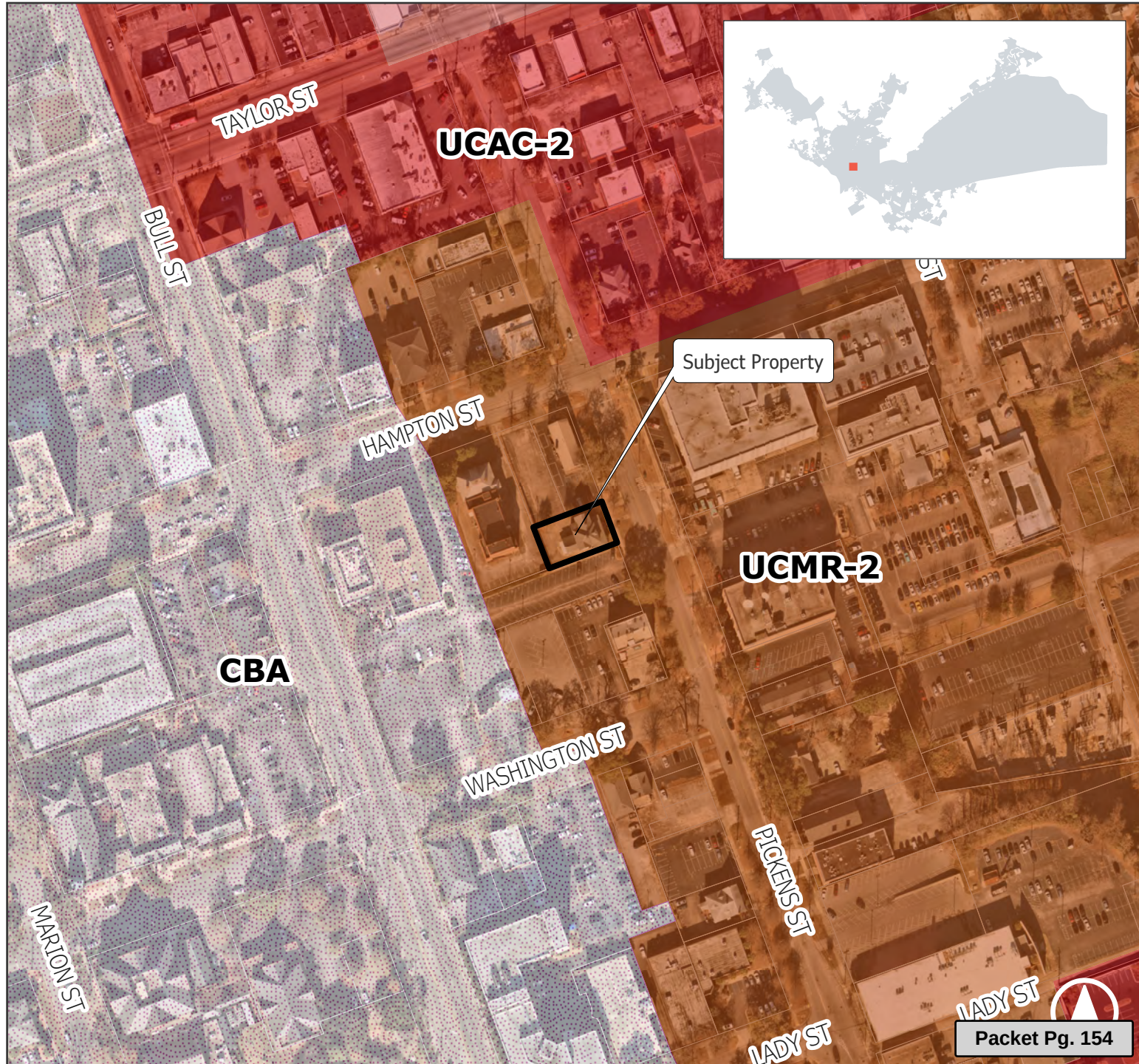
- UCMR-1 - Urban Core Mixed Residential - 1
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- UCMR-3 - Urban Core Mixed Residential - 3
- UEMR - Urban Edge Mixed Residential
- UCMF - Urban Core Multi-family
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- TU - Transportation & Utilities
- S/A - Sports/Amusement
- C/I - Civic/Institutional
- CBA - Central Business Area
- ZOO - Riverbanks Zoo & Garden
- U/C - Universities/Colleges
- FJ - Fort Jackson
- T/S - Transitional/Sensitive Lands
- Parcels
- City Limits



Planning & Development
Services Department

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Zoning

1417 Pickens Street; TMS# 11402-13-06

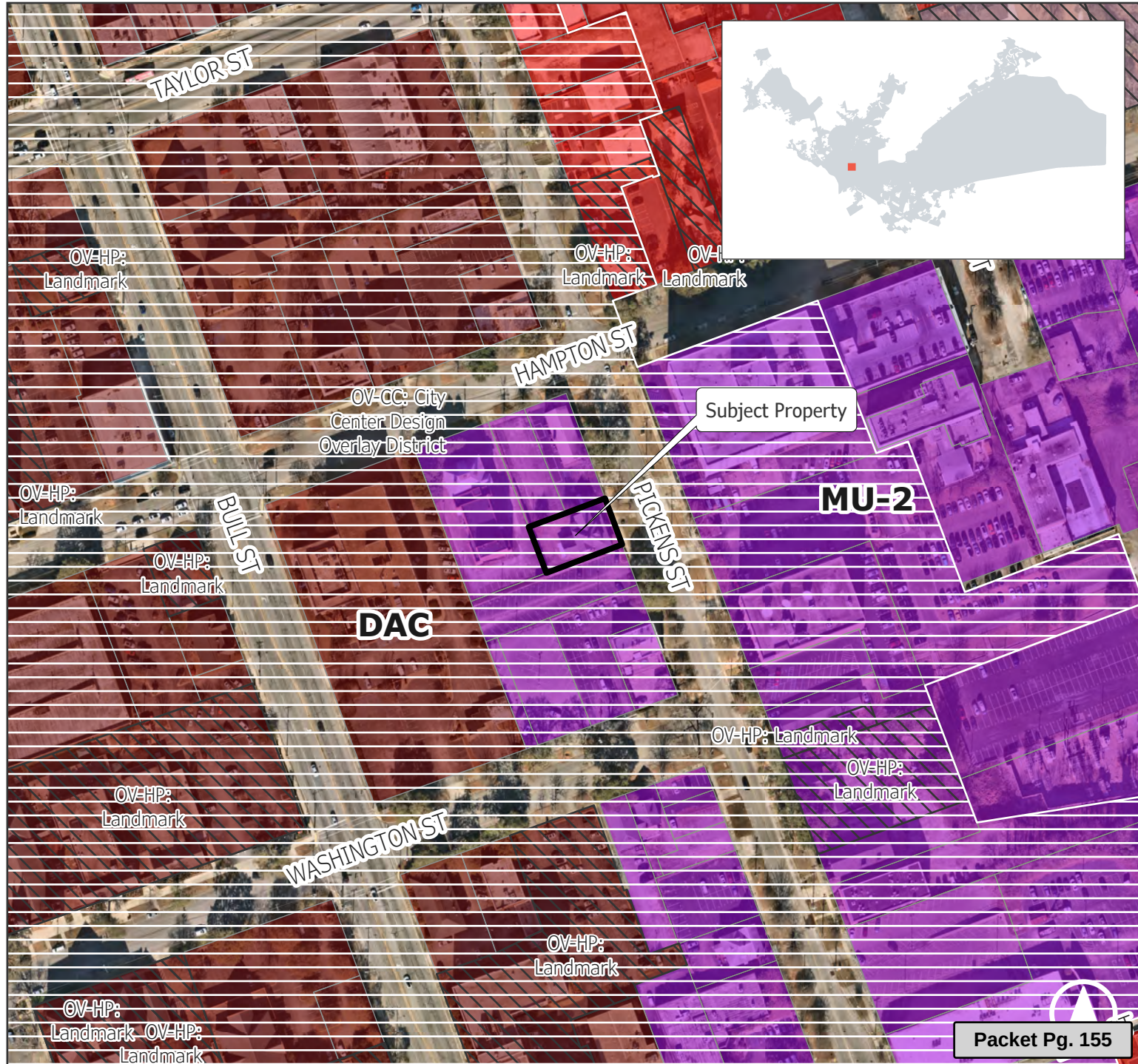
Current Zoning: Mixed Use District (MU-2) with City Center Design Overlay District (OV-CC)

Proposed Zoning: MU-2 with OV-CC and Historic Preservation Overlay (OV-HP)

13.c

Legend

- DAC: Downtown Activity Center/Corridor
- CAC: Community Activity Center/Corridor
- O-I: Office and Institutional District
- MU-2: Mixed-Use
- Design Overlay Districts
- OV-HP: Individual Landmark
- Parcels
- City Limits



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Planning & Development
Services Department

Created by: sw Hudson Date: 7/9/2024

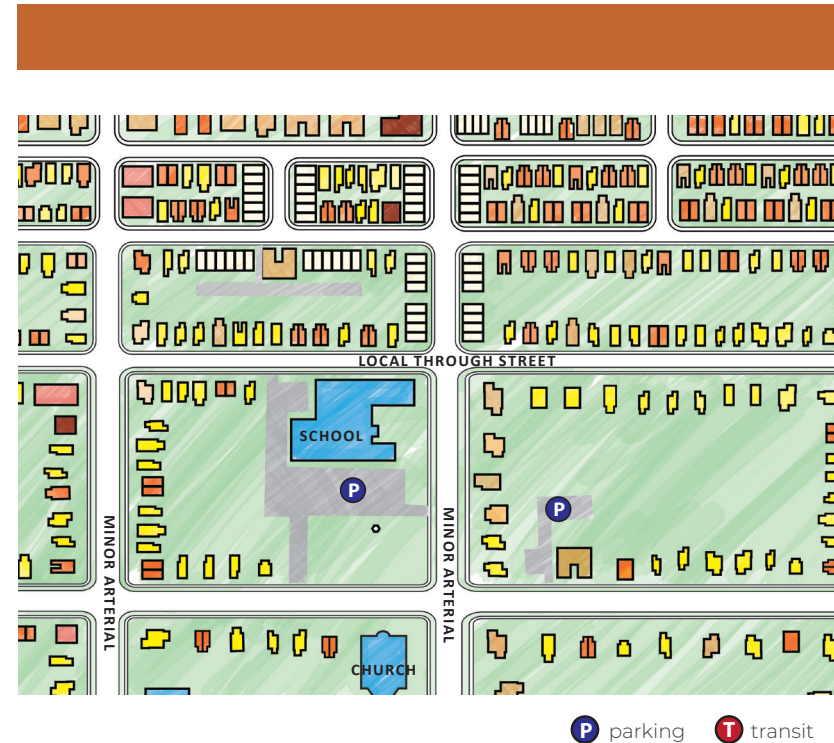
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Future Land Use Classification

Development Types

URBAN CORE MIXED RESIDENTIAL TYPE 2 (UCMR-2)

Urban Core Mixed Residential Type 2 neighborhoods are appropriate in the central city, inner ring areas, and a couple of blocks off of major corridors throughout Columbia. This development type may represent existing and historic neighborhoods, and is a development form appropriate for medium to large scale redevelopment or infill sites. Traditional and contemporary architectural styles have a place in Urban Core Mixed Residential Type 2 neighborhoods, but scale is always important. Urban Core Mixed Residential Type 2 neighborhoods have smaller-scale residential buildings, with single-family homes being a dominant use. Urban Core Mixed Residential Type 2 will usually transition from Urban Core Mixed Residential Type 1 to Urban Core Residential as development moves further from main arterials and activity centers.



UCMR-2 BUILDING TYPES/LAND USES

PRIMARY TYPES

- Single-family Detached
- Single-family Attached
- Two-family
- Three-family

SECONDARY TYPES

- Multi-family Small

TERTIARY TYPES

- Civic/Institutional Small
- Business/Employment Small (excl. Flex)

See matrix for appropriate park/open space types.

Development Types

UCMR-2 DEVELOPMENT PATTERN/CONTEXT

- Streets and rights-of-way are wide and typically straight with wide sidewalks and tree lawns found on both sides of the street (preferred). An interconnected network of streets and small blocks, typically in a rectilinear or grid pattern, form walkable, pedestrian-oriented neighborhoods with sidewalks and on-street parking.
- Blocks are square or rectangular and are commonly smaller than the blocks in the urban core. Alleyways are not common but can be used in redevelopment or infill.
- The subdivision of lots is regular within a block with small, equally sized parcels, typically meeting mid-block. Multiple smaller lots are consolidated to accommodate larger buildings. Deeper lots are typically found along major roads.
- Buildings are set back from the street by small to medium front yards with front doors or entrances located on the main facade. Front yard setbacks are typically consistent along a block. Exceptions are for larger buildings like schools that occupy the majority of the block.
- Individual lots may have only one narrow side yard and have a zero lot line setback from the front or side property lines.
- Building types may be mixed on a block but setbacks are typically consistent and the scale of adjacent buildings is similar.
- Many lots have dedicated driveways and/or parking areas, such as surface parking, driveways, or detached garages, located in the interior of the block. On-street parking is also common.



- Open spaces in the form of neighborhood parks, linear parks, and greens are important open space elements in a more densely developed neighborhood.
- Architectural detailing is human scale, shares many characteristics and proportions with single-family architecture, including frequent windows, front entrances, porches, stoops, and/or balconies. The majority of buildings are two to three stories.

Current Zoning District



MU-2: Mixed-Use District

Purpose

The purpose of the Mixed-Use (MU-2) District is to provide lands that accommodate medium-density, walkable mixed-use development in a gridded street pattern.

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

*No minimum parking.

Intensity and Dimensional Standards

Standard		Townhouse	Single-Family and Two-Family	Multi-Family and Mixed Use	All Other Uses
Lot Area, min. (sf.)		8,000[1]/1,500[2]	5,000	10,000	5,000
Lot Width, min. (ft.)		75[1]/18[2]	50	75	50
Lot Depth, min. (ft.)		50			N/A
Lot Coverage, max. (% of site area)		N/A			
Density, max. (du/acre)		N/A			
Front Yard Setback (ft.)	Min.	0			
	Max.	15			N/A
Side Yard Setback, min. (ft.)		[3]	5		
Rear Yard Setback, min. (ft.)		10			
Building Height, max. (ft.)		60			

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

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

[2] Applies to individual lots under individual units.

[3] A minimum of five feet required between end units and side yard and ten feet between end units and any secondary front yard.

Use Standards

Uses are presented below for convenience. Please refer to 17-4.2 through 17-4.4 for complete regulations for principal, accessory, and temporary uses. ¹ Conditional Use ² Special Exception

PRINCIPAL USES PERMITTED

Cottage neighborhood development	Continuing care retirement community (CCRC) ²	Library
Dwelling, live-work ¹	Fraternity or sorority house ²	Place of worship ¹
Dwelling, mixed-use	Residential care facility ²	Public safety facility
Dwelling, multifamily	Rooming house or boardinghouse ²	Social services facility
Dwelling, single-family detached	Community recreation center	Elementary, middle, or high school ²
Dwelling, townhouse	Cultural facility	School, business or trade ²
Dwelling, two-family	Day care facility ¹	Laboratory, medical or dental
	Government office	Medical or dental clinic/office

Disclaimer: Zoning district handouts are provided for general informational purposes and may not reflect recent updates made to the City Unified Development Ordinance. Please confirm all zoning information with the City of Columbia Zoning Department prior to making investment decisions.

MU-2: MIXED-USE DISTRICT

Nursing care facility ²	Consumer goods store
Arboretum or botanical garden ²	Farmers' market
Cemetery ²	Grocery store or food market
Park or greenway ¹	Bed and breakfast ¹
Park and ride	Community garden ¹
Parking lot ¹	Crop production and processing
Parking structure ²	Manufacturing, assembly, or fabrication, light
Utility facility, major ²	
Utility facility, minor	
Veterinary hospital or clinic ¹	
Eating establishment only ¹	
Eating and drinking establishment, Type 1 ¹	
Eating and drinking establishment, Type 2 ²	
Funeral home or mortuary	
Business/Professional office	
Bank, retail	
Beauty salon or barbershop	
Body piercing or tattoo establishment ¹	
Dry cleaning pick-up ¹	
Laundry, coin-operated	
Nail salon	
Repair of personal goods	
Car wash	
Recreation facility, indoor, not elsewhere listed ¹	
Recreation facility outdoor, not elsewhere listed	

Disclaimer: Zoning district handouts are provided for general informational purposes and may not reflect recent updates made to the City Unified Development Ordinance. Please confirm all zoning information with the City of Columbia Zoning Department prior to making investment decisions.



MEETING DATE: September 3, 2024

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: **ANNEXATION, FUTURE LAND USE MAP
AMENDMENT, AND ZONING MAP AMENDMENT
for 100 and 108 Bluff Road TMS# 11204-02-39
and 11204-02-38**

**FUNDING SOURCE &
ORIGINAL BUDGET:**

CLEAN WATER 2020?: No

PURPOSE:

Ordinance No.: 2024-066 - Annexing 100 and 108 Bluff Road, Richland County TMS #11204-02-39 and TMS #11204-02-38 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map

Council District: 3

Proposal: Request to annex the property, assign the land use classification of Urban Core Mixed Residential Type 3 (UCMR-3) and assign of zoning of Residential Two-Family - Mill Village District (RD-MV), portions within the Floodplain Overlay District (OV-FP) and Floodway Overlay Districts (OV-FW). The property is currently classified as Mixed Residential (High Density) and zoned Residential 6 (R6) by Richland County.

Applicant: James L. Hilliard and Benjamin Elbert Davis, III / Sandlapper Mgt. Company, LLC

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval, (5-0)

First reading approval was given on August 20, 2024.

ATTACHMENTS:

- **#a:** Bluff100_108_ZPH_pkt (PDF)

- #b: 2024-066 - Annex and Incorporate 100 and 108 Bluff Road (PDF)
- #c: Bluff100_108_Offer_Notice (PDF)
- #d: Bluff100_Petition (PDF)
- #e: Bluff108_Petition (PDF)

HISTORY:

08/20/24

Columbia City Council

APPROVED ON FIRST READING.



CITY COUNCIL

August 20, 2024 at 4:00 P.M.

Busby Street Community Center, 1735 Busby Street, Columbia, S.C., 29203

ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT CASE SUMMARY

100 and 108 Bluff Road
TMS# 11204-02-39 and 11204-02-38

Council District:	3
Proposal:	Request to annex the property, assign the land use classification of Urban Core Mixed Residential Type 3 (UCMR-3) and assign of zoning of Residential Two-Family – Mill Village District (RD-MV), portions within the Floodplain Overlay District (OV-FP) and Floodway Overlay Districts (OV-FW). The property is currently classified as Mixed Residential (High Density) and zoned Residential 6 (R6) by Richland County.
Applicant:	James L. Hilliard and Benjamin Elbert Davis III / Sandlapper Management Company, LLC
Staff Recommendation:	Approval
PC Recommendation:	07/18/2024; Approval, (5-0)
ZPH, 1 st Reading:	08/20/2024; Pending
2 nd Reading:	09/03/2024; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 2.77 acres

Current Use: Residential

Proposed Use: Residential

Reason for Annexation: Municipal Services – New Development

Urban Service Area: Donut Hole - Primary

Current County Land Use Classification: Mixed Residential (High Density)

Proposed City Land Use Classification: Urban Core Mixed Residential Type 3 (UCMR-3)

Current County Zoning: Residential 6 (R6)

Proposed City Zoning: Residential Two-Family – Mill Village District (RD-MV), portions within the Floodplain Overlay District (OV-FP) and Floodway Overlay Districts (OV-FW)

Census Tract: 28

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 with most annexations, we find that the proposed annexation may result in an increased number of calls for service. The estimated cost to serve this proposed duplex development would be approximately \$5,500 per year, based on calls to similar nearby residential areas within the City limits.

Fire

The proposed annexation will not result in significant 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

A rental development would require a private dumpster service.

Engineering

Water lines currently exist in the area, however sewer lines are not currently available and the owner/developer will be responsible for extending lines to the property.

Water Customer Care

Any new units would represent new customers, who will pay water and sewer rates approximately 40% lower than out-of-city customers.

Planning & Development Services

We recommend approval of the annexation of this property, which is within an area designated as a Donut Hole - Primary Area within the Urban Service Area plan. While specific development plans are not known at this time, cost and revenue estimates are based upon a 24-unit rental duplex development. If built, the estimated real estate tax revenue generated for the City would be **approximately \$34,000 per year** based on nearby similar developments.

* Estimated City Tax Revenue is based on 2023 millage for real property and calculated as: $((\text{Taxable Value} \times \text{Tax Rate}) \times \text{City Millage Rate } (.0938))$. The actual additional taxes paid by the property owner will generally be substantially lower than this number, 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 .002571 for the 2023 tax year).

PLANS, POLICIES, AND LAND USE

Urban Service Area

The subject property is identified as a "Donut Hole - Primary" in the Urban Service Area Plan.

Principles and Goals of the Urban Service Area

The Urban Service Area plan provides a prioritization tool for City Council, staff, and the public to consider about the areas that present the best opportunities for the City's long-term growth, while minimizing both short-term and long-term challenges. A review of existing infrastructure as well as

the reach of our community facilities and services helps define how we classify areas within the Urban Service Area plan. Areas have been classified as Primary, Secondary, and Long Range areas - or as Donut Holes - in order to represent the general level of priority based on this review.

Importantly, this Urban Service Area plan is a policy guide, and not a determination about annexation on any individual property.

Donut Holes - Primary

Donut Holes - Primary are the donut holes where services are readily available and the infrastructure is generally good. These services include fire, police, sanitation, and utilities.

Annexation within an area classified as Donut Hole - Primary is the highest priority. Barring unanticipated circumstances, annexation of these areas is recommended, and staff should work with individual property owners or neighborhoods/developments to encourage and expedite annexation.

Donut Holes are unincorporated areas that are completely surrounded by the City of Columbia and/or another municipality, or areas surrounded by the City of Columbia and a major geographical feature, such as a river. These areas pose a number of challenges to the City that can be addressed through annexation. Often, these are areas that were developed before the City or any municipality became adjacent, and may lack easy access to City utilities or other services.

Donut Holes can often cause inefficiencies in the delivery of services due to confusion about jurisdiction, and 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 can impact property owners and residents, both within and outside of the municipal boundaries, through confusion over services as well as added operational costs to local government. This results in a greater financial impact to City residents, who pay both City and County taxes.

Comprehensive Plan Land Use Classification

The proposed future land use for the subject property in the *Columbia Compass: Envision 2036* Future Land Use Map is Urban Core Mixed Residential Type 3 (UCMR-3). The property is currently designated as Mixed Residential (High Density) by Richland County.

Refer to the attached land use classification descriptions for existing Richland County and proposed City of Columbia land use classifications.

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

The subject property is located within the study area of the [Capital City Mill District Area & Corridor Plan](#) (2017) adopted by the City of Columbia and Richland County. The property falls within the Olympia Neighborhood sub area (pages 12 and 15-16), and the plan proposed a future land use classification of Urban Core Mixed Residential Type 3 (UCMR-3) for the property (page 32). Specific Mill District Characteristics were provided related to each recommended future land use classification, and for UCMR-3, these were: "mill vernacular architecture; predominantly single-family; tertiary commercial uses should be limited to corridors with appropriate scale (Olympia Avenue + Whaley Street)" (page 32). The plan recommended the inclusion of on-street bike facilities along Bluff (page 63).

Dreyfus Road was also included as part of an EPA Greening America's Communities design charrette in 2018, subsequent to which [a summary document regarding recommendations for the Rocky Branch Greenway](#) was created for the EPA. Though the document did not make recommendations

specific to the subject property, though it did look at potential connections between property adjacent to the site and the Capital City Ballpark site, as well as improved pedestrian access along Bluff Road, including the construction of a sidewalk along the eastern side of the road.

ZONING

The property is currently zoned Residential 6 (R6) by Richland County. Adjacent parcels within the City of Columbia are zoned Large Lot – Reserve District (LLR) to the northwest, and Community Activity Center/Corridor District (CAC) to the northeast. Both of these adjacent parcels are within the Floodplain and Floodway Overlay Districts (OV-FP and OV-FW). Adjacent parcels in unincorporated Richland County are currently zoned Residential 6 (R6).

The subject property falls within the boundary of a zoning overlay district currently proposed but not yet adopted by Richland County. The first draft of the proposed Neighborhood Character Olympia Mill Village - Overlay (NCOMV-O) was presented to the Richland County Planning Commission in March of 2024. As drafted, this designation would provide some historic preservation and design guidelines that would apply to new construction. At this time, City of Columbia staff is not aware of an anticipated date of adoption of this overlay.

The proposed City of Columbia Zoning is Residential Two-Family – Mill Village District (RD-MV), portions within the Floodplain Overlay District (OV-FP) and Floodway Overlay Districts (OV-FW)

Refer to the attached zoning district descriptions for more information on the proposed City of Columbia zoning.

STAFF RECOMMENDATION

Staff recommends annexation of the property and the assignment of the future land use classification of Urban Core Mixed Residential Type 3 (UCMR-3) and zoning of Residential Two-Family – Mill Village District (RD-MV), portions within the Floodplain Overlay District (OV-FP) and Floodway Overlay Districts (OV-FW) at the time of annexation.



Future Land Use

100 and 108 Bluff Road; TMS# 11204-02-39 and 11204-02-38
 Current Richland County Future Land Use: Mixed Residential (High Density)
 Proposed City Future Land Use: Urban Core Residential (UCR-3)

14.a

Legend

- 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
- UCMF - Urban Core Multi-family
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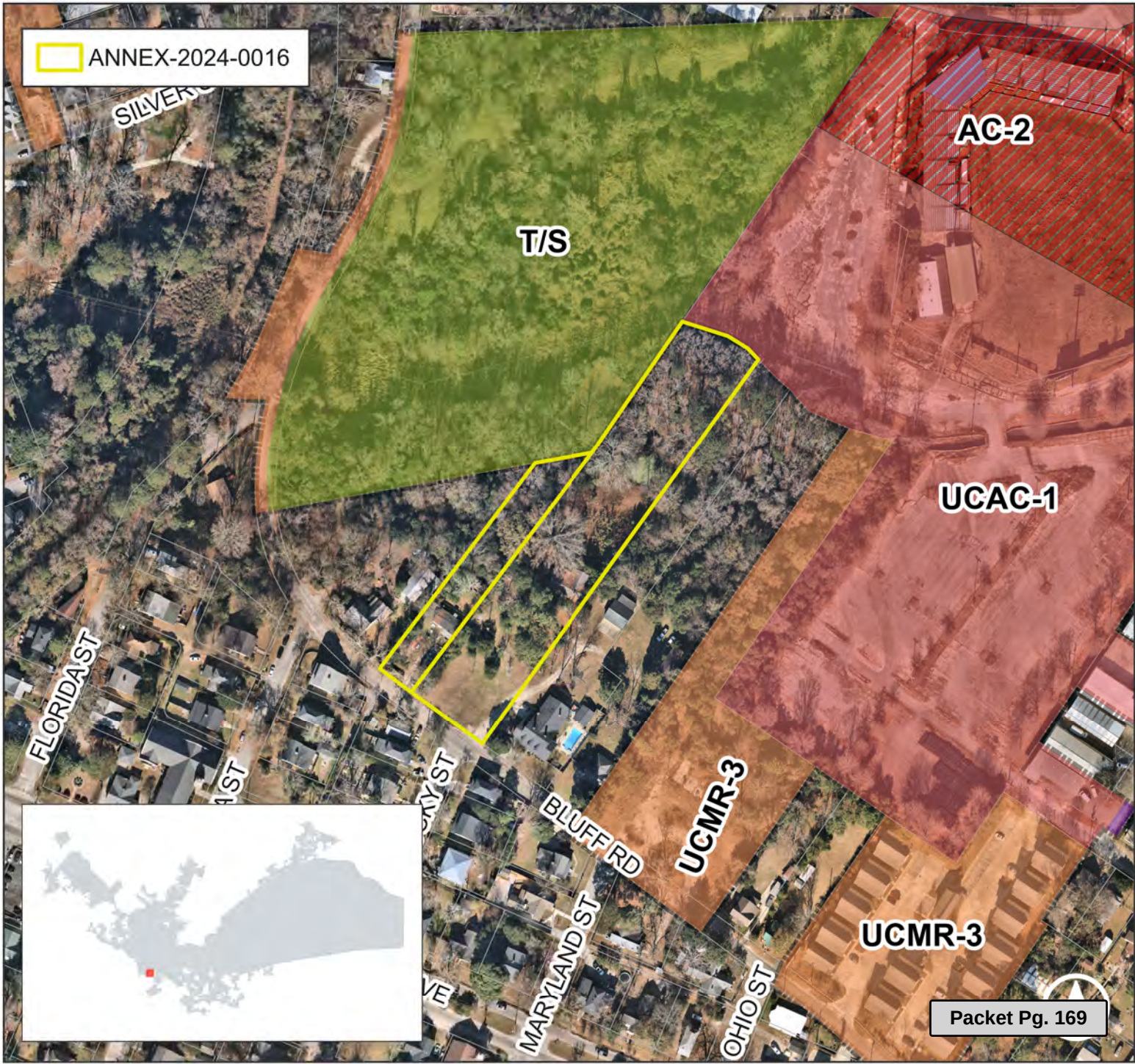
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Planning & Development
 Services Department

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Zoning

100 and 108 Bluff Road; TMS# 11204-02-39 and 11204-02-38

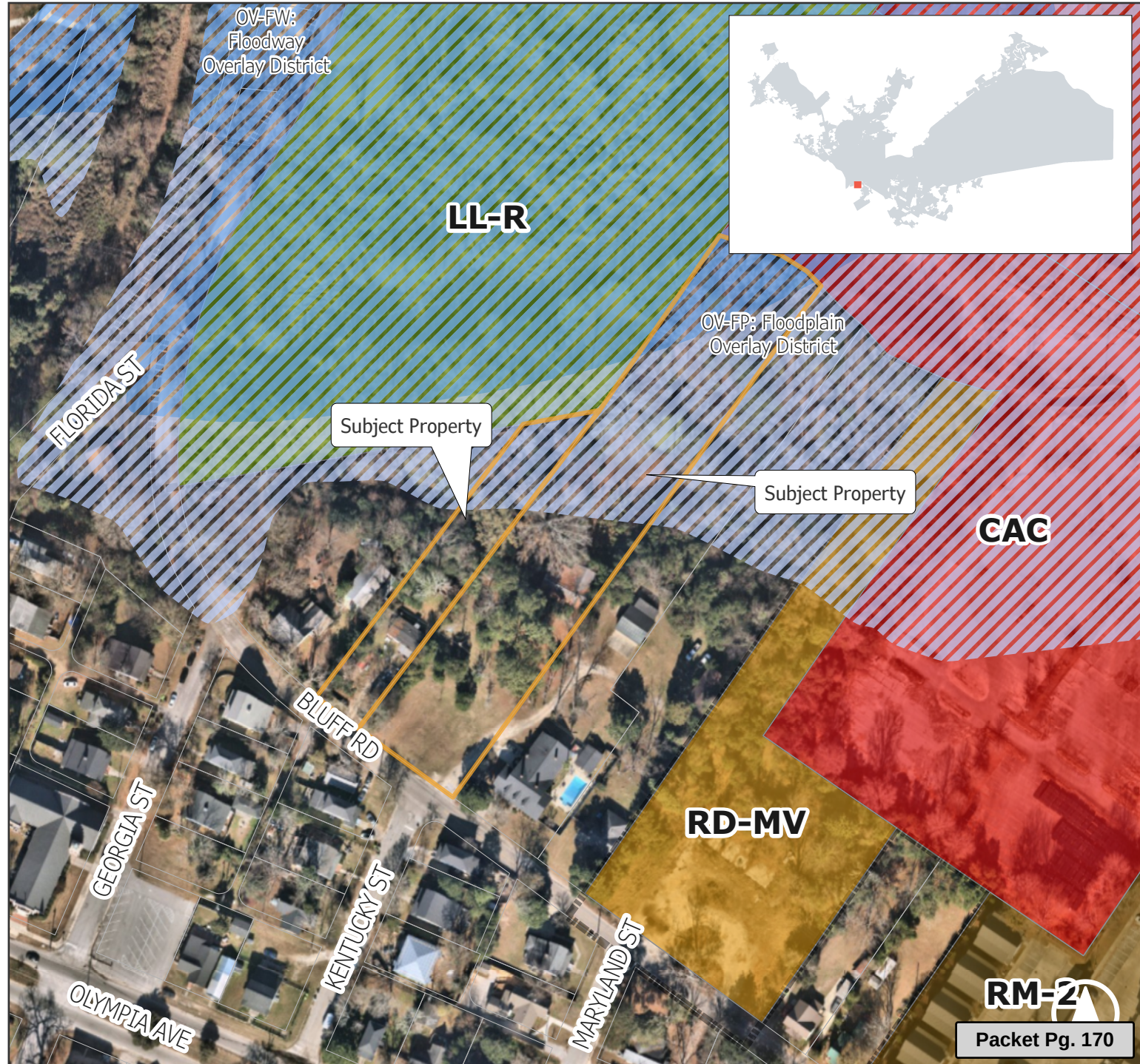
14.a

Current Richland Co. Zoning: R6

Proposed City Zoning: Residential Two-Family Mill Village (RD-MV), portion within OV-FP and OV-FW

Legend

- CAC: Community Activity Center/Corridor
- MC: Mixed Commercial District
- RM-2: Residential Mixed
- RD-MV: Residential Two-Family - Mill Village District
- LL-R: Large Lot - Reserve District
- OV-FW: Floodway Overlay District
- OV-FP: Floodplain Overlay District
- Parcels
- City Limits



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Planning & Development
Services Department

Created by: Iadeforth Date: 7/1/2024

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RM-2

Packet Pg. 170

Current Future Land Use Classification

MIXED RESIDENTIAL

Land Use and Character

Areas include much of the urban and suburban developed areas in the County as well as edge areas adjacent to other jurisdictions in the County. These are densely developed urban and suburban areas, or opportunities for dense suburban development. Mixed residential areas include the full range of uses supportive of neighborhood, community, and regional commercial and employment needs. Residential single-family, multi-family, office and institutional, general and neighborhood commercial, and recreational uses are appropriate for this area. Some light industrial uses are also found today in these areas, but additional industrial development with significant community impacts (i.e., noise, exhaust, odor, heavy truck traffic) is discouraged, unless the area is identified specifically for these uses. Schools, churches, parks, and other institutional uses help support the full service nature of Mixed Residential areas. **See Appendix B for more detailed guidance for this category.**



Desired Development Pattern

Developments should reinforce the guiding principle of making neighborhoods and communities in Richland County more livable. Mixed Residential areas should provide a mix of housing opportunities within individual developments, preferably organized around a neighborhood center or public space. To the extent possible, commercial and office development should be located in Activity Centers and in Mixed Use Corridors. High density residential uses should be located proximate to or incorporated within Activity Centers, increasing existing and future opportunities for transit service to these locations. Grid and modified grid development patterns are preferred over curvilinear and cul-de-sac designs to support connectivity.



Transportation

Upgrades to roads should include the full range of transportation options – driving, transit, walking, and biking. Connectivity between adjacent developments is encouraged. New neighborhoods should include the full range of transportation options, including recreational sidewalks, trails and greenways, as possible.

Recommended Land Uses

Primary, Secondary, and Tertiary Land Uses: See Appendix B for the map and Handbook that identify recommended Development Types and Primary, Secondary, and Tertiary Uses that are encouraged for these areas.

Policy Guidance

1. See Appendix B for the map that identifies the recommended Development Types for Mixed Residential areas, and references specific design guidance for each Development Type.

Relevant Plans

Broad River Neighborhood Master Plan, Broad River Corridor and Community Master Plan, Lower Richland Community Strategic Master Plan, Trenholm Acres/Newcastle Master Plan, Arcadia Lakes Comprehensive Plan, Blythewood Comprehensive Plan, Cayce Comprehensive Plan, Columbia Comprehensive Plan, Forest Acres Comprehensive Plan

Priority Investment Areas

1 I-26 Broad River Road interchange (south), Portion of #5 I-20 Fairfield Interchange, Most of #9 Decker Boulevard and Two Notch Road, Portion of #10 I-77 Bluff Road Interchange (Bluff Road Exit)

Areas of Common Interest

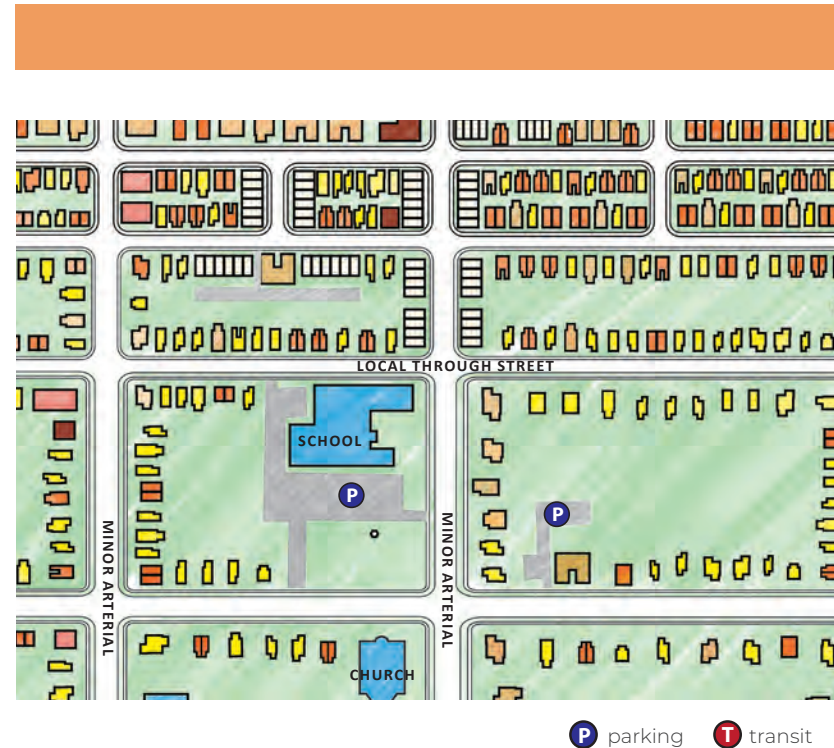
Proposed projects in the Northwest, North Central, Northeast, Beltway, and Southeast Planning areas should be coordinated with adjacent municipalities when located in areas of common interest near jurisdictional lines.

Proposed Future Land Use Classification

Development Types

URBAN CORE MIXED RESIDENTIAL TYPE 3 (UCMR-3)

Urban Core Mixed Residential Type 3 neighborhoods are appropriate in the central city, inner ring areas, and a couple of blocks off of major corridors throughout Columbia. This development type may represent existing and historic neighborhoods, and is a development form appropriate for small to medium scale redevelopment or infill sites. Traditional and contemporary architectural styles have a place in Urban Core Mixed Residential Type 3 neighborhoods, but scale is always important. Urban Core Mixed Residential Type 3 neighborhoods have smaller-scale residential buildings, with single-family homes being a dominant use, as well as appropriately-scaled mixed-use and neighborhood service amenities. The development of appropriately-scaled commercial uses should be limited to neighborhood corridors. Urban Core Mixed Residential Type 3 neighborhoods generally decrease in intensity as development moves further from main arterials and activity centers.



UCMR-3 BUILDING TYPES/LAND USES

PRIMARY TYPES

- Single-family Detached
- Single-family Attached
- Two-family

SECONDARY TYPES

- Three-family
- Multi-family Small

TERTIARY TYPES

- Multi-family Medium
- Multi-family Mixed-use Small
- Civic/Institutional Small
- Business/Employment Small (excl. Flex)
- Cemeteries & Mausoleums
- Parking Lots

See matrix for appropriate park/open space types.

Development Types

UCMR-3 DEVELOPMENT PATTERN/CONTEXT

- Streets and rights-of-way are wide and typically straight with wide sidewalks and tree lawns found on both sides of the street (preferred). An interconnected network of streets and small blocks, typically in a rectilinear or grid pattern, form walkable, pedestrian-oriented neighborhoods with sidewalks and on-street parking.
- Blocks are square or rectangular and are commonly smaller than the blocks in the urban core. Alleyways are not common but can be used in redevelopment or infill.
- The subdivision of lots is regular within a block with small, equally sized parcels, typically meeting mid-block. Multiple smaller lots are consolidated to accommodate larger buildings. Deeper lots are typically found along major roads.
- Buildings are set back from the street by small to medium front yards with front doors or entrances located on the main façade. Front yard setbacks are typically consistent along a block. Exceptions are for larger buildings like schools that occupy the majority of the block.
- Building types may be mixed on a block but setbacks are typically consistent and the scale of adjacent buildings is similar.
- Many lots have dedicated driveways and/or parking areas, such as surface parking, driveways, or detached garages, located in the interior of the block. On-street parking is also common.



- Open spaces in the form of neighborhood parks, linear parks, and greens are important open space elements in a more densely developed neighborhood.
- Architectural detailing is human scale, shares many characteristics and proportions with single-family architecture, including frequent windows, front entrances, porches, stoops, and/or balconies. The majority of buildings are two to three stories.

Proposed Zoning District



RD-MV: Residential Two-Family – Mill Village District

Purpose

The purpose of the Residential Two-Family - Mill Village (RD-MV) District is to accommodate a mix of single-family dwellings and two-family dwellings at higher densities on lands within the historic Mill Village area. The district also accommodates parks and recreation centers, government offices, and minor utility facilities. District regulations discourage development that substantially interferes with the quiet residential nature of the district.

Intensity and Dimensional Standards

Standard	All Uses
Lot Area, min. (sf.)	3,300
Lot Width, min. (ft.)	50
Lot Depth, min. (ft.)	70
Lot Coverage, max. (% of site area)	50
Density, max. (du/acre)	13.2
Front Yard Setback, min. (ft.)	5
Side Yard Setback, min. (ft.)	10
Rear Yard Setback, min. (ft.)	5
Building Height, max. (ft.)	35

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

Use Standards

Uses are presented below for convenience. Please refer to 17-4.2 through 17-4.4 for complete regulations for principal, accessory, and temporary uses. ¹ Conditional Use ² Special Exception

PRINCIPAL USES PERMITTED

Cottage Neighborhood Development	Elementary, middle, or high school ²
Dwelling, single-family detached	Arboretum or botanical garden ²
Dwelling, two-family	Cemetery ²
Community recreation center	Park or greenway ¹
Cultural facility ²	Utility facility, major ²
Day care facility ²	Utility facility, minor
Library	Community garden ¹
Place of worship ²	Crop production and processing ²
Public safety facility	

Disclaimer: Zoning district handouts are provided for general informational purposes and may not reflect recent updates made to the City Unified Development Ordinance. Please confirm all zoning information with the City of Columbia Zoning Department prior to making investment decisions.

(e) OV-FP: Floodplain Overlay District

(1) Purpose

The purpose of the Floodplain Overlay (OV-FP) District is to protect people and property from risks associated with flooding in floodplain areas, minimize disruption of commerce and critical services, and minimize the need for costly repairs due to flooding. District standards limit vulnerable uses and require certain uses to be located and constructed in a manner that avoids or mitigates damage in the event of flooding.

(2) Applicability

The standards and requirements in this section apply to development located in the OV-FP District, in addition to the base zoning district standards. In instances where there is a conflict between the standards in this district and the base district, the standards in the OV-FP District shall control.

(3) Comply with Floodplain Regulations

Development in the OV-FP District shall comply, as determined by the City Engineer, with all applicable regulations established for special flood hazard areas in Article III, Chapter 21 of the Code of Ordinances and with applicable Federal Emergency Management Agency regulations.

(d) OV-FW: Floodway Overlay District

(1) Purpose

The purpose of the Floodway Overlay (OV-FW) District is to protect people and property from risks associated with flooding in floodway areas, minimize disruption of commerce and critical services, and minimize the need for costly repairs due to flooding. District standards limit vulnerable uses.

(2) Applicability

The standards and requirements in this section apply to development located in the OV-FW District, in addition to the base zoning district standards. In instances where there is a conflict between the standards in the OV-FW district and any other standards in this Ordinance, including the standards in the base district, the standards in the OV-FW District shall control.

(3) Comply with Floodway Regulations

Development in the OV-FW District shall comply, as determined by the City Engineer, with regulations established for floodways in Article III, Chapter 21 of the Code of Ordinances and with applicable Federal Emergency Management Agency regulations.

ORDINANCE NO.: 2024-066

Annexing 100 and 108 Bluff Road, Richland County TMS #11204-02-39 and TMS #11204-02-38 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map

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 Code Ann. § 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 Columbia Compass: Envision 2036 as the City of Columbia Comprehensive Plan by Ordinance No.: 2020-028 along with all the maps and policies contained therein, and amended from time to time, in accordance with the South Carolina Comprehensive Planning Act of 1994 (§6-29 of the SC Code); and,

WHEREAS, the City of Columbia has adopted the Unified Development Ordinance (UDO) by Ordinance No.: 2019-013 and Official Zoning Map of the City of Columbia, S.C. by Ordinance No.: 2021-001, both amended from time to time, in accordance with the authority in Title VI of the SC Code; and

WHEREAS, pursuant to Sec. 17-1.7(c) of the UDO, annexation may be considered concurrent with amendments to the Comprehensive Plan and the Zoning Map; and

WHEREAS, the City of Columbia Planning Commission has reviewed the proposed future land use and zoning classifications of the property, and made a recommendation to City Council in accordance with §6-29 of the SC Code and §17-2.5 of the UDO; and

WHEREAS, the Columbia City Council has held a public hearing in accordance with §17-2.4(f) of the UDO and §6-29-760 of the SC Code; and

WHEREAS, the Columbia City Council has determined that the proposed land use classification is appropriate for the property, and the proposed zoning district meets one or more of the criteria set forth by §17-2.5(c)(4), Zoning Map Amendment Decision Standards, of the UDO; NOW THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina this day of _____, 2024, that:

1. The above recitals and findings are incorporated herein by reference and made a part of this Ordinance.
2. The property identified as 100 and 108 Bluff Road, Richland County TMS #11204-02-39 and TMS #11204-02-38 containing 2.77 acres, further identified in Attachment A, is hereby annexed to and becomes a part of the City of Columbia, and is incorporated into Columbia Compass: Envision 2036 and the Official Zoning Map, effective immediately.
3. This property shall be apportioned to City Council District #3, Census Tract 28, and assigned a future land use classification of Urban Core Mixed Residential Type 3 (UCMR-3) and zoning of Residential Two-Family – Mill Village District (RD-MV), portions within the Floodplain Overlay District (OV-FP) and Floodway Overlay Districts (OV-FW).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NOS.: 11204-02-39 and 11204-02-38

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:


Deputy City Attorney

City Clerk

Introduced:

Final Reading:

LEGAL DEPARTMENT DRAFT

ORDINANCE NO.: 2024-066
EXHIBIT "A"
PROPERTY DESCRIPTION

All that certain piece, parcel or lot of land, with any improvements thereon, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, and designated as LOT THREE (3), containing 0.63 Acre, fronting on Bluff Road, as shown upon a plat of The Estate of B. E. Davis, Sr. prepared by Arthur J. Weed, dated June 22, 1978, recorded on June 6, 1995 in the Office of the Register of Deeds for Richland County in Book 55 Page 7899, and having such metes and bounds as shown on said plat. The lot of land is bounded on the North by property now or formerly of R. H. Elliott, whereon it measures 106.0 feet; on the East by Lot 4 whereon it measures 434.4 feet; on the South by Bluff Road whereon it fronts and measures 59.6 feet; and on the West by Lot 2 whereon it measures 360.15 feet; be all measurements a little more or less.

Also, All that certain piece, parcel or lot of land, together with the improvements thereon, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina and being shown as 100,990 sq. ft., 2.318 acres, on a boundary survey of the property of Betty F. Davis by Survey Matters, LLC, and dated May 4, 2016. Said parcel having such boundaries and measurements as are shown on said boundary survey.

LEGAL DEPARTMENT DRAFT

MEMORANDUM

Office of the City Manager

TO: Department Heads

FROM: Teresa Wilson, City Manager

DATE: 6/26/2024

RE: **Property Address:** 100 and 108 Bluff Road
Richland County TMS#: 11204-02-39 and 11204-02-38
Owner(s): James L. Hilliard and Benjamin Elbert Davis III / Sandlapper Management Company, LLC
Current Use: Residential
Proposed Use: Residential
Current County Land Use: Mixed Residential (High Density)
Proposed City Land Use: Urban Core Mixed Residential Type 3 (UCMR-3)
Current County Zoning: Residential 6 (R6)
Proposed City Zoning: Residential Two-Family – Mill Village District (RD-MV), portions within the Floodplain Overlay District (OV-FP) and Floodway Overlay Districts (OV-FW)
Reason for Annexation: Municipal Services – New Development; Donut Hole - Primary
City Council District: 3
Census Tract: 28

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 **July 18, 2024** 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
 Dana Higgins, Director, Engineering
 Frank Eskridge, Director, Utilities
 Robert Anderson, Public Works Director
 Krista Hampton, Planning & Development Services
 Kelly Smith, Business License Administrator
 Greg Williams, Business Liaison
 Tiffany Latimer, Customer Care Administrator
 Todd Beiers, Building Official
 Michelle Brazell, Engineering
 Police Planning & Research
 Alfreda Tindal, Richland Co. 911 Addressing Coordinator
 Aric Jensen, Assistant County Administrator – Richland County

Missy Gentry, Assistant City Manager
 Henry M. Simons, Assistant City Manager
 Teresa Knox, City Attorney
 William Holbrook, Police Chief
 Aubrey Jenkins, Fire Chief
 Dollie Herron, Community Development
 George Adams, Fire Marshal
 Hope Hasty, Zoning Administrator
 Wendy Royal, Columbia-Richland 911
 David Hatcher, Housing Official
 Richland County Solid Waste Collection
 Lucinda Statler, Planning Administrator
 Brandon Burnette, Development Center Administrator
 Shiriani Fuller, Richland County Engineering

Planning Commission Land Use Recommendation: UCMR-3 (Land Use classification) by 5-0
 on 7/18/24 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: RD-MV, Portions OV-FP + OV-FW (Zoning classification) by 5-0
 on 7/18/24 (mm/dd/yyyy).


 (Signature of Annexation Coordinator)



Future Land Use

100 and 108 Bluff Road; TMS# 11204-02-39 and 11204-02-38
 Current Richland County Future Land Use: Mixed Residential (High Density)
 Proposed City Future Land Use: Urban Core Residential (UCR-3)

14.c

Legend

- 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
- UCMF - Urban Core Multi-family
- 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
- UCAC-3 - Urban Core Regional Activity Center
- UEAC-1 - Urban Edge Community 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
- S/A - Sports/Amusement
- C/I - Civic/Institutional
- CBA - Central Business Area
- ZOO - Riverbanks Zoo & Garden
- U/C - Universities/Colleges
- FJ - Fort Jackson
- T/S - Transitional/Sensitive Lands
- Parcels
- City Limits

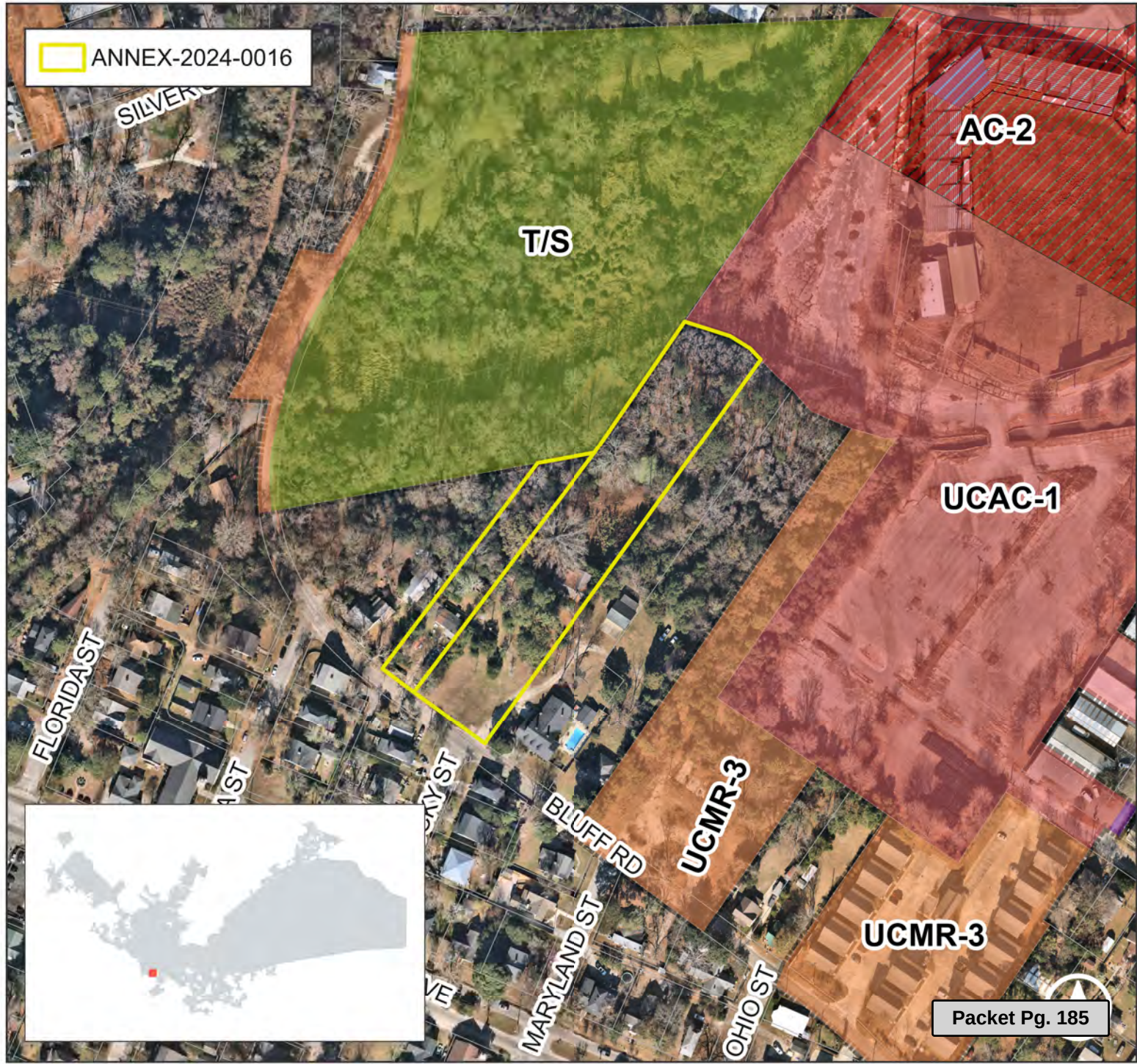
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Planning & Development
 Services Department

Created by: sw Hudson Date: 6/18/2024

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 at the sole risk of the user. Data source: City of



Zoning

100 and 108 Bluff Road; TMS# 11204-02-39 and 11204-02-38

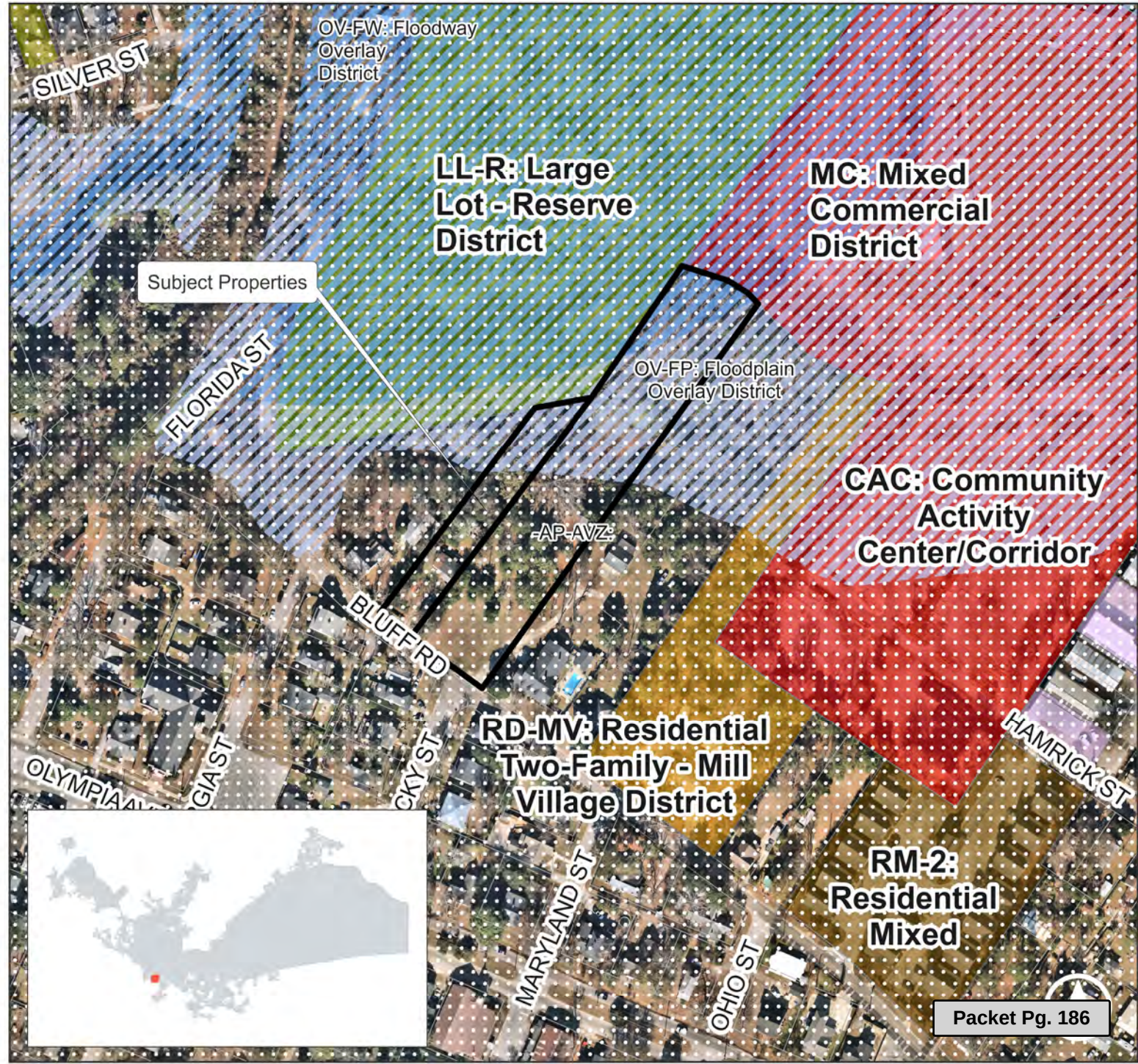
Current Richland County Zoning: R6

Proposed City Zoning: Residential Two-Family-Mill Village(RD-MV), portion within OV-FP and OV-FW

14.c

Legend

- CAC: Community Activity Center/Corridor
- MC: Mixed Commercial District
- RSF-3: Residential Single Family - Small Lot District
- RM-2: Residential Mixed
- RD-MV: Residential Two-Family - Mill Village District
- EC: Employment Campus District
- LL-R: Large Lot - Reserve District
- OV-A: Airport Safety Overlay District
- OV-FW: Floodway Overlay District
- OV-FP: Floodplain Overlay District
- Parcels
- City Limits



0 200 400 Feet



Planning & Development
Services Department

Created by: swudson Date: 6/18/2024

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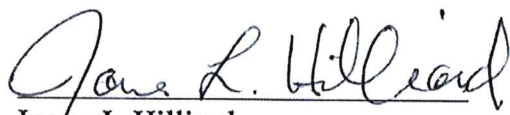
STATE OF SOUTH CAROLINA)
)
 COUNTY OF RICHLAND) PETITION FOR ANNEXATION

The undersigned, being the owner(s) of the properties 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 any improvements thereon, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, and designated as LOT THREE (3), containing 0.63 Acre, fronting on Bluff Road, as shown upon a plat of The Estate of B. E. Davis, Sr. prepared by Arthur J. Weed, dated June 22, 1978, recorded on June 6, 1995 in the Office of the Register of Deeds for Richland County in Book 55 Page 7899, and having such metes and bounds as shown on said plat. The lot of land is bounded on the North by property now or formerly of R. H. Elliott, whereon it measures 106.0 feet; on the East by Lot 4 whereon it measures 434.4 feet; on the South by Bluff Road whereon it fronts and measures 59.6 feet; and on the West by Lot 2 whereon it measures 360.15 feet; be all measurements a little more or less.

Richland County TMS: 11204-02-39
 Property Addresses: 100 Bluff Road

Seller:


 James L. Hilliard

Date: 06/17/24

Buyer:

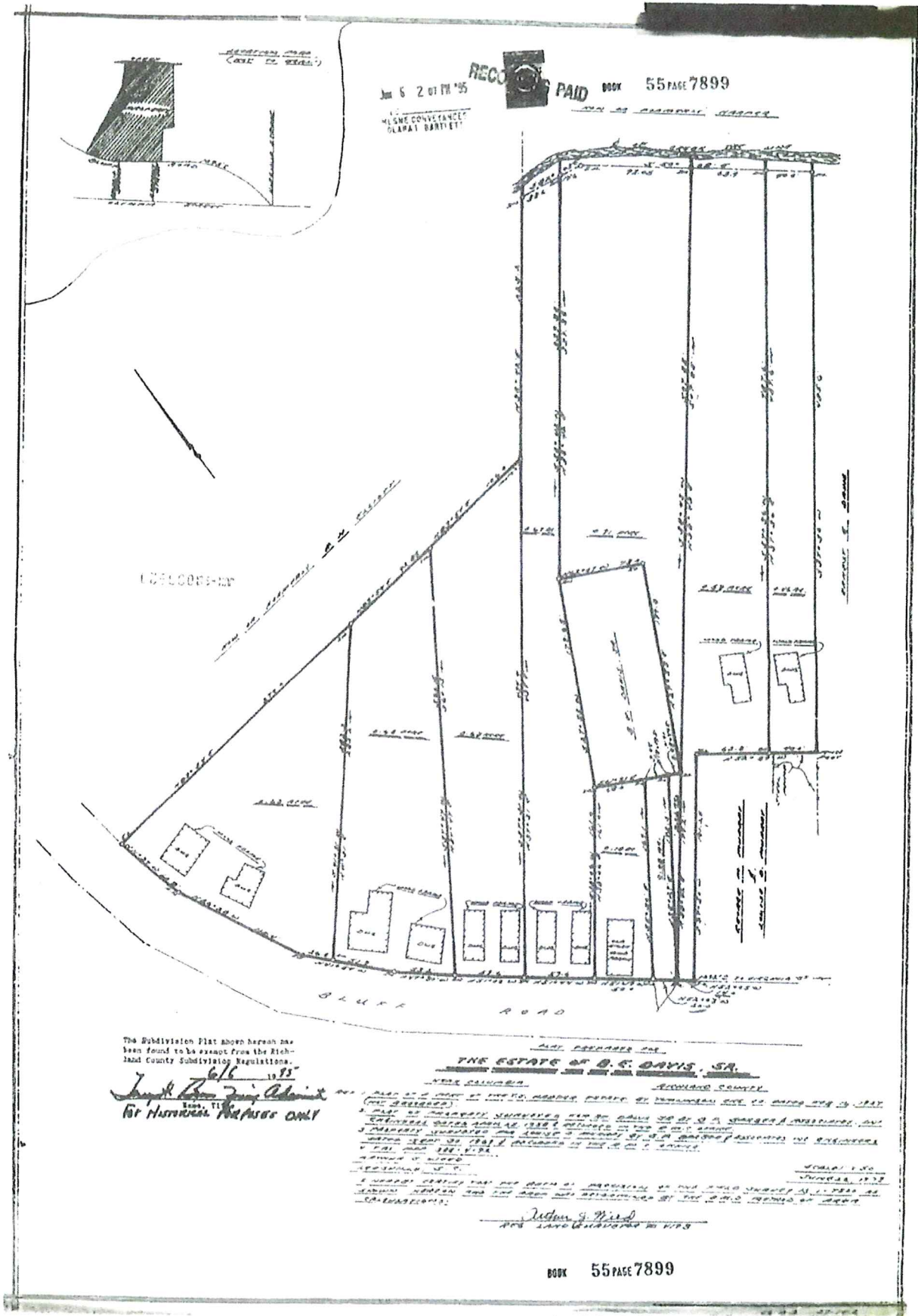
Sandlapper Management Company, LLC

BY:  06/17/24
 (Signature)

Date: _____

Jason E. Holliday
 (Print or Type Name)

ITS: ^{Member}
 (Print or Type Title)



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

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Richland County TMS: 11204-02-38

Property Addresses: 108 Bluff Road

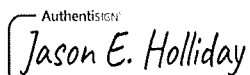
Seller:


 Benjamin Elbert Davis, III

Date: 6-17-24

Buyer:

Sandlapper Management Company, LLC

BY: 
 (Signature)

Date: 06/17/24

Jason E. Holliday
 (Print or Type Name)

ITS: Member
 (Print or Type Title)

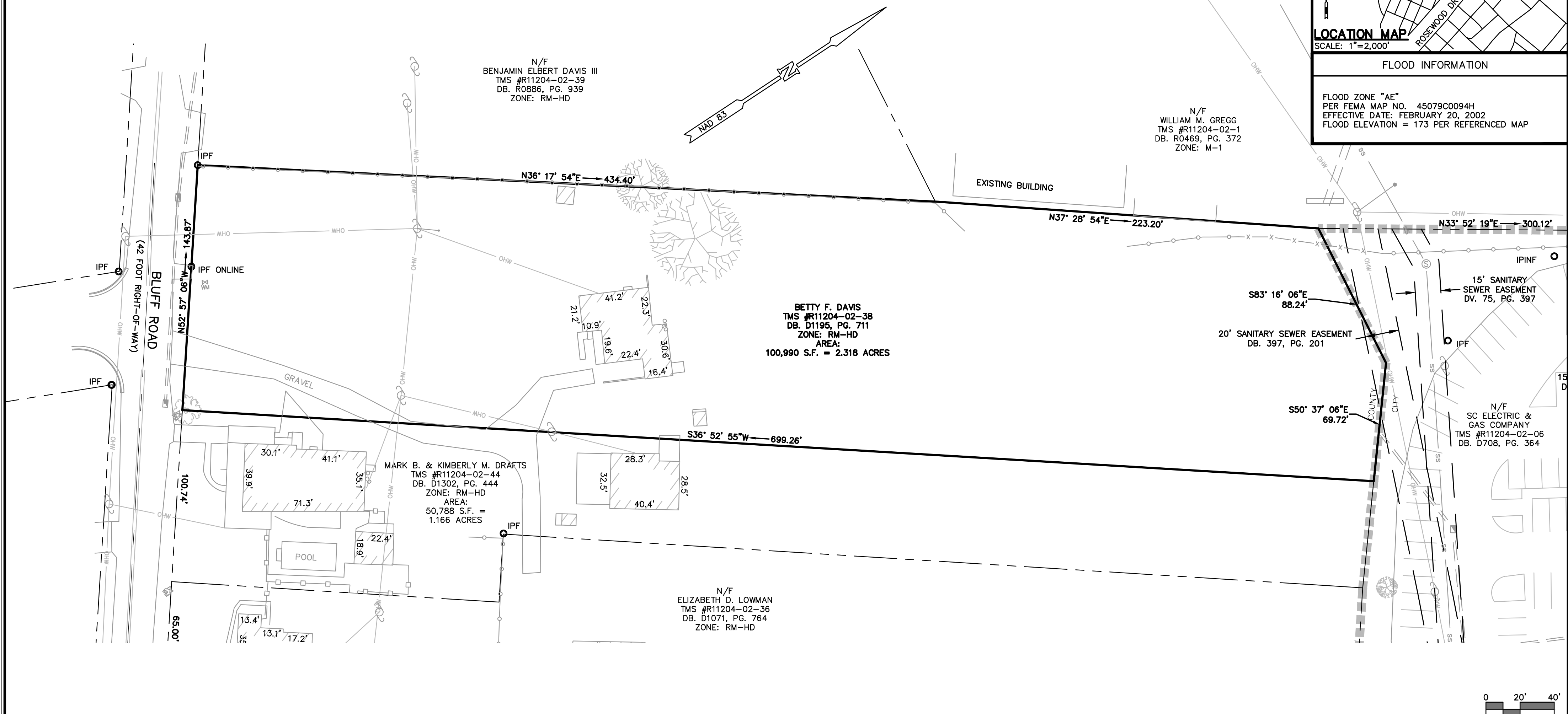
LEGEND

	PROPERTY LINE		DRAINAGE MANHOLE
	WATER LINE		SANITARY MANHOLE
	OVERHEAD UTILITY LINES		UTILITY POLE
	WIRE FENCE		IRON PIPE FOUND
	WOOD FENCE		IRON PIN FOUND
	CHAIN LINK FENCE		IRON PIN SET

LOCATION MAP
SCALE: 1"=2,000'

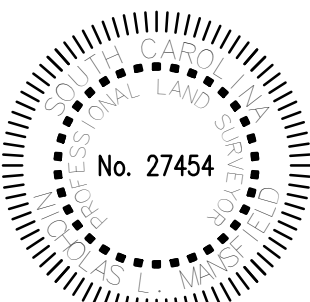
FLOOD INFORMATION

FLOOD ZONE "AE"
PER FEMA MAP NO. 45079C0094H
EFFECTIVE DATE: FEBRUARY 20, 2002
FLOOD ELEVATION = 173 PER REFERENCED MAP



NOTES:

1. NORTH ARROW AND BEARINGS ARE BASED UPON SC GRID NAD 83.
2. THIS SURVEY MEETS THE REQUIREMENT FOR A CLASS "A" SURVEY (1:10,000) AS DEFINED FOR THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF SOUTH CAROLINA.
3. THE AREA WAS DETERMINED BY DMD METHOD.
4. ALL HORIZONTAL DISTANCES ARE GROUND DISTANCES.
5. THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED, ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES.
6. ZONING PROVIDED BY THE CITY OF COLUMBIA TO BE USED FOR INFORMATIONAL PURPOSES ONLY.



I HEREBY STATE THAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION, AND BELIEF, THE SURVEY SHOWN HEREON WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE STANDARDS OF PRACTICE MANUAL FOR SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS A SURVEY AS SPECIFIED THEREIN.

Nicholas L. Mansfield
NICHOLAS L. MANSFIELD

DATE: 5/4/2016

PLS #27454

BOUNDARY SURVEY

PROPERTY OF:
BETTY F. DAVIS
108 BLUFF ROAD
RICHLAND COUNTY, CITY OF COLUMBIA, SOUTH CAROLINA

DRAWN NLM	CHECKED NLM	 SURVEY MATTERS, LLC LAND SURVEYING SERVICES 103 East Butler Road, Suite J Mauldin, South Carolina 29662 (864) 451-0176 nick@survey-matters.com	13-054 PROJECT NO.
SCALE 1" = 40'	DATE 5/4/2016		1 OF 1 SHEET NO.



MEETING DATE: September 3, 2024

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ANNEXATION, FUTURE LAND USE MAP
AMENDMENT, AND ZONING MAP AMENDMENT
for 52 Riverview Court and portion of 62
Riverview Court TMS# 09106-21-10 and
09106-21-12 (portion)

**FUNDING SOURCE &
ORIGINAL BUDGET:**

CLEAN WATER 2020?: No

PURPOSE:

Ordinance No.: 2024-064 -Annexing 52 Riverview Court and 62 Riverview Court, Richland County TMS #09106-21-10 and TMS #09106-21-12 (portion) into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map

Council District: 1

Proposal: Request to annex the property, assign the land use classification of Urban Core Residential Small Lot (UCR-1) and assign of zoning of Residential Single Family Small Lot (RSF-3). The property is currently classified as Mixed Residential (High Density) and zoned Residential 6 (R6) by Richland County.

Applicant: Casa MacVerde Holdings, LLC

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval, (5-0)

First reading approval was given on August 20, 2024.

ATTACHMENTS:

- **#a:** Riverview52_62_ZPH_pkt (PDF)
- **#b:** 2024-064 - Annex and Incorporate 52 Riverview Court and 62 Riverview Court (PDF)
- **#c:** Riverview_52_62_Offer_Notice (PDF)
- **#d:** Riverview_52_62_Petition_rev (PDF)

HISTORY:

08/20/24

Columbia City Council

APPROVED ON FIRST READING.



CITY COUNCIL

August 20, 2024 at 4:00 P.M.

Busby Street Community Center, 1735 Busby Street, Columbia, S.C., 29203

ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT CASE SUMMARY

52 Riverview Court and portion of 62 Riverview Court
TMS# 09106-21-10 and 09106-21-12 (portion)

Council District:	1
Proposal:	Request to annex the property, assign the land use classification of Urban Core Residential Small Lot (UCR-1) and assign of zoning of Residential Single Family Small Lot (RSF-3). The property is currently classified as Mixed Residential (High Density) and zoned Residential 6 (R6) by Richland County.
Applicant:	Casa MacVerde Holdings, LLC
Staff Recommendation:	Approval
PC Recommendation:	07/18/2024; Approval, (5-0)
ZPH, 1 st Reading:	08/20/2024; Pending
2 nd Reading:	09/03/2024; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 0.35 acres

Current Use: Residential

Proposed Use: Residential

Reason for Annexation: Municipal Services

Urban Service Area: Donut Hole - Primary

Current County Land Use Classification: Mixed Residential (High Density)

Proposed City Land Use Classification: Urban Core Residential Small Lot (UCR-1)

Current County Zoning: Residential 6 (R6)

Proposed City Zoning: Residential Single Family Small Lot (RSF-3)

Census Tract: 6

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 with most annexations, we find that the proposed annexation may result in an increased number of calls for service. The estimated cost to serve these two lots (one vacant and one containing a single family residence) would be **approximately \$100 per year**, based on calls to similar nearby residential areas within the City limits.

Fire

The proposed annexation will not result in significant 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 Solid Waste Division provides service nearby, and has service capacity on the Tuesday route. The approximate cost to provide Solid Waste services to a single-family residence is \$225 a year.

Engineering

Because water and sewer lines currently exist in this area, Utilities and Engineering will not incur any costs associated with this annexation.

Water Customer Care

The account owner will pay water and sewer rates approximately 40% lower than out-of-city customers. One of the parcels is currently vacant and any development will represent new customers.

Planning & Development Services

We recommend approval of the annexation of this property, which is within an area designated as Donut Hole - Primary within the Urban Service Area plan. There is currently a single family residence on one of the lots and the other lot is vacant. The estimated real estate tax revenue generated for the City would be **approximately \$460 per year** based on the current taxable value of these properties.

* Estimated City Tax Revenue is based on 2023 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 than this number, 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 .002571 for the 2023 tax year).

PLANS, POLICIES, AND LAND USE

Urban Service Area

The subject property is identified as a “Donut Hole - Primary” in the Urban Service Area Plan.

Principles and Goals of the Urban Service Area

The Urban Service Area plan provides a prioritization tool for City Council, staff, and the public to consider about the areas that present the best opportunities for the City's long-term growth, while minimizing both short-term and long-term challenges. A review of existing infrastructure as well as the reach of our community facilities and services helps define how we classify areas within the Urban Service Area plan. Areas have been classified as Primary, Secondary, and Long Range areas - or as Donut Holes - in order to represent the general level of priority based on this review.

Importantly, this Urban Service Area plan is a policy guide, and not a determination about annexation on any individual property.

Donut Holes - Primary

Donut Holes - Primary are the donut holes where services are readily available and the infrastructure is generally good. These services include fire, police, sanitation, and utilities.

Annexation within an area classified as Donut Hole - Primary is the highest priority. Barring unanticipated circumstances, annexation of these areas is recommended, and staff should work with individual property owners or neighborhoods/developments to encourage and expedite annexation.

Donut Holes are unincorporated areas that are completely surrounded by the City of Columbia and/or another municipality, or areas surrounded by the City of Columbia and a major geographical feature, such as a river. These areas pose a number of challenges to the City that can be addressed through annexation. Often, these are areas that were developed before the City or any municipality became adjacent, and may lack easy access to City utilities or other services.

Donut Holes can often cause inefficiencies in the delivery of services due to confusion about jurisdiction, and 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 can impact property owners and residents, both within and outside of the municipal boundaries, through confusion over services as well as added operational costs to local government. This results in a greater financial impact to City residents, who pay both City and County taxes.

Comprehensive Plan Land Use Classification

The proposed future land use for the subject property in the *Columbia Compass: Envision 2036* Future Land Use Map is Urban Core Residential Small Lot (UCR-1). The property is currently designated as Mixed Residential (High Density) by Richland County.

Refer to the attached land use classification descriptions for existing Richland County and proposed City of Columbia land use classifications.

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

The subject property located within the study area of [*The Master Plan for the Villages of North Columbia*](#) (2005), more specifically within Cluster One (Section 2, page 42) and the proposed Artist Village (Section 3, page 85) set forth by the plan. The Artist Village plan recommends a land use of Low-Density Residential (Single-family Detached Homes) for the subject property (Section 3, page 87). The plan's recommendations for Earlewood and Marshall Park highlight the (at the time) recently adopted protection area design guidelines, and note the importance of creating direct access along Lucius Road to the Three Rivers Greenway (Section 23, pages 94-95).

ZONING

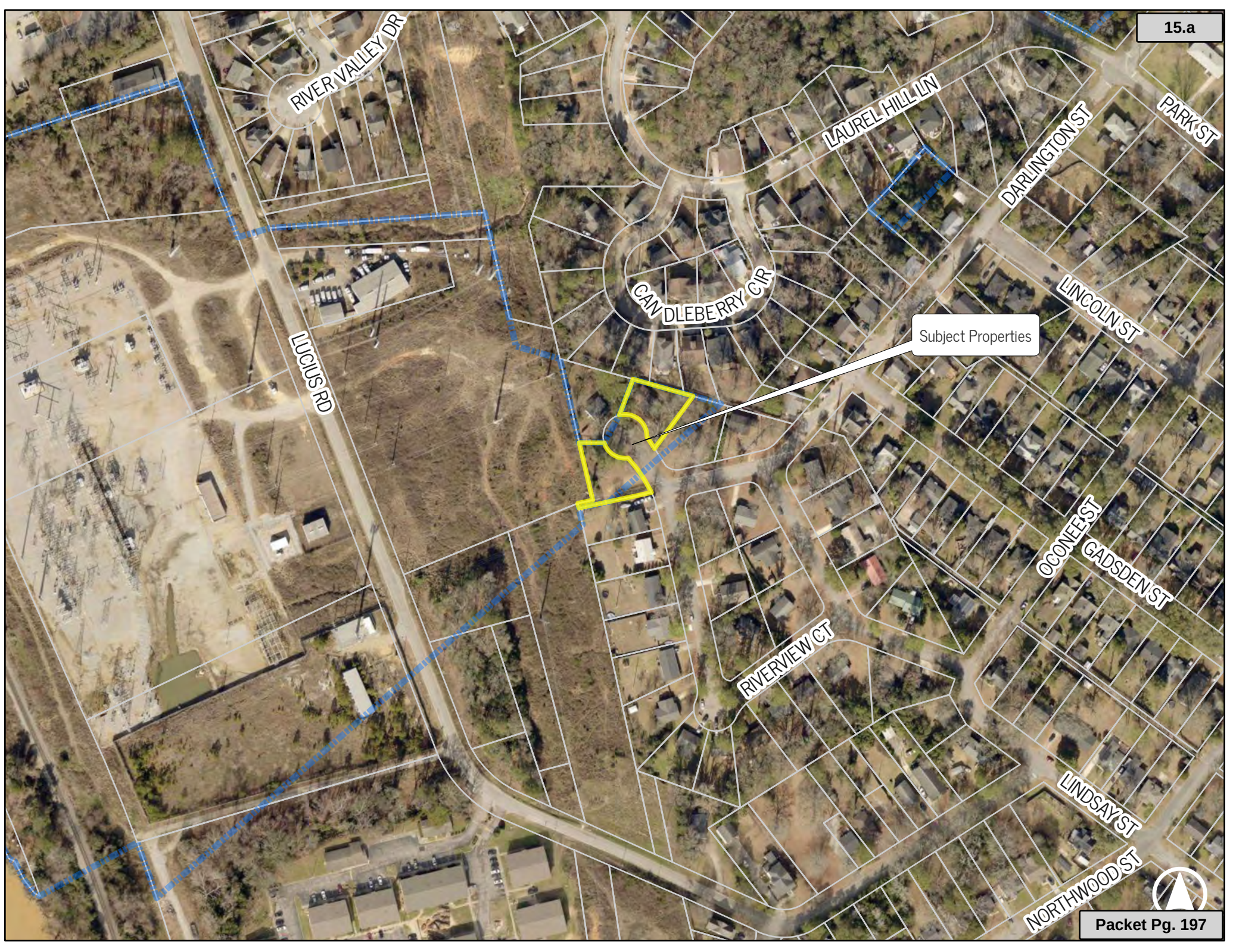
The property is currently zoned Residential 6 (R6) by Richland County. Adjacent parcels within the City of Columbia are zoned Residential Mixed District (RM-2) to the north, and Residential Single Family Small Lot (RSF-3) to the south and northwest. Adjacent parcels in unincorporated Richland County, to the west and fronting on Lucius Road, are currently zoned General Commercial (GC).

The proposed City of Columbia Zoning is Residential Single Family Small Lot (RSF-3).

Refer to the attached zoning district descriptions for more information on the proposed City of Columbia zoning.

STAFF RECOMMENDATION

Staff recommends annexation of the property and the assignment of the future land use classification of Urban Core Residential Small Lot (UCR-1) and zoning of Residential Single Family Small Lot (RSF-3) at the time of annexation.

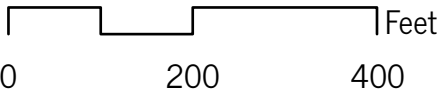


Future Land Use

52 Riverview Court and portion of 62 Riverview Court; TMS#s 09106-21-10 and -12 (Parcel 15.a)
 Current Richland Co. Future Land Use: Mixed Residential (High Density)
 Proposed City Future Land Use: Urban Core Residential Small Lot (UCR-1)

Legend

- 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
- UCMF - Urban Core Multi-family
- UEMF - Urban Edge Multi-family
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- IND - Industrial
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- CBA - Central Business Area
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- U/C - Universities/Colleges
- FJ - Fort Jackson
- T/S - Transitional/Sensitive Lands
- Parcels
- City Limits

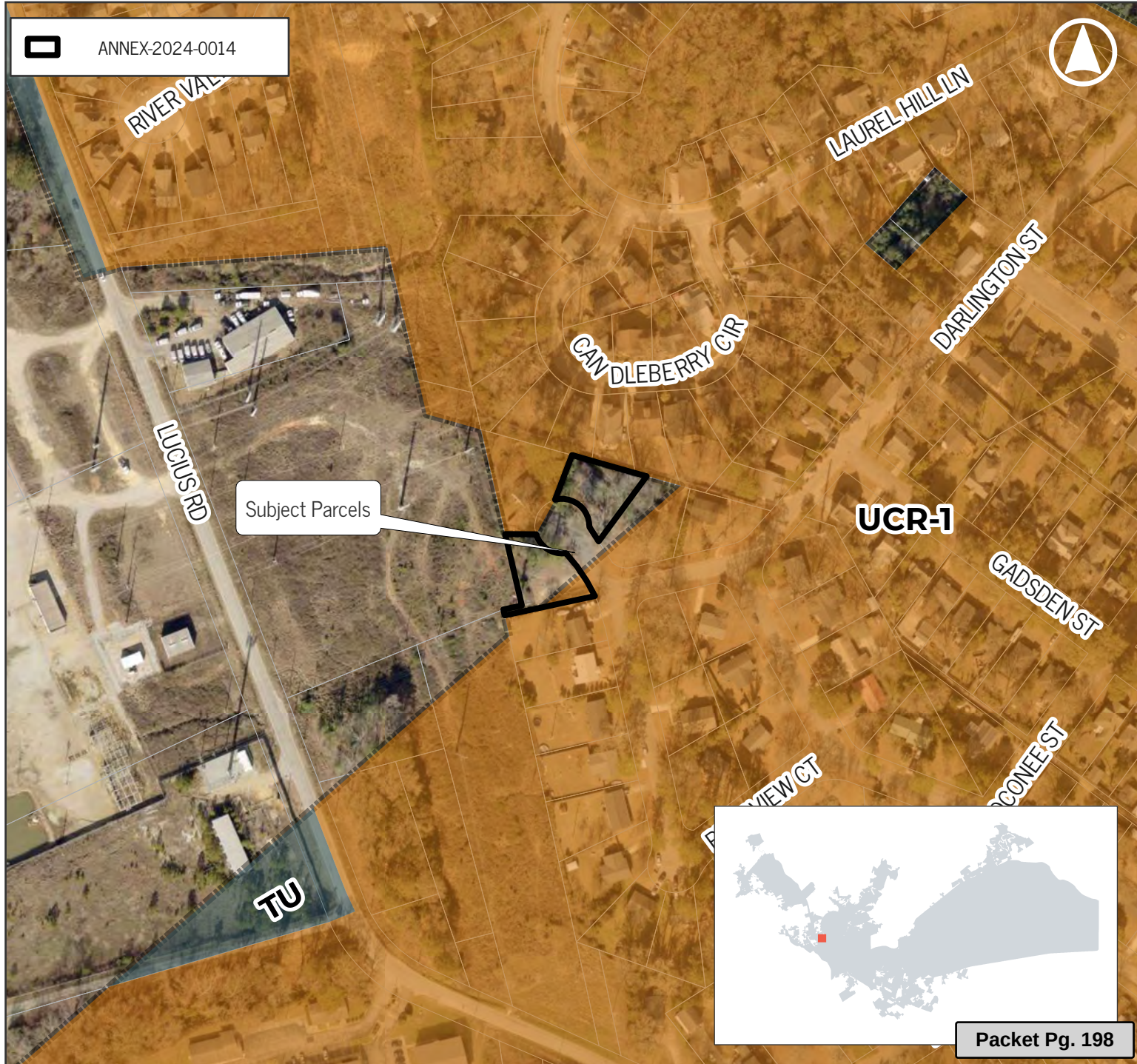


Planning & Development Services Department

Created by: sw Hudson Date: 6/11/2024



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Zoning

52 Riverview Court and portion of 62 Riverview Court; TMS#s 09106-21-10 and -12

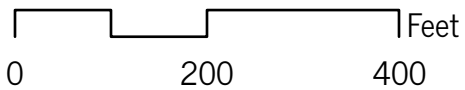
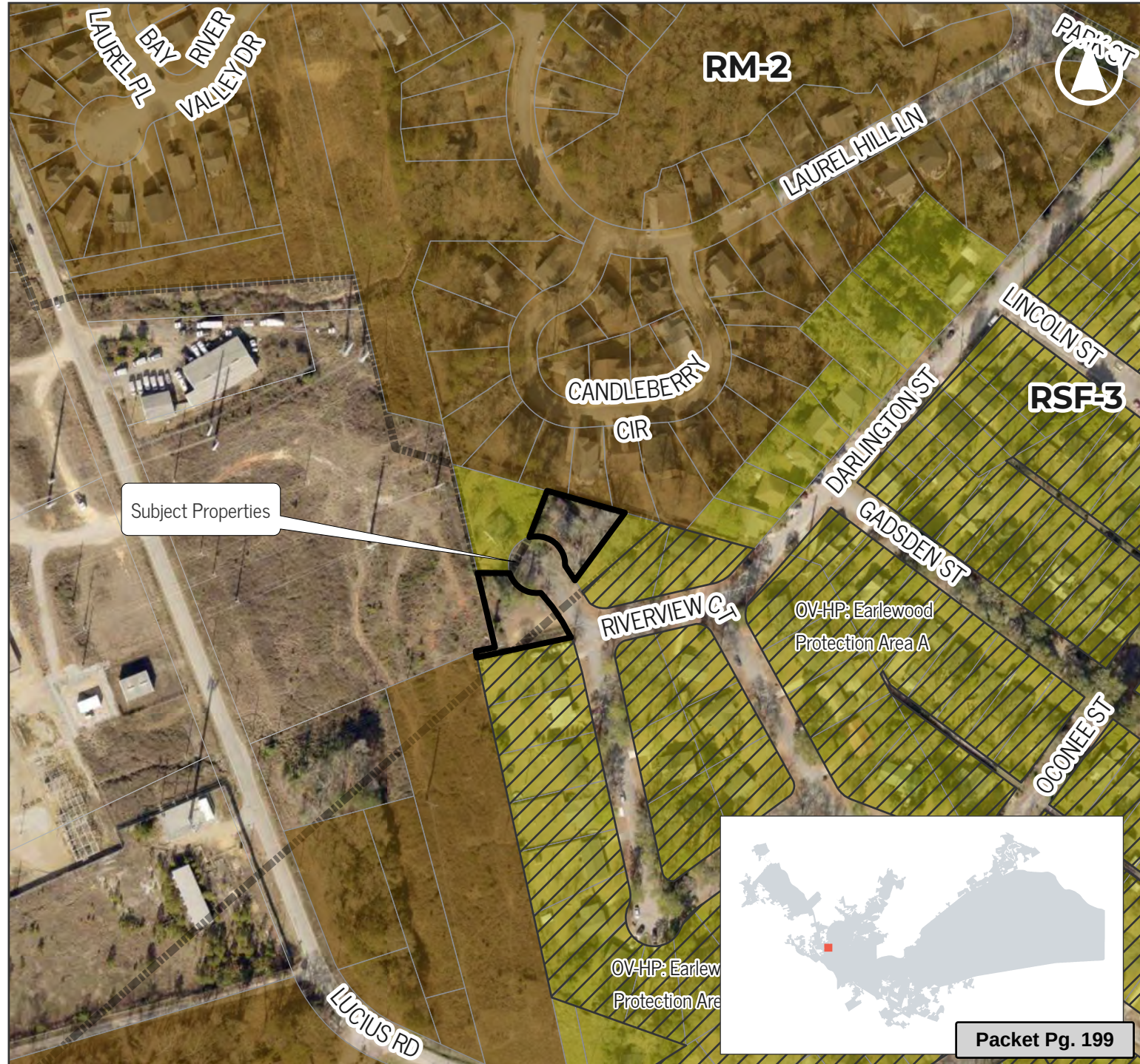
15.a

Current Richland Co. Zoning: R6

Proposed City Zoning: Residential Single Family - Small Lot District (RSF-3)

Legend

- RSF-3: Residential Single Family - Small Lot District
- RM-2: Residential Mixed
- OV-HP: Historic Preservation Overlay Districts
- Parcels
- City Limits



Planning & Development Services Department

Created by: swudson Date: 6/11/2024



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Current Future Land Use Classification

MIXED RESIDENTIAL

Land Use and Character

Areas include much of the urban and suburban developed areas in the County as well as edge areas adjacent to other jurisdictions in the County. These are densely developed urban and suburban areas, or opportunities for dense suburban development. Mixed residential areas include the full range of uses supportive of neighborhood, community, and regional commercial and employment needs. Residential single-family, multi-family, office and institutional, general and neighborhood commercial, and recreational uses are appropriate for this area. Some light industrial uses are also found today in these areas, but additional industrial development with significant community impacts (i.e., noise, exhaust, odor, heavy truck traffic) is discouraged, unless the area is identified specifically for these uses. Schools, churches, parks, and other institutional uses help support the full service nature of Mixed Residential areas. **See Appendix B for more detailed guidance for this category.**



Desired Development Pattern

Developments should reinforce the guiding principle of making neighborhoods and communities in Richland County more livable. Mixed Residential areas should provide a mix of housing opportunities within individual developments, preferably organized around a neighborhood center or public space. To the extent possible, commercial and office development should be located in Activity Centers and in Mixed Use Corridors. High density residential uses should be located proximate to or incorporated within Activity Centers, increasing existing and future opportunities for transit service to these locations. Grid and modified grid development patterns are preferred over curvilinear and cul-de-sac designs to support connectivity.



Transportation

Upgrades to roads should include the full range of transportation options – driving, transit, walking, and biking. Connectivity between adjacent developments is encouraged. New neighborhoods should include the full range of transportation options, including recreational sidewalks, trails and greenways, as possible.

Recommended Land Uses

Primary, Secondary, and Tertiary Land Uses: See Appendix B for the map and Handbook that identify recommended Development Types and Primary, Secondary, and Tertiary Uses that are encouraged for these areas.

Policy Guidance

1. See Appendix B for the map that identifies the recommended Development Types for Mixed Residential areas, and references specific design guidance for each Development Type.

Relevant Plans

Broad River Neighborhood Master Plan, Broad River Corridor and Community Master Plan, Lower Richland Community Strategic Master Plan, Trenholm Acres/Newcastle Master Plan, Arcadia Lakes Comprehensive Plan, Blythewood Comprehensive Plan, Cayce Comprehensive Plan, Columbia Comprehensive Plan, Forest Acres Comprehensive Plan

Priority Investment Areas

1 I-26 Broad River Road interchange (south), Portion of #5 I-20 Fairfield Interchange, Most of #9 Decker Boulevard and Two Notch Road, Portion of #10 I-77 Bluff Road Interchange (Bluff Road Exit)

Areas of Common Interest

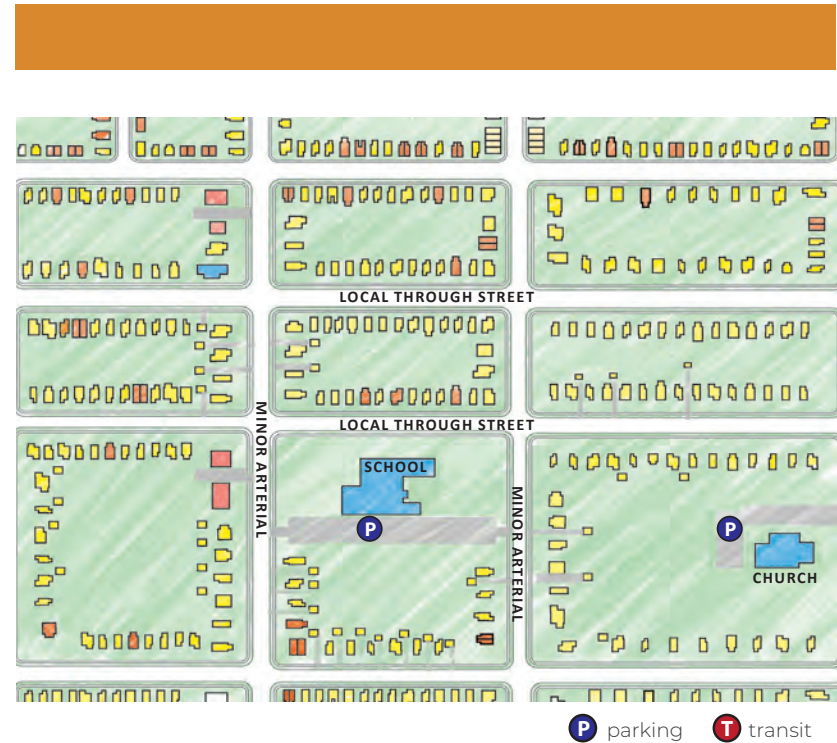
Proposed projects in the Northwest, North Central, Northeast, Beltway, and Southeast Planning areas should be coordinated with adjacent municipalities when located in areas of common interest near jurisdictional lines.

Proposed Future Land Use Classification

Development Types

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 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.



UCR-1 BUILDING TYPES/LAND USES

PRIMARY TYPES

- Single-family Detached

SECONDARY TYPES

- Single-family Attached
- Two-family
- Three-family

TERTIARY TYPES

- Multi-family Small
- Civic/Institutional Small
- Business/Employment Small (excl. Flex)
- Cemeteries & Mausoleums

See matrix for appropriate park/open space types.

Development Types

UCR-I DEVELOPMENT PATTERN/CONTEXT

- Streets and rights-of-way are wide and typically straight; they include sidewalks and tree lawns, preferably lining both sides of the street. Local streets may be narrower than the principal and minor arterial roads.
- Transit may be found along principal and minor arterials or in adjacent activity corridors or centers.
- Blocks are square or rectangular and are commonly smaller than the blocks in the urban center. Alleyways are not common but can be used in redevelopment or infill to increase accessibility.
- The subdivision of blocks is regular and results in equally sized lots that average less than 8,700 square feet. Multiple smaller lots are consolidated to accommodate larger buildings like schools. Deeper lots may be found along major roads.
- Buildings are set back from the street by small to medium front yards with front doors or entrances located on the main façade. Front yard setbacks are typically consistent along a block. Exceptions are for larger buildings like schools that occupy the majority of a block.
- Individual lots may have only one narrow side yard and have a zero lot line setback from front or side property lines, however buildings set in the center of the lot are also common.
- Housing is primarily single family residential, and most buildings are of a similar size, height, and style within a block. Building sizes vary, but most are one to two stories in height with less than 2,000 square feet of livable space per unit.
- Some lots have dedicated parking areas - in driveways, or detached garages located in the interior of the block. On-street parking is also common.



- Open spaces for community gardens or informal passive neighborhood and community scale parks are important open space elements in a more densely developed neighborhood.
- Architecture is vernacular and detailing is human scale with frequent windows, front entrances, porches, stoops, and/or balconies. Neighborhoods display era-specific architectural styles which should be used as a reference for scale and massing for any infill buildings.

Proposed Zoning District



RSF-3: Residential Single Family – Small Lot District

Purpose

The purpose of the Residential Single-Family - Small Lot (RSF-3) District is to provide lands that accommodate primarily single-family detached dwellings at moderate densities. The district also accommodates parks and recreation centers, government offices, and minor utility facilities. District regulations discourage development that substantially interferes with the quiet residential nature of the district.

Intensity and Dimensional Standards

Standard	All Uses
Lot Area, min. (sf.)	5,000
Lot Width, min. (ft.)	50
Lot Depth, min. (ft.)	70
Lot Coverage, max. (% of site area)	40
Density, max. (du/acre)	N/A
Front Yard Setback, min. (ft.)	15
Side Yard Setback, min. (ft.)	5
Rear Yard Setback, min. (ft.)	10
Building Height, max. (ft.)	40

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

Use Standards

Uses are presented below for convenience. Please refer to 17-4.2 through 17-4.4 for complete regulations for principal, accessory, and temporary uses. ¹ Conditional Use ² Special Exception

PRINCIPAL USES PERMITTED

	Arboretum or botanical garden ²
Cottage Neighborhood Development	Cemetery ²
Dwelling, single-family detached	Park or greenway ¹
Community recreation center	Utility facility, major ²
Cultural facility ²	Utility facility, minor
Day care facility ²	Community garden ¹
Library	Crop production and processing ²
Place of worship ²	
Public safety facility	
Elementary, middle, or high school ²	

Disclaimer: Zoning district handouts are provided for general informational purposes and may not reflect recent updates made to the City Unified Development Ordinance. Please confirm all zoning information with the City of Columbia Zoning Department prior to making investment decisions.

ORDINANCE NO.: 2024-064

Annexing 52 Riverview Court and 62 Riverview Court, Richland County TMS #09106-21-10 and TMS #09106-21-12 (portion) into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map

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 Code Ann. § 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 Columbia Compass: Envision 2036 as the City of Columbia Comprehensive Plan by Ordinance No.: 2020-028 along with all the maps and policies contained therein, and amended from time to time, in accordance with the South Carolina Comprehensive Planning Act of 1994 (§6-29 of the SC Code); and,

WHEREAS, the City of Columbia has adopted the Unified Development Ordinance (UDO) by Ordinance No.: 2019-013 and Official Zoning Map of the City of Columbia, S.C. by Ordinance No.: 2021-001, both amended from time to time, in accordance with the authority in Title VI of the SC Code; and

WHEREAS, pursuant to Sec. 17-1.7(c) of the UDO, annexation may be considered concurrent with amendments to the Comprehensive Plan and the Zoning Map; and

WHEREAS, the City of Columbia Planning Commission has reviewed the proposed future land use and zoning classifications of the property, and made a recommendation to City Council in accordance with §6-29 of the SC Code and §17-2.5 of the UDO; and

WHEREAS, the Columbia City Council has held a public hearing in accordance with §17-2.4(f) of the UDO and §6-29-760 of the SC Code; and

WHEREAS, the Columbia City Council has determined that the proposed land use classification is appropriate for the property, and the proposed zoning district meets one or more of the criteria set forth by §17-2.5(c)(4), Zoning Map Amendment Decision Standards, of the UDO; NOW THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina this day of _____, 2024, that:

1. The above recitals and findings are incorporated herein by reference and made a part of this Ordinance.
2. The property identified as 52 Riverview Court and 62 Riverview Court, Richland County TMS #09106-21-10 and TMS #09106-21-12 (portion) containing 0.35 acre, further identified in Attachment A, is hereby annexed to and becomes a part of the City of Columbia, and is incorporated into Columbia Compass: Envision 2036 and the Official Zoning Map, effective immediately.
3. This property shall be apportioned to City Council District #1, Census Tract 6, and assigned a future land use classification of Urban Core Residential Small Lot (UCR-1) and zoning of Residential Single Family Small Lot (RSF-3).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NOS.: 09106-21-10 and 09106-21-12 (portion)

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

Approved by:

Mayor

City Manager

Approved as to form:

ATTEST:



Deputy City Attorney

City Clerk

Introduced:
Final Reading:

LEGAL DEPARTMENT DRAFT

ORDINANCE NO.: 2024-064
EXHIBIT "A"
PROPERTY DESCRIPTION

All that certain piece, parcel or lot of land, together 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 as Lot 21 on a subdivision plat of Haven Heights, prepared by McMillan Engineering Company dated January 25, 1961, as revised, and recorded in the Office of the Clerk of Court/Register of Mesne Conveyances (RMC)/Register of Deeds (ROD) for Richland County in Record/Plat Book "T", Page 50. Said plat is hereby adopted and incorporated herein by reference for a more complete and accurate description; all measurements being a little more or less.

ALSO: All that certain piece, parcel or lot of land, together with improvements thereon, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, being shown and designated as Lot No. Nineteen (19) on a plat of Haven Heights prepared by McMillan Engineering Company, dated January 25, 1961, revised August 16, 1962, and recorded in the Office of the Clerk of Court/Register of Mesne Conveyances (RMC)/Register of Deeds (ROD) for Richland County in Record/Plat Book T, Page 50. Said plat is hereby adopted and incorporated herein by reference for a more complete and accurate description; all measurements being a little more or less.

LESS AND EXCEPTING all that portion of said parcel previously annexed into the City of Columbia on May 26, 1925.

LEGAL DEPARTMENT DRAFT

MEMORANDUM

Office of the City Manager

TO: Department Heads

FROM: Teresa Wilson, City Manager

DATE: June 13, 2024

RE: **Property Address:** 52 Riverview Court and portion of 62 Riverview Court
Richland County TMS#: 09106-21-10 and 09106-21-12 (portion)
Owner(s): Casa MacVerde Holdings, LLC
Current Use: Residential
Proposed Use: Residential
Current County Land Use: Mixed Residential (High Density)
Proposed City Land Use: Urban Core Residential Small Lot (UCR-1)
Current County Zoning: Residential 6 (R6)
Proposed City Zoning: Residential Single Family Small Lot (RSF-3)
Reason for Annexation: Municipal Services; Donut Hole - Primary
City Council District: 1
Census Tract: 6

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 **July 18, 2024** 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

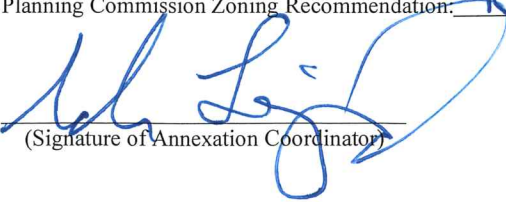
cc:

Clint Shealy, Assistant City Manager
 Jeff Palen, Assistant City Manager/CFO
 Dana Higgins, Director, Engineering
 Frank Eskridge, Director, Utilities
 Robert Anderson, Public Works Director
 Krista Hampton, Planning & Development Services
 Kelly Smith, Business License Administrator
 Greg Williams, Business Liaison
 Tiffany Latimer, Customer Care Administrator
 Todd Beiers, Building Official
 Michelle Brazell, Engineering
 Police Planning & Research
 Alfreda Tindal, Richland Co. 911 Addressing Coordinator
 Aric Jensen, Assistant County Administrator – Richland County

Missy Gentry, Assistant City Manager
 Henry M. Simons, Assistant City Manager
 Teresa Knox, City Attorney
 William Holbrook, Police Chief
 Aubrey Jenkins, Fire Chief
 Dollie Herron, Community Development
 George Adams, Fire Marshal
 Hope Hasty, Zoning Administrator
 Wendy Royal, Columbia-Richland 911
 David Hatcher, Housing Official
 Richland County Solid Waste Collection
 Lucinda Statler, Planning Administrator
 Brandon Burnette, Development Center Administrator
 Shiriani Fuller, Richland County Engineering

Planning Commission Land Use Recommendation: UCR-1 (Land Use classification) by 5-0
 on 7/18/24 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: RSF-3 (Zoning classification) by 5-0
 on 7/18/24 (mm/dd/yyyy).


 (Signature of Annexation Coordinator)



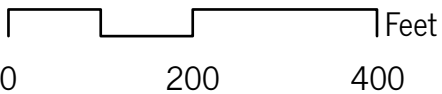
Subject Properties

Future Land Use

52 Riverview Court and portion of 62 Riverview Court; TMS#s 09106-21-10 and -12 (15.c)
 Current Richland Co. Future Land Use: Mixed Residential (High Density)
 Proposed City Future Land Use: Urban Core Residential Small Lot (UCR-1)

Legend

- 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
- UCMF - Urban Core Multi-family
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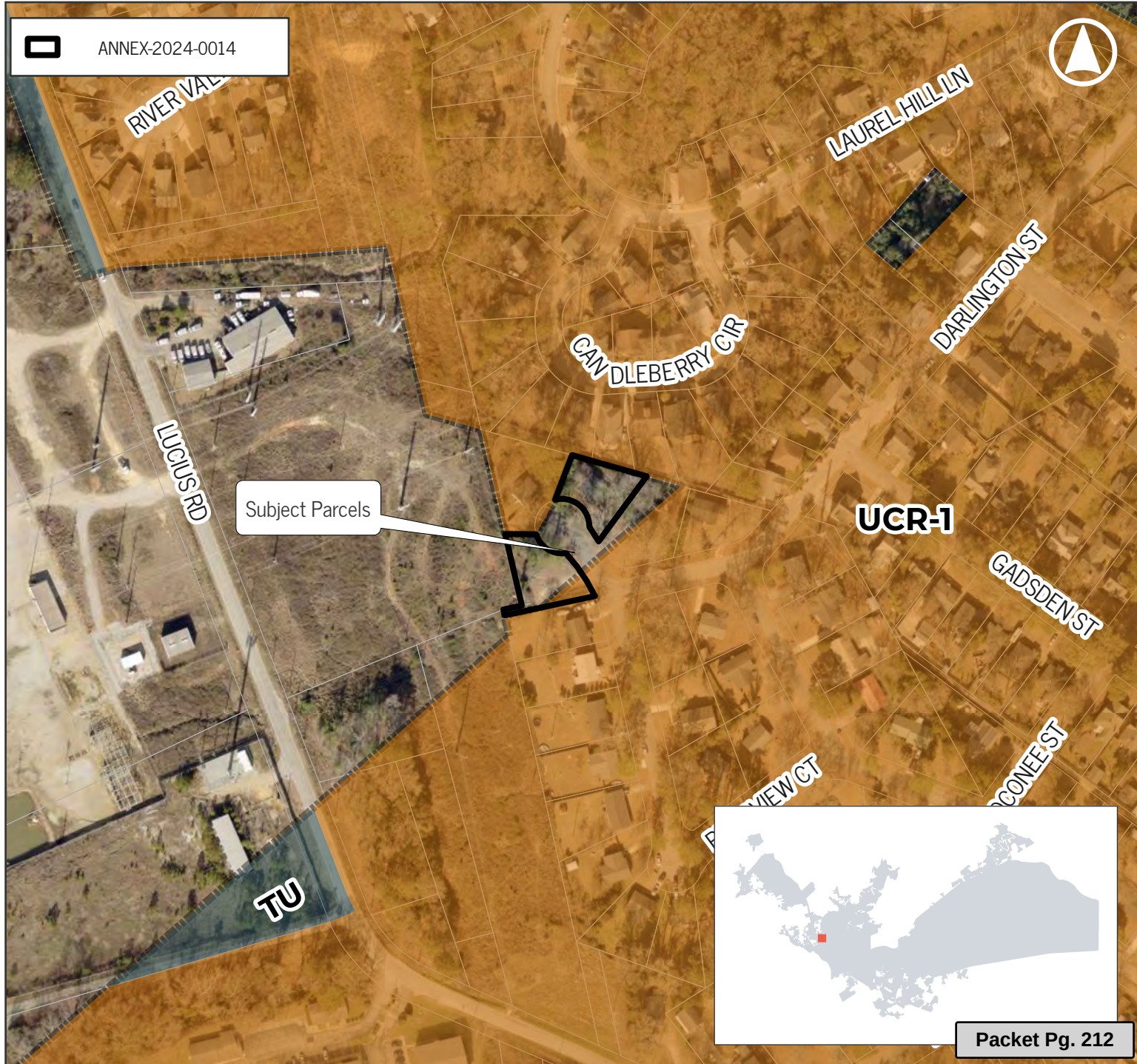


Planning & Development Services Department

Created by: sw Hudson Date: 6/11/2024



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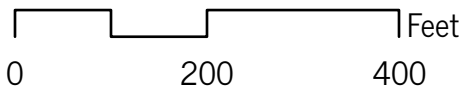
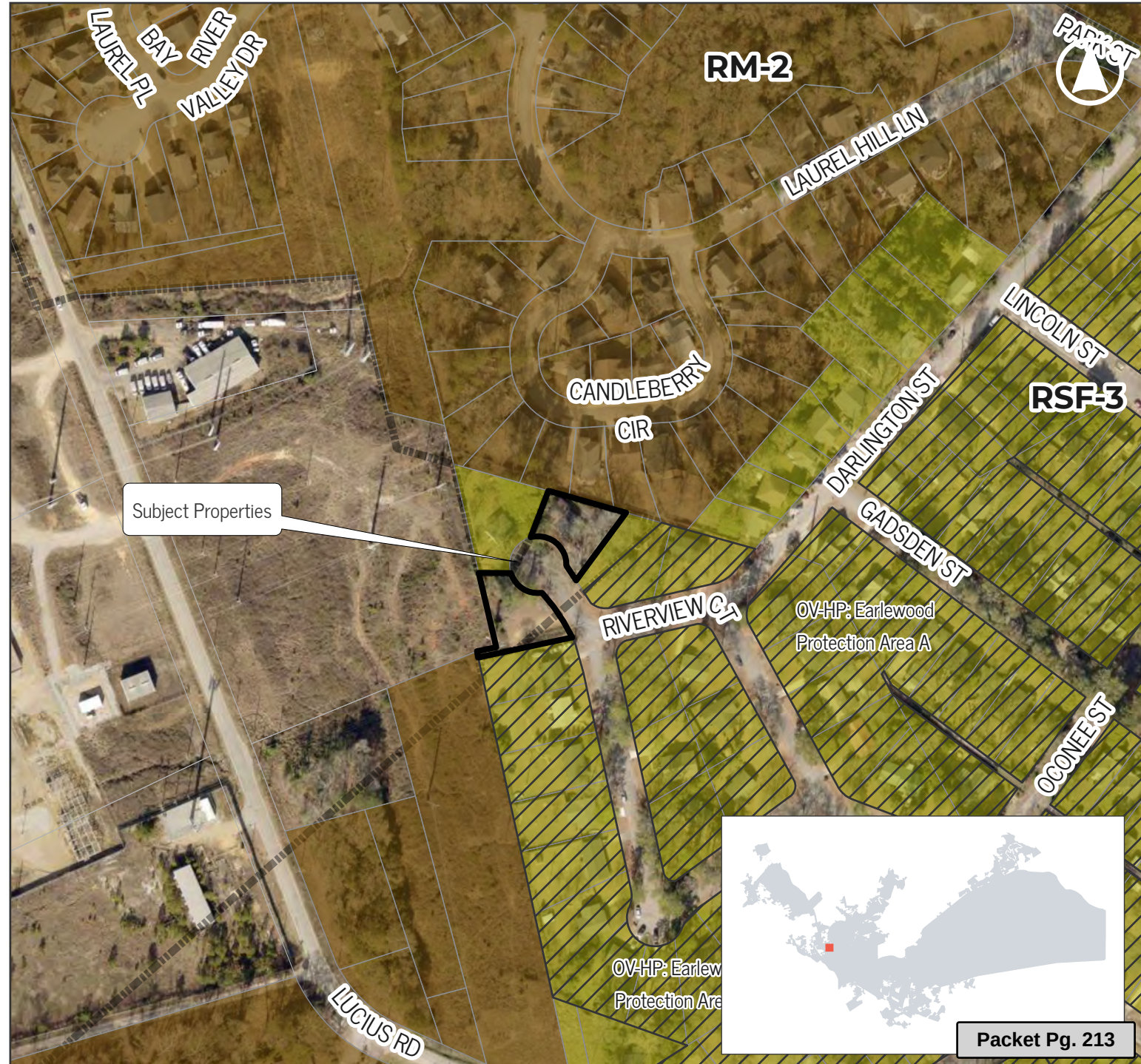
Zoning

52 Riverview Court and portion of 62 Riverview Court; TMS#s 09106-21-10 and -12
 Current Richland Co. Zoning: R6
 Proposed City Zoning: Residential Single Family - Small Lot District (RSF-3)

15.c

Legend

- RSF-3: Residential Single Family - Small Lot District
- RM-2: Residential Mixed
- OV-HP: Historic Preservation Overlay Districts
- Parcels
- City Limits



Planning & Development Services Department

Created by: swudson Date: 6/11/2024



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

The undersigned, being the owner(s) of the properties 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: See Attached Exhibit "A"

Richland County TMS: 09106-21-10 and 09106-21-12 (portion)

Property Addresses: 52 Riverview Court and portion of 62 Riverview Court

Casa MacVerde Holdings, LLC

BY: Terri L. M. Gault
(Signature)

Date: 6.6.24

Terri L. McLaughlin
(Print or Type Name)

ITS: Single member/owner
(Print or Type Title)

EXHIBIT "A"
PROPERTY DESCRIPTION

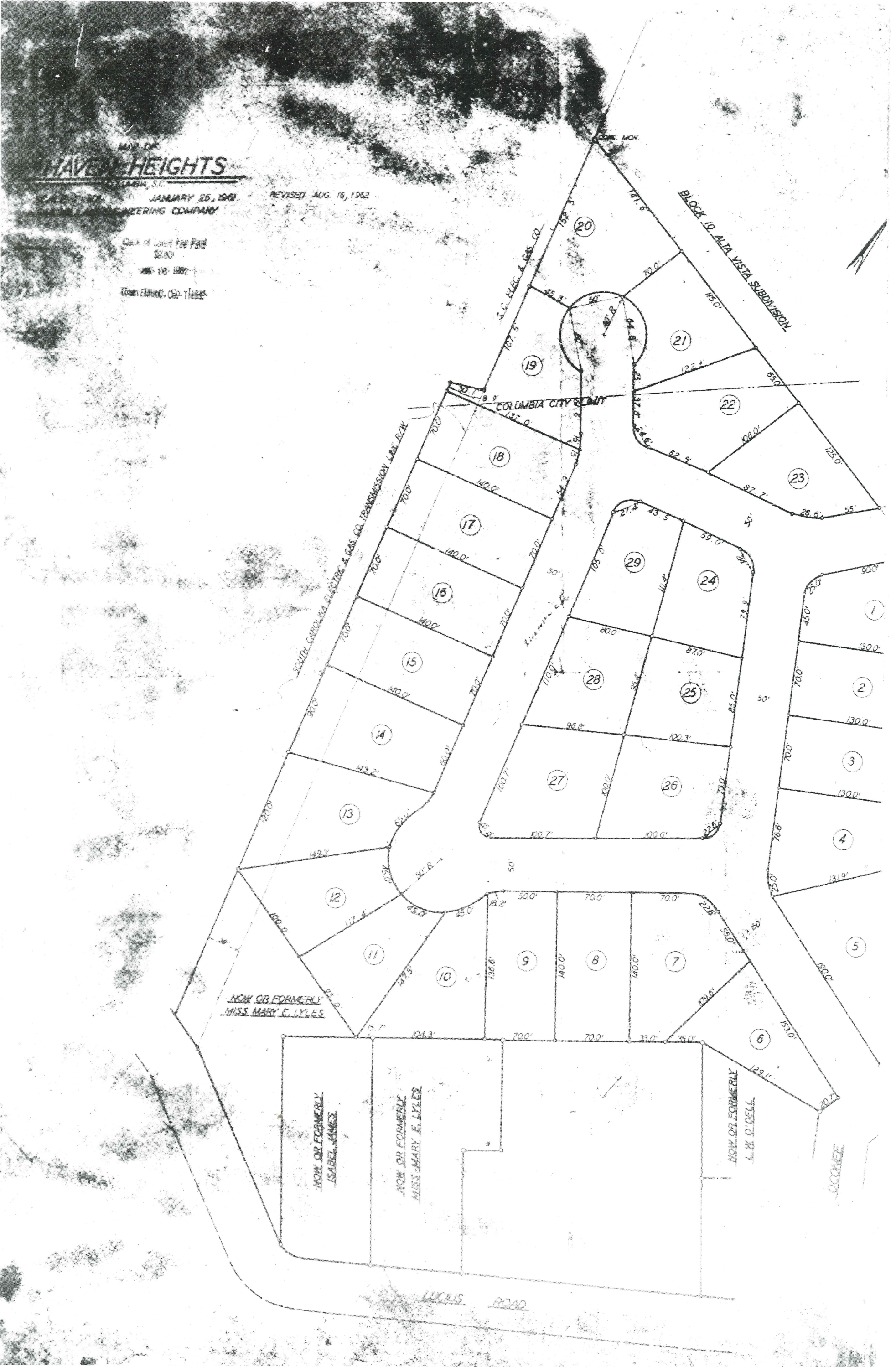
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LESS AND EXCEPTING all that portion of said parcel previously annexed into the City of Columbia on May 26, 1925.

TLW
6.6.24





MEETING DATE: September 3, 2024

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: **ANNEXATION, FUTURE LAND USE MAP
AMENDMENT, AND ZONING MAP AMENDMENT
for 495 Piney Grove Road, TMS# 002898-03-
014**

**FUNDING SOURCE &
ORIGINAL BUDGET:**

CLEAN WATER 2020?: No

PURPOSE:

Ordinance No.: 2024-063 - Annexing 495 Piney Grove Road, Lexington County TMS #002898-03-014 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map

Council District: 1

Proposal: Request to annex the property, assign the land use classification of Regional Activity Corridor (AC-3) and assign of zoning of General Commercial District (GC). The property is currently classified as Destination Retail and zoned Intensive Development (ID) on an Arterial Road (A) Street Classification in a Neighborhood Appearance District (NAD) by Lexington County.

Applicant: The Spinx Company, LLC

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval, (5-0)

First reading approval was given on August 20, 2024.

ATTACHMENTS:

- **#a:** PineyGrove495_ZPH_pkt (PDF)
- **#b:** 2024-063 - Annex and Incorporate 495 Piney Grove Road (PDF)
- **#c:** PineyGrove495_Offer_Notice (PDF)
- **#d:** PineyGrove495_Petition (PDF)

Action Item (ID # 9538)

Meeting of September 3, 2024

HISTORY:

08/20/24

Columbia City Council

APPROVED ON FIRST READING.



CITY COUNCIL

August 20, 2024 at 4:00 P.M.

Busby Street Community Center, 1735 Busby Street, Columbia, S.C., 29203

ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT CASE SUMMARY

495 Piney Grove Road, TMS# 002898-03-014

Council District:	1
Proposal:	Request to annex the property, assign the land use classification of Regional Activity Corridor (AC-3) and assign of zoning of General Commercial District (GC). The property is currently classified as Destination Retail and zoned Intensive Development (ID) on an Arterial Road (A) Street Classification in a Neighborhood Appearance District (NAD) by Lexington County.
Applicant:	The Spinx Company, LLC
Staff Recommendation:	Approval
PC Recommendation:	07/18/2024; Approval, (5-0)
ZPH, 1 st Reading:	08/20/2024; Pending
2 nd Reading:	09/03/2024; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 1.78 acres

Current Use: Commercial

Proposed Use: Commercial

Reason for Annexation: Municipal Services – Declaration of Covenant

Urban Service Area: Primary Area

Current County Land Use Classification: Destination Retail

Proposed City Land Use Classification: Regional Activity Corridor (AC-3)

Current County Zoning: Intensive Development (ID) on an Arterial Road (A) Street Classification in a Neighborhood Appearance District (NAD)

Proposed City Zoning: General Commercial District (GC)

Census Tract: 211.11 (Lexington) and 103.04 (Richland)

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 with most annexations, we find that the proposed annexation may result in an increased number of calls for service. The estimated cost to serve this existing gas station and convenience store would be **approximately \$22,000 per year**, based on calls to similar uses within the City limits.

Fire

The proposed annexation will not result in significant additional costs or impact services being provided by this department. Annexation would improve the ISO rating of this property to a Class 1.

Solid Waste

The Solid Waste Division does not generally provide service to this type of development and the business will need to continue to provide private dumpster service.

Engineering

Because water and sewer lines currently exist in this area, Utilities and Engineering will not incur any costs associated with this annexation.

Water Customer Care

The business on this site will pay water and sewer rates approximately 40% lower than out-of-city customers, and will pay stormwater fees.

Planning & Development Services

We recommend approval of the annexation of this property, which is within a Primary Area as designated within the Urban Service Area plan. The property contains a gas station and convenience store; the estimated real estate tax revenue generated for the City would be **approximately \$5,900 per year** based on the current taxable value of this development.

* Estimated City Tax Revenue is based on 2023 millage for real property and calculated as: $((\text{Taxable Value} \times \text{Tax Rate}) \times \text{City Millage Rate } (.0938))$. The actual additional taxes paid by the property owner will generally be substantially lower than this number, 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 .002571 for the 2023 tax year).

PLANS, POLICIES, AND LAND USE

Urban Service Area

The subject property is identified as a "Primary Area" in the Urban Service Area Plan.

Principles and Goals of the Urban Service Area

The Urban Service Area plan provides a prioritization tool for City Council, staff, and the public to consider about the areas that present the best opportunities for the City's long-term growth, while minimizing both short-term and long-term challenges. A review of existing infrastructure as well as the reach of our community facilities and services helps define how we classify areas within the

Urban Service Area plan. Areas have been classified as Primary, Secondary, and Long Range areas - or as Donut Holes – in order to represent the general level of priority based on this review.

Importantly, this Urban Service Area plan is a policy guide, and not a determination about annexation on any individual property.

Primary Areas

Primary Areas are made up of land contiguous to the City where services are readily available and the infrastructure is generally good. These services include fire, police, sanitation, and utilities. Annexations within Primary Areas are the second highest priority, after areas classified as Donut Hole - Primary. Barring unanticipated circumstances, annexation is recommended and staff should work with individual property owners or neighborhoods/developments to encourage and expedite annexation.

Comprehensive Plan Land Use Classification

The proposed future land use for the subject property in the *Columbia Compass: Envision 2036* Future Land Use Map is Regional Activity Corridor (AC-3). The property is currently designated as Destination Retail and zoned Intensive Development (ID) on an Arterial Road (A) Street Classification in a Neighborhood Appearance District (NAD) by Lexington County.

Refer to the attached land use classification descriptions for existing Lexington County and proposed City of Columbia land use classifications. Richland County has not assigned a future land use classification to the portion of the property within Richland County.

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

The portion of the subject property that falls within Richland County is located within the study area of [The Broad River Corridor and Community Master Plan](#), adopted by Richland County in 2010. The property falls within the Piney Grove Neighborhood Sub-Area (page 48), and the Plan assigned a proposed land use character district of Suburban Residential District to the property (page 32). The property is not located within the vicinity of a proposed catalyst project (page 49).

The remainder of the property, which falls within Lexington County, is not addressed in neighborhood, small area, community, or corridor plan adopted by Lexington County or the City of Columbia.

ZONING

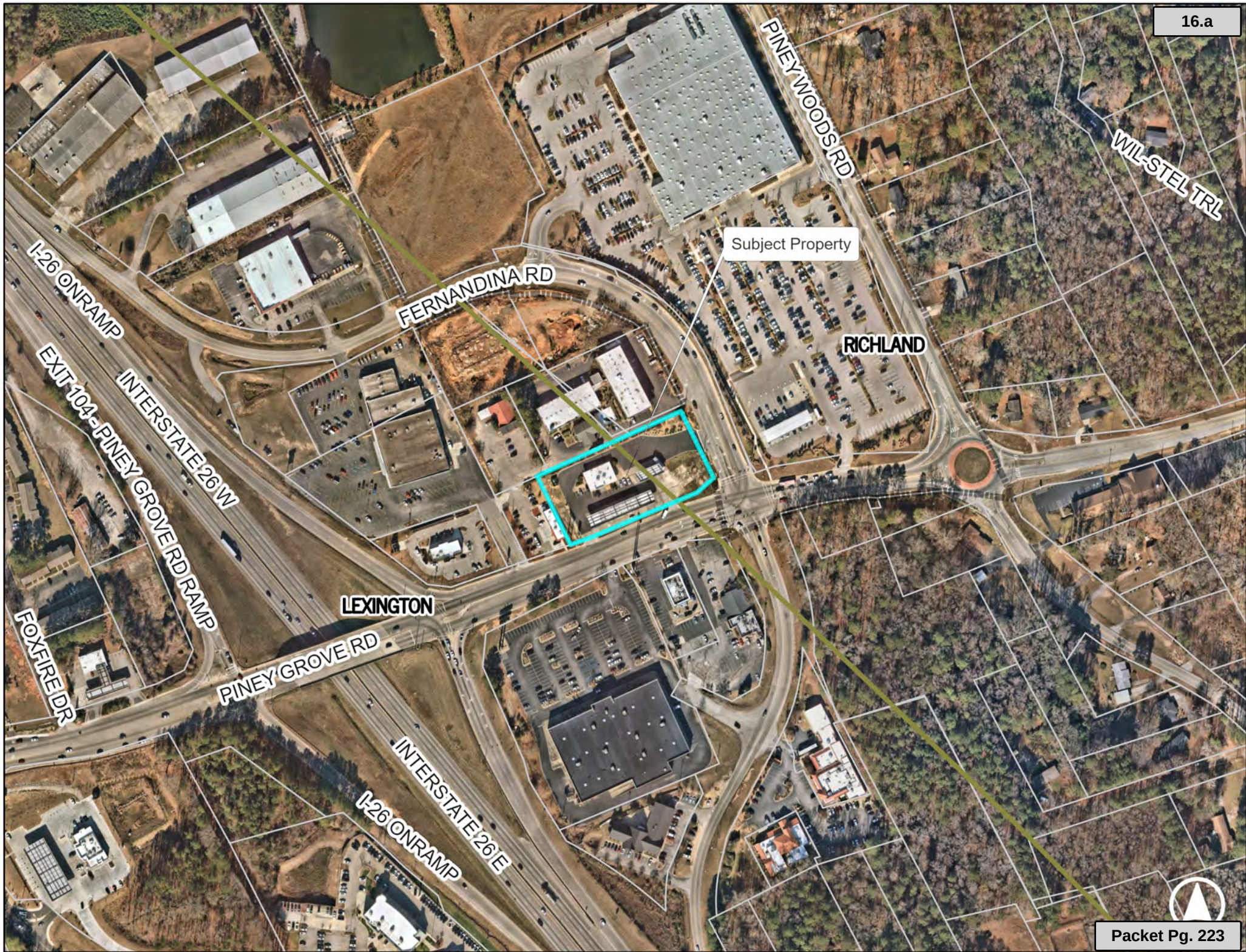
The property is split by the boundary between Lexington and Richland Counties. It is currently zoned Intensive Development (ID) on an Arterial Road (A) Street Classification in a Neighborhood Appearance District (NAD) by Lexington County. Adjacent parcels within the City of Columbia – to the east - are zoned General Commercial (GC). Adjacent parcels in unincorporated Lexington County are zoned Intensive Development (ID) in a Neighborhood Appearance District (NAD); Piney Grove Road is Classified as an Arterial Road (A) , and Fernandina Road is classified as a Collector Road (C). In unincorporated Richland County, the property to the north is zoned Light Industrial (LI) and the property to the southeast is zoned General Commercial (GC).

The proposed City of Columbia Zoning is General Commercial District (GC).

Refer to the attached zoning district descriptions for more information on the proposed City of Columbia zoning.

STAFF RECOMMENDATION

Staff recommends annexation of the property and the assignment of the future land use classification of Regional Activity Corridor (AC-3) and zoning of General Commercial District (GC) at the time of annexation.



Future Land Use

495 Piney Grove Road; TMS# 002898-03-014

Current Lexington Co. Future Land Use: Destination Retail

Proposed City Future Land Use: Regional Activity Corridor (AC-3)

16.a

Legend

- 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
- UCMF - Urban Core Multi-family
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- UCR-1 - Urban Core Residential Small Lot
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- UCAC-2 - Urban Core Community Activity Center
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- AC-1 - Neighborhood Activity Corridor
- AC-2 - Community Activity Corridor
- AC-3 - Regional Activity Corridor
- EC - Employment Campus
- IND - Industrial
- TU - Transportation & Utilities
- S/A - Sports/Amusement
- C/I - Civic/Institutional
- CBA - Central Business Area
- ZOO - Riverbanks Zoo & Garden
- U/C - Universities/Colleges
- FJ - Fort Jackson
- T/S - Transitional/Sensitive Lands
- Parcels
- City Limits

ANNEX-2024-0013



0 200 400 Feet



Planning & Development
Services Department

Created by: swhudson Date: 6/13/2024

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Zoning

495 Piney Grove Road; TMS# 002898-03-014
Current Lexington Co. Zoning: ID, A, NAD
Proposed City Zoning: General Commercial District (GC)

16.a

Legend

- GC: General Commercial District
- Parcels
- City Limits



0 200 400 Feet



Planning & Development
Services Department

Created by: swudson Date: 6/13/2024

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Packet Pg. 225

Current Future Land Use Classification

DESTINATION RETAIL TYPE AREA PURPOSE

Destination Retail allows Countywide or regional-scale commercial areas that are destinations for eating, shopping, or entertainment. These sites can also include regional open space and recreation opportunities and connect to greenways and trails. It is expected that these types of areas are mostly in municipalities or in areas likely to be annexed into municipalities.

DESIRED DEVELOPMENT PATTERN

Activity centers that incorporate entertainment and shopping uses, possibly through master planning or planned development. These centers can help bundle trip destinations so that a single trip can serve multiple purposes, and so that a visitor to the area can park a single time and easily access the different shops, restaurants, and entertainment establishments. If large amounts of parking are required, the parking area should be broken into smaller pods or cells or provided through structured parking. The area should have a landscaped buffer from any residences not a part of the developments.

TRANSPORTATION

Well-connected interior circulation with accommodation for pedestrian and bicycle trips. Pedestrian paths through parking areas should help visitors navigate safely to the main commercial entrances. Space should be preserved for bus or other transit stops or shelters that provide access to COMET served routes.

RECOMMENDED LAND USES

Principal Uses: Regional scale commercial, including restaurants, movie theaters, very large supermarkets, discount clubs, big box stores, and outlet malls.

Secondary Uses: Multifamily residential and hotels interspersed or in enclaves.

POLICY GUIDANCE

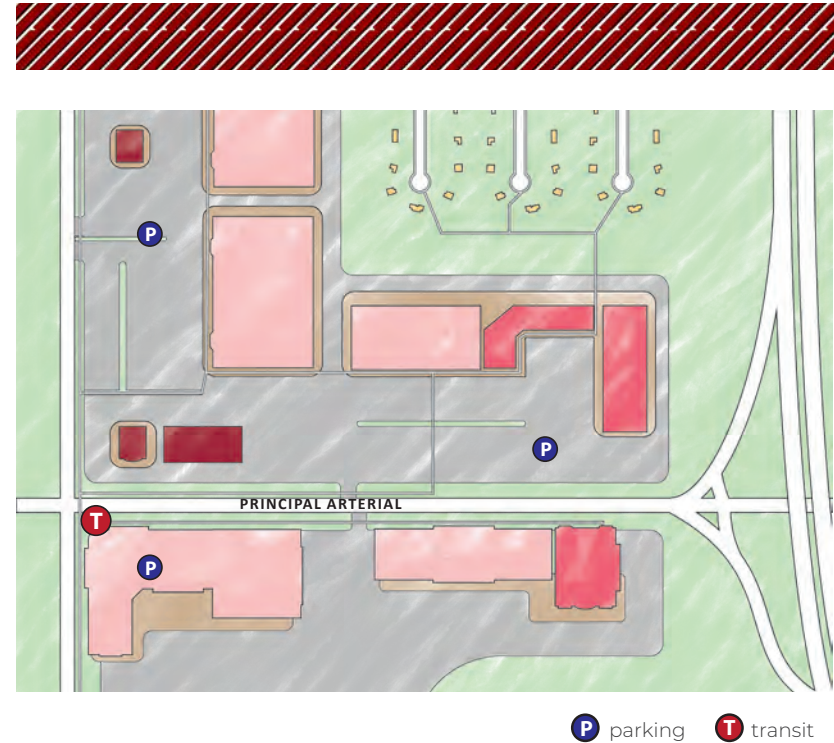
Commercial development should allow some multifamily to be integrated to help generate a more consistent customer base for the area that does not need a car for every trip, to offer a variety of housing choices in the community, and to reduce demand pressure for development in outer rural areas. This category may be sparsely applied, with many areas that would fit either occurring within municipalities or in areas that are likely to be annexed into municipalities and then given municipal zoning.

Proposed Future Land Use Classification

Development Types

REGIONAL ACTIVITY CORRIDOR (AC-3)

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.



AC-3 BUILDING TYPES/LAND USES

PRIMARY TYPES

- Multi-family Mixed-use Small & Medium (High-rises may be appropriate in some locations)
- Business/Employment (excl. Flex) Small to Extra Large

SECONDARY TYPES

- Multi-family Small to High-rise
- Civic/Institutional Small to Large
- Flex Small to Large
- Parking Structures & Lots

TERTIARY TYPES

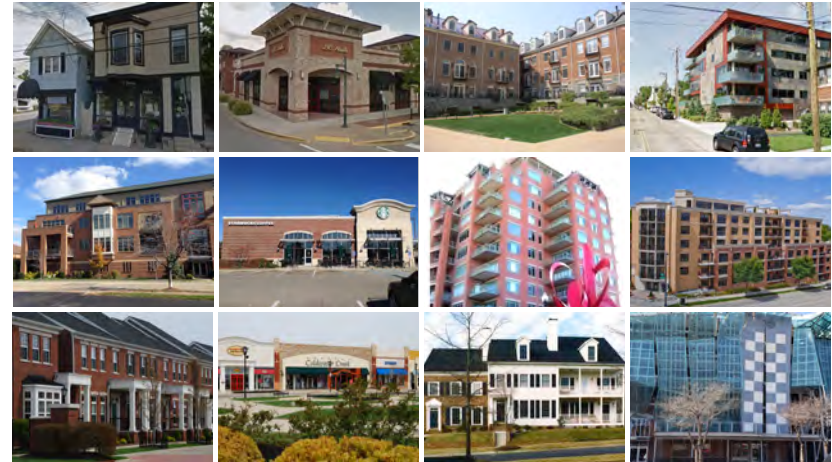
- Single-family Attached
- Cemeteries & Mausoleums

See matrix for appropriate park/open space types.

Development Types

AC-3 DEVELOPMENT PATTERN/CONTEXT

- Streets are principal arterial roads carrying high traffic volumes, often with nearby access to highways.
- Blocks are not the base component for this development type.
- Lots are large or very large, and adequately deep and wide to accommodate groups of small to extra large format businesses or buildings with sufficient parking. Floor area ratios (FARs) are usually in the range of 0.2 to 0.25 for these corridors, but higher FARs of 3.0 or greater are appropriate as infill and redevelopment occur.
- Buildings are oriented toward the street and may be located at the front of the lot, right behind the sidewalk, or setback with parking lots in front of the buildings. In new or redevelopment projects, setting the buildings close to the street is preferred with side or rear lots.
- Access to businesses should be provided from the sidewalk. Buildings may be out-lot, freestanding structures, or in attached multi-tenant structures.
- Designated off-street parking areas are typically located in front of or behind each building. As infill and redevelopment occur in these areas, intensification may necessitate some parking structures and shared parking lots.
- These corridors are often located along transit routes, and sidewalks and bike lanes should be incorporated to allow safe access to businesses in corridors. An access management plan should be prepared for each activity corridor to promote safety for pedestrians, bicyclists, transit users, and motorists, as well as accessibility for all businesses.



- Open spaces should be provided on individual lots in the form of perimeter plantings and buffer yards; linear parks and greenway connections are encouraged in these areas.
- Consolidated architectural details and finishes are encouraged to create a cohesive appearance along corridors. Buildings are typically one to two stories, but in areas close to Regional Activity Centers or in urban core areas high-rise buildings may be appropriate.

Proposed Zoning District



GC: General Commercial District

Purpose

The purpose of the General Commercial (GC) District is to provide lands that accommodate a broad range of nonresidential uses characterized primarily by retail, office, and service establishments. Development is primarily auto-oriented, serving isolated commercial areas outside of the activity centers.

Allowed uses include personal services, retail sales, recreation/entertainment, commercial services, eating and drinking establishments, visitor accommodation, and vehicle sales and services.

Intensity and Dimensional Standards

(1) Intensity and Dimensional Standards

Standard	All Uses
Lot Area, min. (sf.)	N/A
Lot Width, min. (ft.)	N/A
Lot Coverage, max. (% of site area)	N/A
Density, max. (du/acre)	N/A
Front Yard Setback, min. (ft.)	20
Side Yard Setback, min. (ft.)	N/A
Rear Yard Setback, min. (ft.)	10
Building Height, max. (ft.)	75

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

Use Standards

Uses are presented below for convenience. Please refer to 17-4.2 through 17-4.4 for complete regulations for principal, accessory, and temporary uses. ¹ Conditional Use ² Special Exception

PRINCIPAL USES PERMITTED

	Community recreation center ²	Elementary, middle, or high school
Dwelling, mixed-use ²	Cultural facility	School, business or trade
Dwelling, multifamily ²	Day care facility ¹	Hospital
Dwelling, single-family detached ²	Government office	Laboratory, medical or dental
Dwelling, two-family ²	Library	Medical or dental clinic/office
Continuing care retirement community (CCRC) ¹	Membership organization facility	Nursing care facility
Residential care facility ²	Place of worship ¹	Arboretum or botanical garden
Broadcasting studio	Public safety facility	Cemetery
Newspaper or periodical publishing establishment	Social services facility	Park or greenway ¹
	College or university	Park and ride

Disclaimer: Zoning district handouts are provided for general informational purposes and may not reflect recent updates made to the City Unified Development Ordinance. Please confirm all zoning information with the City of Columbia Zoning Department prior to making investment decisions.

GC: GENERAL COMMERCIAL

Parking lot ¹	Non-depository personal credit institution ¹	Community garden ²
Parking structure ²	Repair of personal goods	Crop production and processing
Passenger terminal, surface transportation	Car wash	Warehouse distribution and storage ²
Utility facility, major ²	Amusement park	Wholesale sales, not elsewhere listed ²
Utility facility, minor	Arena, stadium, or outdoor theater	Manufacturing, assembly, or fabrication, light
Animal shelter ²	Banquet hall	
Kennel ¹	Performing arts center	
Veterinary hospital or clinic ¹	Recreation facility, indoor, not elsewhere listed	
Equipment rental	Recreation facility, outdoor, not elsewhere listed	
Laboratory, testing or research	Building supplies and equipment store ²	
Lawn, tree, or pest control services	Consumer goods store	
Linen or uniform supply	Convenience store ²	
Self-service storage ¹	Farmers' market	
Eating establishment only ¹	Fuel sales (bulk) ²	
Eating and drinking establishment, Type 1 ¹	Grocery store or food market ¹	
Eating and drinking establishment, Type 2 ²	Liquor store ²	
Funeral home or mortuary	Pawn shop ²	
Business/Professional office	Commercial vehicle sales and rentals ¹	
Contractor's office	Gasoline sales and service station ¹	
Bank, retail	Personal vehicle repair and maintenance ¹	
Beauty salon or barbershop	Personal vehicle sales and rentals ¹	
Body piercing or tattoo establishment ¹	Vehicle equipment supplies sales and rentals	
Dry cleaning pick-up ¹	Bed and breakfast ¹	
Laundry, coin-operated	Hotel or motel	
Nail salon		

Disclaimer: Zoning district handouts are provided for general informational purposes and may not reflect recent updates made to the City Unified Development Ordinance. Please confirm all zoning information with the City of Columbia Zoning Department prior to making investment decisions.

ORDINANCE NO.: 2024-063

Annexing 495 Piney Grove Road, Lexington County TMS #002898-03-014 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map

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 Code Ann. § 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 Columbia Compass: Envision 2036 as the City of Columbia Comprehensive Plan by Ordinance No.: 2020-028 along with all the maps and policies contained therein, and amended from time to time, in accordance with the South Carolina Comprehensive Planning Act of 1994 (§6-29 of the SC Code); and,

WHEREAS, the City of Columbia has adopted the Unified Development Ordinance (UDO) by Ordinance No.: 2019-013 and Official Zoning Map of the City of Columbia, S.C. by Ordinance No.: 2021-001, both amended from time to time, in accordance with the authority in Title VI of the SC Code; and

WHEREAS, pursuant to Sec. 17-1.7(c) of the UDO, annexation may be considered concurrent with amendments to the Comprehensive Plan and the Zoning Map; and

WHEREAS, the City of Columbia Planning Commission has reviewed the proposed future land use and zoning classifications of the property, and made a recommendation to City Council in accordance with §6-29 of the SC Code and §17-2.5 of the UDO; and

WHEREAS, the Columbia City Council has held a public hearing in accordance with §17-2.4(f) of the UDO and §6-29-760 of the SC Code; and

WHEREAS, the Columbia City Council has determined that the proposed land use classification is appropriate for the property, and the proposed zoning district meets one or more of the criteria set forth by §17-2.5(c)(4), Zoning Map Amendment Decision Standards, of the UDO; NOW THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina this day of _____, 2024, that:

1. The above recitals and findings are incorporated herein by reference and made a part of this Ordinance.
2. The property identified as 495 Piney Grove Road, Lexington County TMS #002898-03-014 containing 1.78 acres, further identified in Attachment A, is hereby annexed to and becomes a part of the City of Columbia, and is incorporated into Columbia Compass: Envision 2036 and the Official Zoning Map, effective immediately.
3. This property shall be apportioned to City Council District #1, Census Tract 211.11 (Lexington) and 103.04 (Richland), and assigned a future land use classification of Regional Activity Corridor (AC-3) and zoning of General Commercial District (GC).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Lexington County TMS NO.: 002898-03-014

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:


Deputy City Attorney

City Clerk

Introduced:
Final Reading:

LEGAL DEPARTMENT DRAFT

ORDINANCE NO.: 2024-063
EXHIBIT "A"
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 Counties of Lexington and Richland, State of South Carolina, containing 1.78 acres, more or less, and being shown and designated as "Property to be Annexed" on an Annexation Exhibit titled 495 Piney Grove Road, Lexington County TMS# 002898-03-014; prepared on May 15, 2024, by Andrew Livengood, City of Columbia Planning Division.

LEGAL DEPARTMENT DRAFT

MEMORANDUM

Office of the City Manager

TO: Department Heads

FROM: Teresa Wilson, City Manager

DATE: June 14, 2024

RE: **Property Address:** 495 Piney Grove Road
Lexington County TMS#: 002898-03-014
Owner(s): The Spinx Company, LLC
Current Use: Commercial
Proposed Use: Commercial
Current County Land Use: Destination Retail
Proposed City Land Use: Regional Activity Corridor (AC-3)
Current County Zoning: Intensive Development (ID) on an Arterial Road (A) Street Classification in a Neighborhood Appearance District (NAD)
Proposed City Zoning: General Commercial District (GC)
Reason for Annexation: Municipal Services/Declaration of Covenant; Primary Area
City Council District: 1
Census Tract: 211.11 (Lexington) and 103.04 (Richland)

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 **July 18, 2024** 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

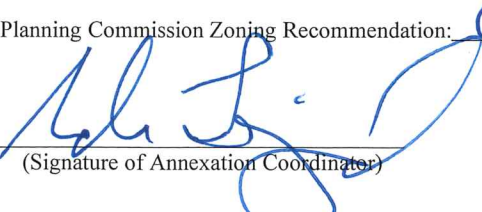
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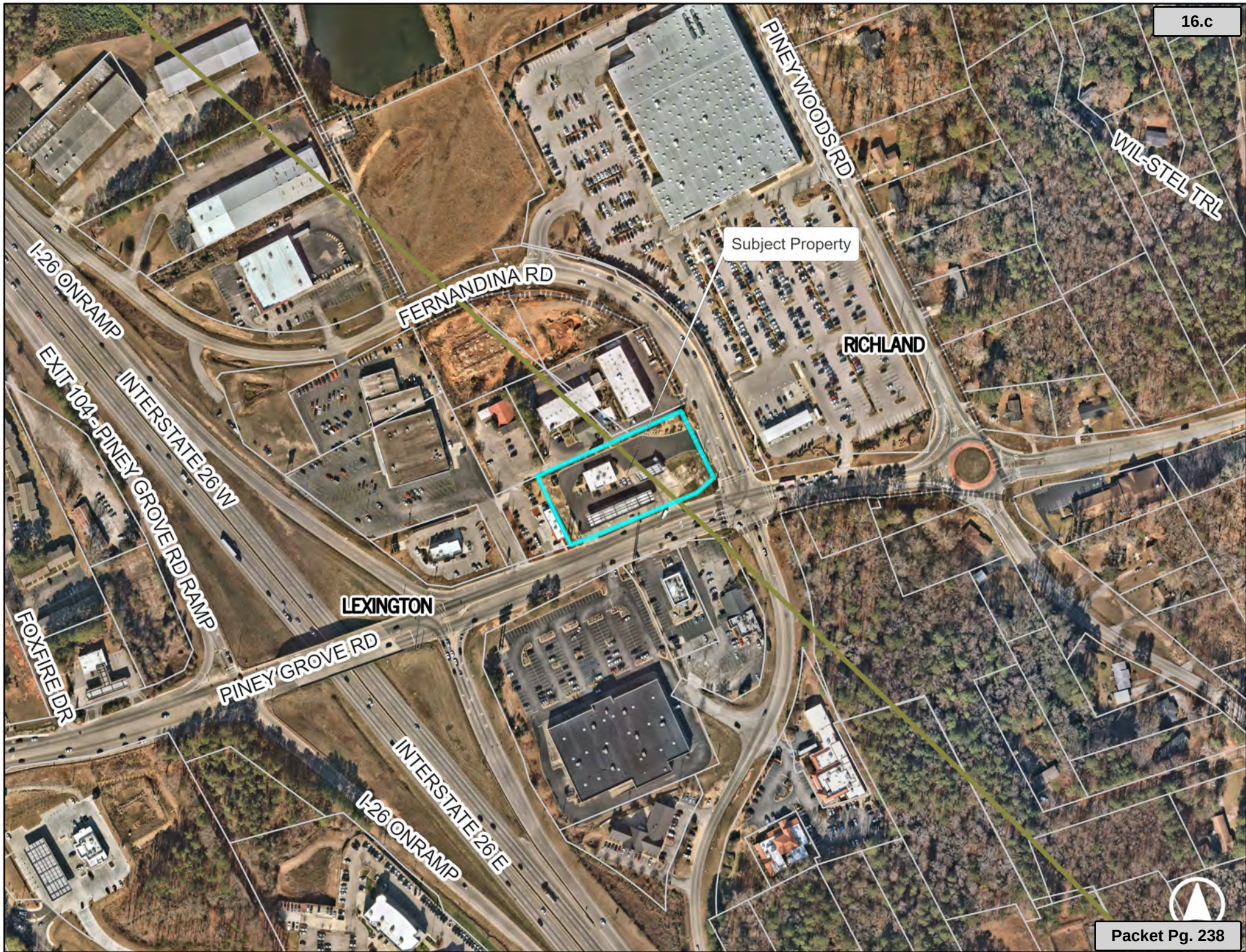
Clint Shealy, Assistant City Manager
 Jeff Palen, Assistant City Manager/CFO
 Dana Higgins, Director, Engineering
 Frank Eskridge, Director, Utilities
 Robert Anderson, Public Works Director
 Krista Hampton, Planning & Development Services
 Kelly Smith, Business License Administrator
 Greg Williams, Business Liaison
 Tiffany Latimer, Customer Care Administrator
 Todd Beiers, Building Official
 Michelle Brazell, Engineering
 Police Planning & Research
 Walt McPherson, Lexington County Zoning

Missy Gentry, Assistant City Manager
 Henry M. Simons, Assistant City Manager
 Teresa Knox, City Attorney
 William Holbrook, Police Chief
 Aubrey Jenkins, Fire Chief
 Dollie Herron, Community Development
 George Adams, Fire Marshal
 Hope Hasty, Zoning Administrator
 Wendy Royal, Columbia-Richland 911
 David Hatcher, Housing Official
 Lucinda Statler, Planning Administrator
 Brandon Burnette, Development Center Administrator
 Lynn Sturkie, Lexington County Administrator
 Holland Leger, Lexington County Planning & GIS

Planning Commission Land Use Recommendation: AC-3 (Land Use classification) by S.O.
 on 7/18/24 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: GC (Zoning classification) by S.O.
 on 7/18/24 (mm/dd/yyyy).


 (Signature of Annexation Coordinator)



Future Land Use

495 Piney Grove Road; TMS# 002898-03-014
 Current Lexington Co. Future Land Use: Destination Retail
 Proposed City Future Land Use: Regional Activity Corridor (AC-3)

16.c

Legend

- UCMR-1 - Urban Core Mixed Residential - 1
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- Parcels
- City Limits

0 200 400 Feet



Planning & Development
 Services Department

Created by: swhudson Date: 6/13/2024

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ANNEX-2024-0013



Zoning

495 Piney Grove Road; TMS# 002898-03-014
Current Lexington Co. Zoning: ID, A, NAD
Proposed City Zoning: General Commercial District (GC)

16.c

Legend

- GC: General Commercial District
- Parcels
- City Limits



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

The undersigned, being the owner(s) of the properties 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 Counties of Lexington and Richland, State of South Carolina, containing 1.78 acres, more or less, and being shown and designated as "Property to be Annexed" on an Annexation Exhibit titled 495 Piney Grove Road, Lexington County TMS# 002898-03-014; prepared on May 15, 2024, by Andrew Livengood, City of Columbia Planning Division.

Lexington County TMS: 002898-03-014

Property Addresses: 495 Piney Grove Road

The Spinx Company, LLC

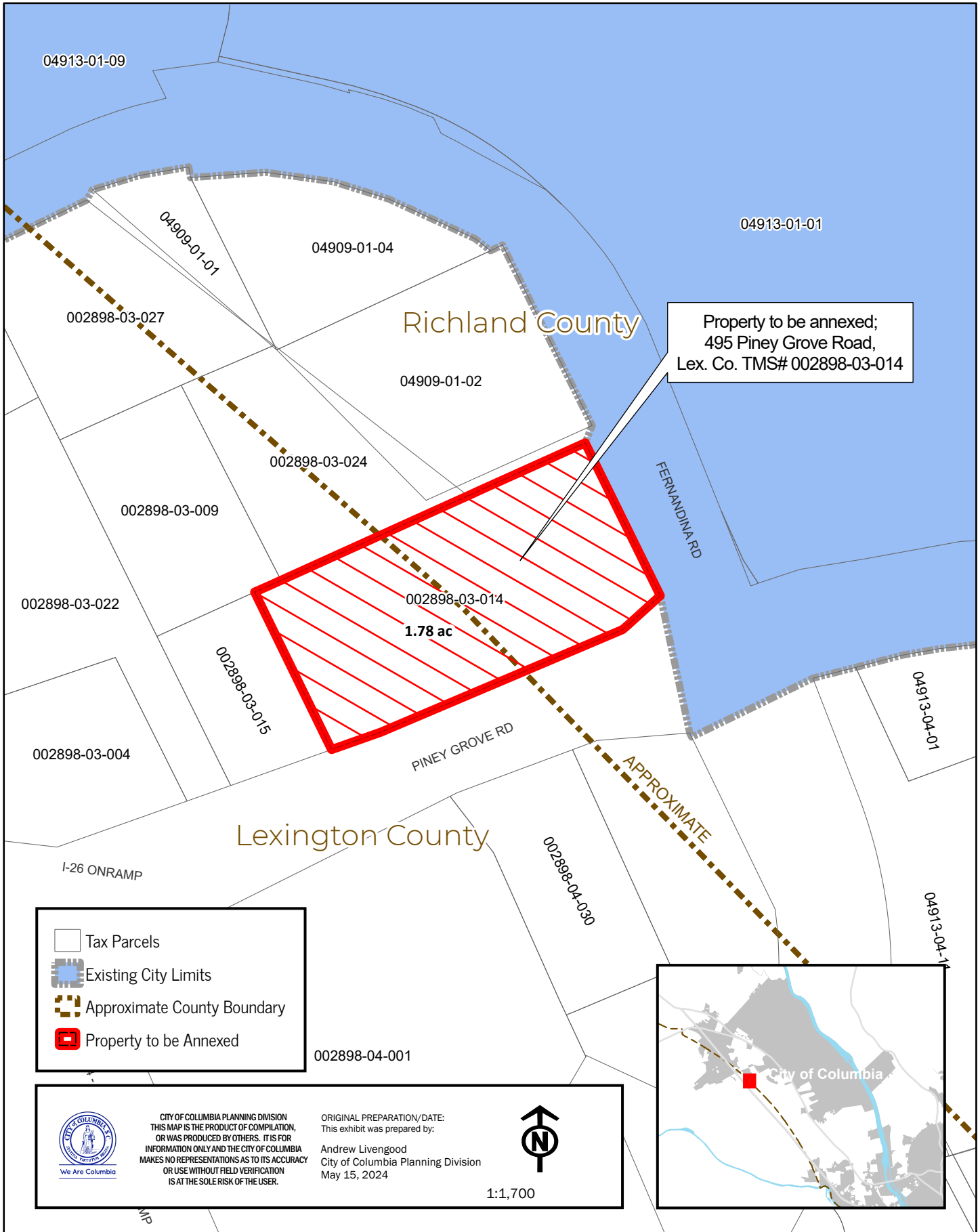
BY: Greg Minton
 (Signature)

Date: 5/30/24

GREG MINTON
 (Print or Type Name)

ITS: EVP OF REAL ESTATE
 (Print or Type Title)

Annexation Exhibit -
495 Piney Grove Road, Lexington County TMS# 002898-03-014





MEETING DATE: September 3, 2024

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: **ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT for 15.98 acres NE/S Old Percival Road, 8441 Old Percival Road (f/k/a 8475 Old Percival Road), and 1.5 acres S/S Old Percival Road; TMS# 19814-02-04, 22602-01-01, and 22602-01-03**

FUNDING SOURCE & ORIGINAL BUDGET:

CLEAN WATER 2020?: No

PURPOSE:

Ordinance No.: 2024-044 - Annexing 15.98 acres NE/S Old Percival Road, 8441 Old Percival Road (f/k/a 8475 Old Percival Road) and 1.5 acres S/S Old Percival Road, Richland County TMS #19814-02-04, TMS #22602-01-01 and TMS #22602-01-03 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map.

Council District: 4

Proposal: Request to annex the property, assign the land use classification of Urban Edge Residential Small Lot (UER-1) and assign of zoning of Residential Single Family Small Lot District (RSF-3). The property is currently classified as Neighborhood (Medium Density) and zoned Light Industrial (M-1) and Institutional (INS) by Richland County.

Applicant: CSS Land, LLC, 8475 Old Percival Road, LLC, Estate of Robert W. Cooper, and Woodcreek Farms Partnership II

Staff Recommendation: Approval

PC Recommendation: 05/09/2024; Approval, (5-0)

First reading approval was given on June 18, 2024.

ATTACHMENTS:

- **#a:** ANNEX-2024-0008_OldPercival_ZPH_Packet (PDF)
- **#b:** 2024-044 - Annex and Incorporate 15.98 acres NES Old Percival Rd, 8441 Old Percival Rd (PDF)
- **#c:** 1.5acSS_OldPercival_Petition (PDF)
- **#d:** OldPercival8475_Petition (PDF)
- **#e:** 15.98acOldPercival_Petition (PDF)
- **#f:** OldPercival_Offer_Notice (PDF)

HISTORY:

06/18/24

Columbia City Council

APPROVED ON FIRST READING.

Mr. Josh Radon



CITY COUNCIL

June 18, 2024 at 4:00 P.M.

Busby Street Community Center, 1735 Busby Street, Columbia, S.C., 29203

ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT CASE SUMMARY

15.98 acres NE/S Old Percival Road, 8441 Old Percival Road (f/k/a
8475 Old Percival Road), and 1.5 acres S/S Old Percival Road;
TMS# 19814-02-04, 22602-01-01, and 22602-01-03

Council District:	4
Proposal:	Request to annex the property, assign the land use classification of Urban Edge Residential Small Lot (UER-1) and assign of zoning of Residential Single Family Small Lot District (RSF-3). The property is currently classified as Neighborhood (Medium Density) and zoned Light Industrial (M-1) and Institutional (INS) by Richland County.
Applicant:	CSS Land, LLC, 8475 Old Percival Road, LLC, Estate of Robert W. Cooper, and Woodcreek Farms Partnership II
Staff Recommendation:	Approval
PC Recommendation:	05/09/2024; Approval, (5-0)
ZPH, 1 st Reading:	06/18/2024; Pending
2 nd Reading:	07/16/2024; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 31.65 acres
Current Use: Undeveloped
Proposed Use: Residential
Reason for Annexation: Municipal Services
Urban Service Area: Secondary Area
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) and Institutional (INS)
Proposed City Zoning: Residential Single Family Small Lot District (RSF-3)
Census Tract: 114.12

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 with most annexations, we find that the proposed annexation may result in an increased number of calls for service. The estimated cost to serve this proposed single-family residential subdivision would be approximately \$14,000 per year, based on calls to similar nearby residential areas within the City limits.

Fire

The proposed annexation will not result in significant 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

Continued growth in this area puts a burden on serviceability with current staffing and fleet levels. The approximate cost to provide Solid Waste services to a single-family residence is \$225 a year.

Engineering

The developer must extend water and sewer to this property being annexed.

Water Customer Care

The property is currently vacant and any new homes would represent new customers, who will pay water and sewer rates approximately 40% lower than out-of-city customers.

Planning & Development Services

We recommend approval of the annexation of this property, which is within a Secondary Area as designated within the Urban Service Area plan. The current plans for the property are to develop a single-family residential subdivision of approximately 110 homes. At build-out, the estimate real estate tax revenue generated for the City would be **approximately \$91,000 per year** based on anticipated taxable value of this development.

* Estimated City Tax Revenue is based on 2023 millage for real property and calculated as: $((\text{Taxable Value} \times \text{Tax Rate}) \times \text{City Millage Rate } (.0938))$. The actual additional taxes paid by the property owner will generally be substantially lower than this number, 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 .002571 for the 2023 tax year).

PLANS, POLICIES, AND LAND USE

Urban Service Area

The subject property is identified as a "Secondary Area" in the Urban Service Area Plan.

Principles and Goals of the Urban Service Area

The Urban Service Area plan provides a prioritization tool for City Council, staff, and the public to consider about the areas that present the best opportunities for the City's long-term growth, while minimizing both short-term and long-term challenges. A review of existing infrastructure as well as the reach of our community facilities and services helps define how we classify areas within the

Urban Service Area plan. Areas have been classified as Primary, Secondary, and Long Range areas - or as Donut Holes – in order to represent the general level of priority based on this review.

Importantly, this Urban Service Area plan is a policy guide, and not a determination about annexation on any individual property.

Secondary Areas

Secondary Areas are those areas where it may be logical or advantageous to provide City services, but where the ability to provide all services and/or the condition of existing infrastructure may not be at optimal levels for annexation. 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. These areas may include “higher value” properties where annexation could prove beneficial to revenues.

Annexation within Secondary Areas should be considered, but an assessment of the impact on the City’s revenue and ability to serve the property/area in question should occur prior to consideration of and action upon annexation petitions.

Comprehensive Plan Land Use Classification

The proposed future land use classification for the subject property in the Columbia Compass: Envision 2036 Future Land Use Map is Urban Edge Residential Small Lot (UER-1). The property is currently designated as Neighborhood (Medium Density) by Richland County.

Refer to the attached land use classification descriptions for existing Richland County and proposed City of Columbia land use classifications.

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

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

ZONING

The property is currently zoned Light Industrial (M-1) and Institutional (INS) by Richland County. Adjacent parcels within the City of Columbia are zoned Residential Single Family Small Lot District (RSF-3) to the south (Patriot Point subdivision). Adjacent parcels in unincorporated Richland County are currently zoned Institutional (INS) to the west, Light Industrial (M-1) to the north, Residential 5 (R5) to the east, and a mixture of Light Industrial (M-1), Institutional (INS), General Commercial (GC), and Residential 5 (R5) to the south.

Prior to the implementation of Richland County’s new Land Development Code and Zoning Maps on March 1, 2024, the subject property was zoned Light Industrial (M-1) and Office and Institutional (OI).

The proposed City of Columbia Zoning is Residential Single Family Small Lot District (RSF-3).

Refer to the attached zoning district descriptions for more information on the proposed City of Columbia zoning.

STAFF RECOMMENDATION

Staff recommends annexation of the property and the assignment of the future land use classification of Urban Edge Residential Small Lot (UER-1) and zoning of Residential Single Family Small Lot District (RSF-3) at the time of annexation.



Subject Properties



Future Land Use

15.98 acres NE/S Old Percival Rd, 8441 Old Percival Rd (f/k/a 8475 Old Percival Rd), and 1.5 acres S/S Old Percival Rd
TMS# 19814-02-04, 22602-01-01, and 22602-01-03

17.a

Current Richland Co. Future Land Use: Neighborhood (Medium Density)
Proposed City Future Land Use: Urban Edge Residential Small Lot (UER-1)

Legend

- 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
- UCMF - Urban Core Multi-family
- 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
- UCAC-3 - Urban Core Regional Activity Center
- UEAC-1 - Urban Edge Community 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
- S/A - Sports/Amusement
- C/I - Civic/Institutional
- CBA - Central Business Area
- ZOO - Riverbanks Zoo & Garden
- U/C - Universities/Colleges
- FJ - Fort Jackson
- T/S - Transitional/Sensitive Lands
- Parcels
- City Limits

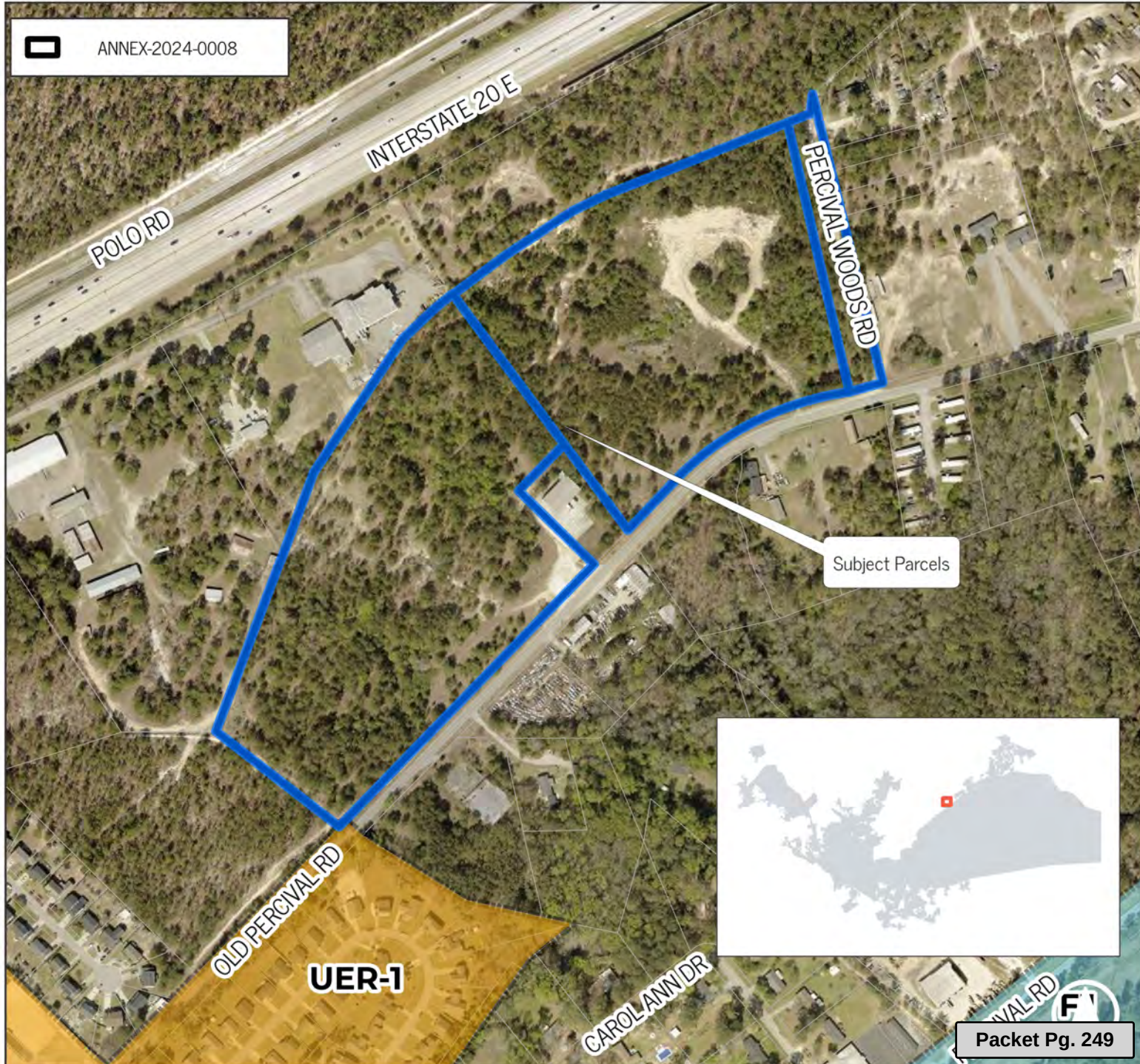
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Planning & Development Services Department

Created by: sw Hudson Date: 3/21/2024



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 at the sole risk of the user. Data source: City of Columbia



Zoning

15.98 acres NE/S Old Percival Rd, 8441 Old Percival Rd (f/k/a 8475 Old Percival Rd), and 1.5 acres S/S Old Percival Rd
TMS# 19814-02-04, 22602-01-01, and 22602-01-03
Current Richland Co. Zoning: M-1 and INS
Proposed City Zoning: Residential Single Family-Small Lot District (RSF-3)

17.a

Legend

- RSF-3: Residential Single Family - Small Lot District
- RM-1: Residential Mixed
- INS-FJ: Institutional - Fort Jackson District
- Parcels
- City Limits



0 200 400 Feet

Planning & Development Services Department

Created by: swudson Date: 3/21/2024



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Current Future Land Use Classification

NEIGHBORHOOD (MEDIUM-DENSITY)

Land Use and Character

Areas include medium-density residential neighborhoods and supporting neighborhood commercial scale development designed in a traditional neighborhood format. These neighborhoods provide a transition from Neighborhood (Low-Density) to more intense Mixed Residential (High-Density) urban environments. Multi-family development should occur near activity centers and within Priority Investment Areas with access to roadways with adequate capacity and multimodal transportation options. Non-residential development may be considered for location along main road corridors and within a contextually-appropriate distance from the intersection of a primary arterial.



Desired Development Pattern

The primary use within this area is medium density residential neighborhoods designed to provide a mix of residential uses and densities within neighborhoods. Neighborhoods should be connected and be designed using traditional grid or modified grid designs. Non-residential uses should be designed to be easily accessible to surrounding neighborhoods via multiple transportation modes.



Transportation

Upgrades to arterial and collector roads should include the full range of transportation options – driving, transit, walking, and biking. Connectivity between adjacent developments is encouraged. Subdivisions should be designed to provide vehicular, bicycle, and pedestrian access and connectivity throughout, either through conventional sidewalks or through greenway and trail access.

Recommended Land Uses

Primary Land Uses: Single-family detached houses, duplexes, townhomes

Secondary Land Uses: Multi-family development, neighborhood serving services, such as small scale drycleaners, professional offices, coffee shops, bakeries and restaurants, drug-stores, and convenience stores should be located within Neighborhood Activity Centers or may be considered for location along main road corridors and within a contextually-appropriate distance from the intersection of a primary arterial. These land uses should not result in strip commercial development or fragmented “leapfrog” development patterns along corridors. Places of worship, public or private parks, and public recreation facilities are also appropriate uses. These uses should be integrated to better serve surrounding residential properties through pedestrian access, and mitigation of any noise, light, or traffic impacts on neighborhoods.

Policy Guidance

1. Neighborhood densities should be based on allowing higher densities that include single-family attached housing near major corridors and activity centers and lower densities that include only single-family detached housing near open space developments, low-density residential, and rural areas.
2. Master planning of neighborhoods is encouraged and should include neighborhood parks and open spaces as part of the development program. A mix of housing types is encouraged within individual developments. Neighborhood scale commercial centers are also an appropriate amenity to include in master planned developments.
3. Traditional neighborhood designs should be facilitated by development of a new zoning district that allows for a mix of housing types and lot sizes within a single development.
4. Developments should connect to adjacent neighborhoods and commercial/employment areas, and be supported by multiple modes of transportation.
5. The protection of mature tree canopy is encouraged for areas surrounding developments and on private residential lots, as feasible.

6. Environmentally sensitive areas, such as floodplains, wetlands, and lands along creeks and surface waters should be protected or developed using best management practices to maintain the areas green infrastructure system, and to ensure long-term water quality. Providing public recreational access to these features, as feasible, is preferred.

Relevant Plans

Broad River Road Corridor and Neighborhood Master Plan, Candlewood Master Plan, Crane Creek Master Plan, Lower Richland Community Strategic Master Plan, The Renaissance Plan: Decker Boulevard/Woodfield Park Area

Priority Investment Areas

#2 Ballentine at Dutch Fork Road, Marina, and Broad River Road, Portion of #5 I-20 Fairfield Interchange, Portion of #9 Decker Boulevard and Two Notch Road, Portion of #8 I-77 Farrow Road Interchange

Areas of Common Interest

Proposed projects in the Northwest, North Central, Northeast, and Southeast Planning areas should be coordinated with adjacent municipalities when located in areas of common interest near jurisdictional lines.

Existing Zoning Districts of Similar Character

RS-LD, RS-MD,MH,PDD

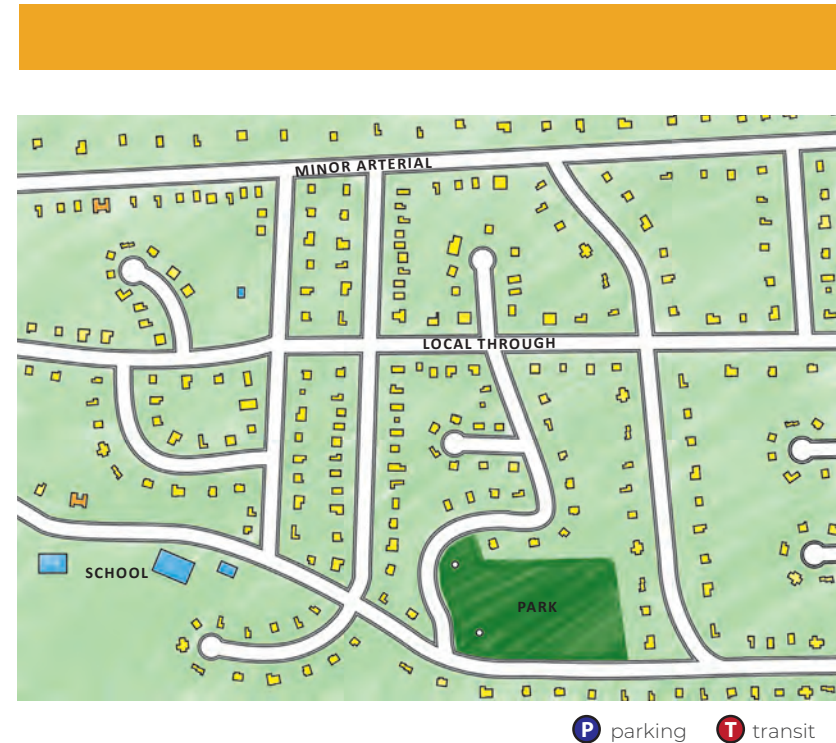


Proposed Future Land Use Classification

Development Types

URBAN EDGE RESIDENTIAL SMALL LOT (UER-1)

Urban Edge Residential Small lot neighborhoods account for a significant portion of the City's existing residential neighborhoods. This development type is appropriate as development on remaining large lots or as redevelopment in the outer areas of Columbia. Most of these developments are relatively modern and occurred after 1970. Urban Edge Residential Small Lot developments generally do not continue the grid and block pattern found in the urban core neighborhoods, but do tend to have a consistently organized internal street network with loops and interconnections. Culs-de-sac are most prominent in this development type.



UER-1 BUILDING TYPES/LAND USES

PRIMARY TYPES

- Single-family Detached

TERTIARY TYPES

- Single-family Attached
- Two-family
- Three-family
- Multi-family Small
- Civic/Institutional Small
- Business/Employment Small (excl. Flex)
- Cemeteries & Mausoleums

See matrix for appropriate park/open space types.

Development Types

UER-1 DEVELOPMENT PATTERN/CONTEXT

- The street network is typically curvilinear with irregular block structure and limited points of connection to the main road network. Street widths may be narrow or wide. Sidewalks may or may not be present in existing neighborhoods but should be provided in new developments. On-street parking is uncommon in these neighborhoods when street widths are narrow.
- Blocks are slightly irregular and may display a range of sizes and shapes determined by the parent lot shape and the internal street network.
- Blocks are subdivided into regular sized lots ranging between 2,500 square feet and 10,000 square feet.
- Buildings are typically set back from the street with deep front yards; buildings sit parallel to the street.
- Building sizes vary slightly within a block, but most are one to two stories in height with less than 2,000 square feet of livable space. Exceptions in the number of stories would be for neighborhoods with many split-level homes.
- Most homes have dedicated parking areas in front or side yards. Attached garages or carports are common.
- Open or green spaces are included in individual properties, retention or detention areas, or neighborhood parks. Passive green spaces should be included in new developments.
- Within a single development, building architecture, density, scale, and design will typically be fairly consistent along with front yard setbacks and driveway and garage arrangements.



Proposed Zoning District



RSF-3: Residential Single Family – Small Lot District

Purpose

The purpose of the Residential Single-Family - Small Lot (RSF-3) District is to provide lands that accommodate primarily single-family detached dwellings at moderate densities. The district also accommodates parks and recreation centers, government offices, and minor utility facilities. District regulations discourage development that substantially interferes with the quiet residential nature of the district.

Intensity and Dimensional Standards

Standard	All Uses
Lot Area, min. (sf.)	5,000
Lot Width, min. (ft.)	50
Lot Depth, min. (ft.)	70
Lot Coverage, max. (% of site area)	40
Density, max. (du/acre)	N/A
Front Yard Setback, min. (ft.)	15
Side Yard Setback, min. (ft.)	5
Rear Yard Setback, min. (ft.)	10
Building Height, max. (ft.)	40

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

Use Standards

Uses are presented below for convenience. Please refer to 17-4.2 through 17-4.4 for complete regulations for principal, accessory, and temporary uses. ¹ Conditional Use ² Special Exception

PRINCIPAL USES PERMITTED

	Arboretum or botanical garden ²
Cottage Neighborhood Development	Cemetery ²
	Park or greenway ¹
Dwelling, single-family detached	Utility facility, major ²
Community recreation center	Utility facility, minor
Cultural facility ²	Community garden ¹
Day care facility ²	Crop production and processing ²
Library	
Place of worship ²	
Public safety facility	
Elementary, middle, or high school ²	

Disclaimer: Zoning district handouts are provided for general informational purposes and may not reflect recent updates made to the City Unified Development Ordinance. Please confirm all zoning information with the City of Columbia Zoning Department prior to making investment decisions.

ORDINANCE NO.: 2024-044

Annexing 15.98 acres NE/S Old Percival Road, 8441 Old Percival Road (f/k/a 8475 Old Percival Road) and 1.5 acres S/S Old Percival Road, Richland County TMS #19814-02-04, TMS #22602-01-01 and TMS #22602-01-03 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map

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 Code Ann. § 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 Columbia Compass: Envision 2036 as the City of Columbia Comprehensive Plan by Ordinance No.: 2020-028 along with all the maps and policies contained therein, and amended from time to time, in accordance with the South Carolina Comprehensive Planning Act of 1994 (§6-29 of the SC Code); and,

WHEREAS, the City of Columbia has adopted the Unified Development Ordinance (UDO) by Ordinance No.: 2019-013 and Official Zoning Map of the City of Columbia, S.C. by Ordinance No.: 2021-001, both amended from time to time, in accordance with the authority in Title VI of the SC Code; and

WHEREAS, pursuant to Sec. 17-1.7(c) of the UDO, annexation may be considered concurrent with amendments to the Comprehensive Plan and the Zoning Map; and

WHEREAS, the City of Columbia Planning Commission has reviewed the proposed future land use and zoning classifications of the property, and made a recommendation to City Council in accordance with §6-29 of the SC Code and §17-2.5 of the UDO; and

WHEREAS, the Columbia City Council has held a public hearing in accordance with §17-2.4(f) of the UDO and §6-29-760 of the SC Code; and

WHEREAS, the Columbia City Council has determined that the proposed land use classification is appropriate for the property, and the proposed zoning district meets one or more of the criteria set forth by §17-2.5(c)(4), Zoning Map Amendment Decision Standards, of the UDO; NOW THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina this day of _____, 2024, that:

1. The above recitals and findings are incorporated herein by reference and made a part of this Ordinance.
2. The property identified as NE/S Old Percival Road, 8441 Old Percival Road (f/k/a 8475 Old Percival Road) and S/S Old Percival Road and TMS #19814-02-04, TMS #22602-01-01 and TMS #22602-01-03 containing approximately 31.65 acres, further identified in Attachment A, is hereby annexed to and becomes a part of the City of Columbia, and is incorporated into Columbia Compass: Envision 2036 and the Official Zoning Map, effective immediately.
3. This property shall be apportioned to City Council District #4, Census Tract 114.12, and assigned a future land use classification of Urban Edge Residential Small Lot (UER-1) and

zoning of Residential Single Family Small Lot (RSF-3).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NOS.: 19814-02-04, 22602-01-01 and 22602-01-03

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

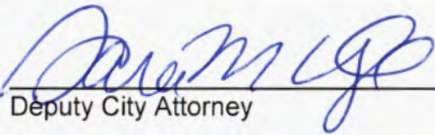
Mayor

Approved by:

City Manager

Approved as to form:

ATTEST:


Deputy City Attorney

City Clerk

Introduced:

Final Reading:

LEGAL DEPARTMENT DRAFT

ORDINANCE NO.: 2024-044
EXHIBIT "A"
PROPERTY DESCRIPTION

All that certain piece, parcel or lot of land, together with the improvements thereon, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, and being shown as Tract 1 consisting of 15.9806 acres on a site plan prepared for Columbia Silica Sand Company, dated June 18, 2001, and recorded November 9, 2001, in the Office of the Register of Deeds for Richland County in Book 588 Page 1276. Said site plan being incorporated by reference for a more complete description of the property.

All that certain piece, parcel or tract of land shown as Parcels "A", "B" and "C-1 ", comprising 14.174 Acres, as indicated on a plat prepared for Ruth Mason, Taylor Properties and Margaret W. Cooper by United Design Services dated September 4, 1998, and recorded in the Office of the ROD for Richland County on June 10, 2002 in Book R672 at page 443. Said property being bounded and measuring as follows, all as is shown on said plat:

On the Southeast by Old Percival Road, whereon it fronts and measures a total distance of Seven hundred sixteen and 54/100 (716.54') feet; on the Southwest by property now or formerly of Columbia Silica Sand Co., whereon it measures Seven hundred sixty-nine and 18/100 (769.18') feet; on the Northwest by property now or formerly of S.C. Dept. Of Transportation, whereon it measures Nine hundred ninety-three and 26/100 (993.26') feet; and on the Northeast by Parcel C-2, whereon it measures Seven hundred six and 90/100 (706.90') feet, this parcel having been previously deeded to Woodcreek Farms Partnership II by deed recorded May 5, 1997 in Deed Book D1379 at page 890. All measurements being more or less.

All that certain piece, parcel or tract of land, with improvements thereon, if any, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, and shown as Parcels "C-2" and "C-3", comprising 1.5 Acres, more or less, as indicated on a plat prepared for Ruth Mason, Taylor Properties and Margaret W. Cooper by United Design Services dated September 4, 1998, and recorded in the Office of the ROD for Richland County on June 10, 2002, in Book R672 at page 443; the plat being incorporated by reference for a more complete description of the property.

LEGAL DEPARTMENT DRAFT

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

The undersigned, being the owner(s) of the properties 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 improvements thereon, if any, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, and shown as Parcels "C-2" and "C-3", comprising 1.5 Acres, more or less, as indicated on a plat prepared for Ruth Mason, Taylor Properties and Margaret W. Cooper by United Design Services dated September 4, 1998, and recorded in the Office of the ROD for Richland County on June 10, 2002, in Book R672 at page 443; the plat being incorporated by reference for a more complete description of the property.

Richland County TMS: 22602-01-03

Property Addresses: 1.5 acres S/S Old Percival Road

Woodcreek Farms Partnership II

(WOODCREEK FARMS II, LLC)

BY:


 AUTH (Signature)

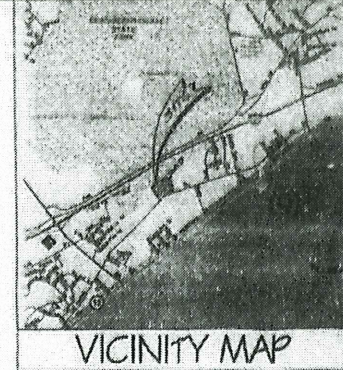
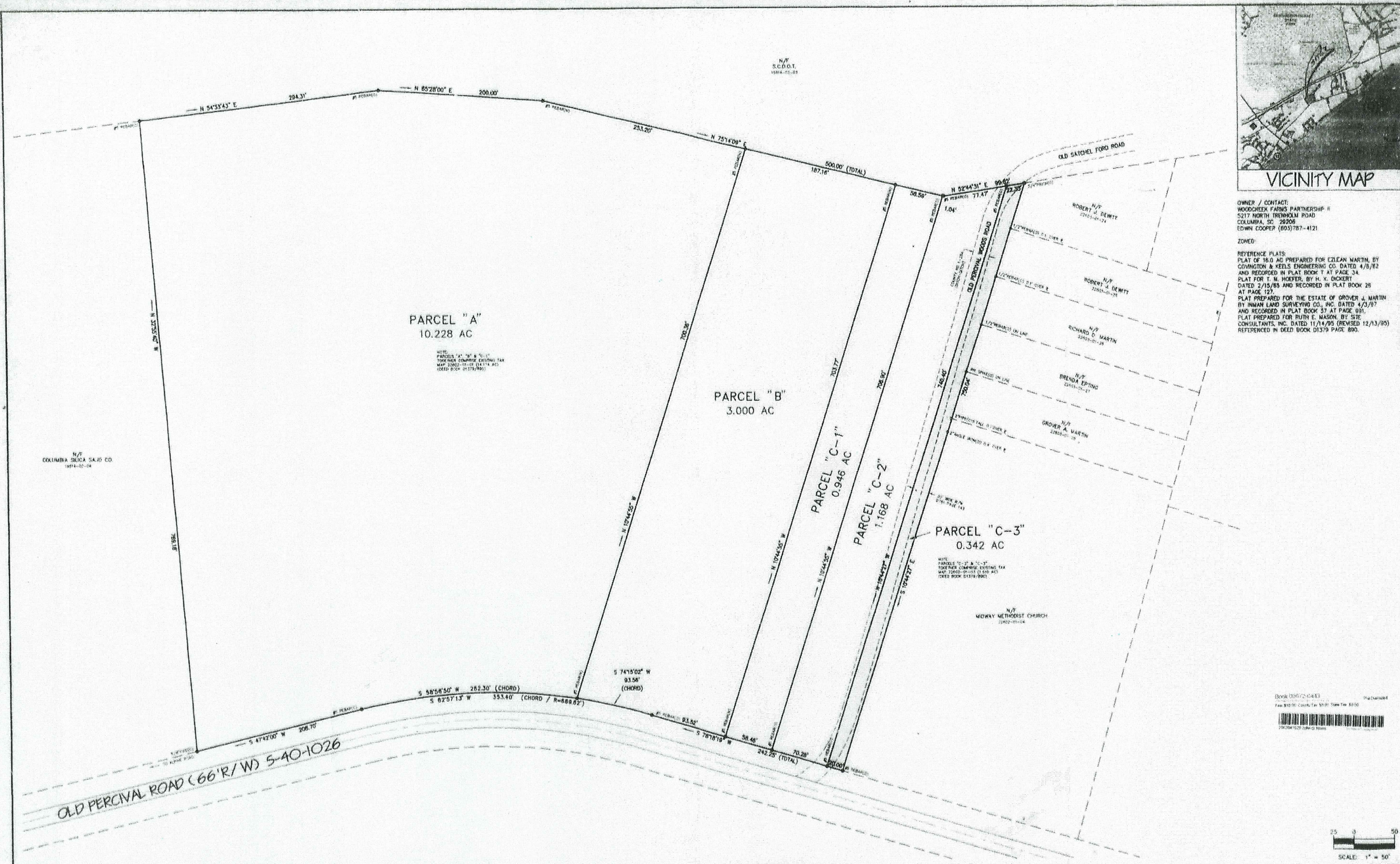
Date:

2/29/2024

EDWIN H. COOPER, JR.
 (Print or Type Name)

ITS:

AUTH. REP.
 (Print or Type Title)



OWNER / CONTACT:
WOODCREEK FARMS PARTNERSHIP, II
5217 NORTH TREMOLIN ROAD
COLUMBIA, SC 29208
EDWIN COOPER (803)787-4121

ZONED:

REFERENCE PLATS:
PLAT OF 16.0 AC PREPARED FOR GLENN MARTIN, BY
COVINGTON & KEELS ENGINEERING CO. DATED 4/5/82
AND RECORDED IN PLAT BOOK T AT PAGE 34.
PLAT FOR T. M. HOOPER, BY H. K. DICKERT
DATED 2/15/85 AND RECORDED IN PLAT BOOK 29
AT PAGE 127.
PLAT PREPARED FOR THE ESTATE OF GROVER A. MARTIN
BY INMAN LAND SURVEYING CO., INC. DATED 4/3/97
AND RECORDED IN PLAT BOOK 57 AT PAGE 991.
PLAT PREPARED FOR RUTH E. MASON, BY SITE
CONSULTANTS, INC. DATED 11/14/95 (REVISED 12/13/95)
REFERENCED IN DEED BOOK D1379 PAGE 890.



UNITED DESIGN SERVICES, INC.
LAND SURVEYING SERVICES

601 DEWINE STREET, COLUMBIA, SC 29201 ■ PH: (803)252-4702

I HAVE CONSULTED THE F.E.M.A. FLOOD INSURANCE RATE MAP PANEL 450170 D115 G DATED 1/19/94, AND TO THE BEST OF MY KNOWLEDGE & BELIEF, THE PROPERTY IS LOCATED IN ZONE "X" AS SHOWN THEREON.

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREIN IS A TRUE AND CORRECT SURVEY TO THE ACCURACY REQUIRED BY THE RICHLAND COUNTY SUPERVISION REGULATIONS, AND THE MONUMENTS SHOWN HAVE BEEN PLACED TO THE SPECIFICATIONS SET FORTH IN THOSE REGULATIONS.

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.

MICHAEL M. BRADSHAW, PROFESSIONAL LAND SURVEYOR - 1658312

PLAT PREPARED FOR:

**RUTH E. MASON
TAYLOR PROPERTIES, LLC
AND MARGARET W. COOPER**

RICHLAND COUNTY PREP COLUMBIA, SOUTH CAROLINA

NO.	DATE	REVISION / DESCRIPTION	BY

UNITED DESIGN SERVICES, INC.
No. 000574

DATE: 4 SEPT 1998
TMS: 22602-01-01.03
DWS: UB-785-084
SHEET
1 OF 1

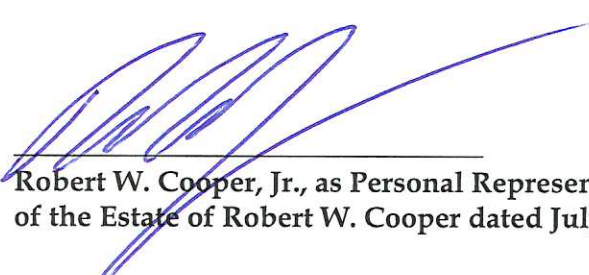
STATE OF SOUTH CAROLINA)
)
 COUNTY OF RICHLAND) PETITION FOR ANNEXATION

The undersigned, being the owner(s) of the properties 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 shown as Parcels "A", "B" and "C-1", comprising 14.174 Acres, as indicated on a plat prepared for Ruth Mason, Taylor Properties and Margaret W. Cooper by United Design Services dated September 4, 1998, and recorded in the Office of the ROD for Richland County on June 10, 2002 in Book R672 at page 443. Said property being bounded and measuring as follows, all as is shown on said plat:

On the Southeast by Old Percival Road, whereon it fronts and measures a total distance of Seven hundred sixteen and 54/100 (716.54') feet; on the Southwest by property now or formerly of Columbia Silica Sand Co., whereon it measures Seven hundred sixty-nine and 18/100 (769.18') feet; on the Northwest by property now or formerly of S.C. Dept. Of Transportation, whereon it measures Nine hundred ninety-three and 26/100 (993.26') feet; and on the Northeast by Parcel C-2, whereon it measures Seven hundred six and 90/100 (706.90') feet, this parcel having been previously deeded to Woodcreek Farms Partnership II by deed recorded May 5, 1997 in Deed Book D1379 at page 890. All measurements being more or less.

Richland County TMS: 22602-01-01
 Property Addresses: 8475 Old Percival Road


 Robert W. Cooper, Jr., as Personal Representative
 of the Estate of Robert W. Cooper dated July 16, 2012

Date: 2/29/24

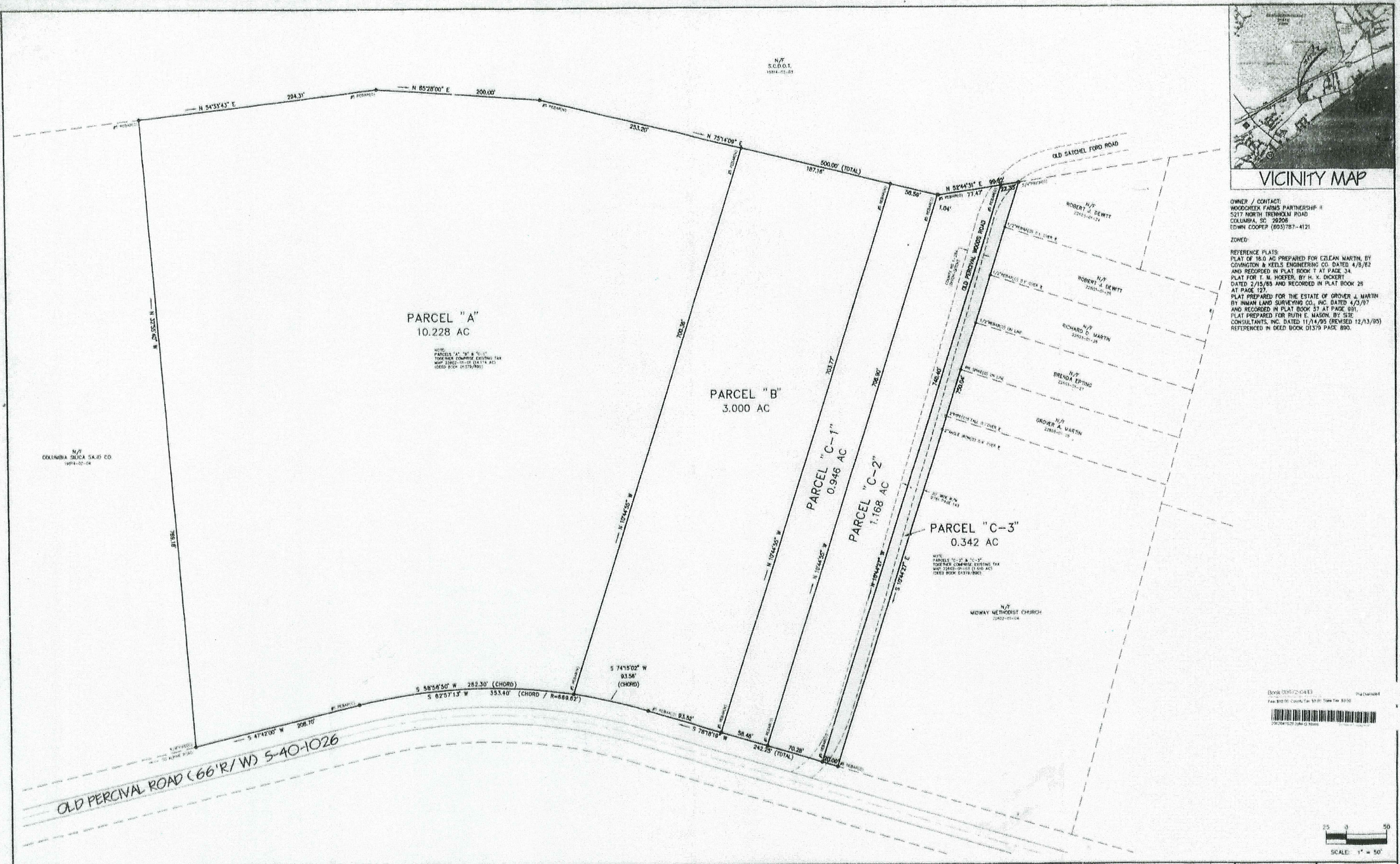
8475 Old Percival Road, LLC

BY: 
 (Signature)
 AUTH. REP.

EDWIN H. COOPER, JR.
 (Print or Type Name)

Date: 2/29/24

ITS: AUTH. REP.
 (Print or Type Title)



UNITED DESIGN SERVICES, INC.
LAND SURVEYING SERVICES
601 DEWINE STREET, COLUMBIA, SC 29201 • PH: (803)252-4702

I HAVE CONSULTED THE F.E.M.A. FLOOD INSURANCE RATE MAP PANEL 450170 D115 G DATED 1/19/94, AND TO THE BEST OF MY KNOWLEDGE & BELIEF, THE PROPERTY IS LOCATED IN ZONE "X" AS SHOWN THEREON.
I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREIN IS A TRUE AND CORRECT SURVEY TO THE ACCURACY REQUIRED BY THE RICHLAND COUNTY SUBDIVISION REGULATIONS, AND THE MONUMENTS SHOWN HAVE BEEN PLACED TO THE SPECIFICATIONS SET FORTH IN THOSE REGULATIONS.
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.

MICHAEL M. BRADSHAW, PROFESSIONAL LAND SURVEYOR - 1658312

PLAT PREPARED FOR:
**RUTH E. MASON
TAYLOR PROPERTIES, LLC
AND MARGARET W. COOPER**
RICHLAND COUNTY PREP COLUMBIA, SOUTH CAROLINA

NO.	DATE	REVISION / DESCRIPTION	BY



DATE: 4 SEPT 1998
TMS: 22602-01-01.03
DWS: UB-785-084
SHEET
1 OF 1

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

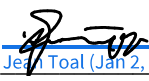
The undersigned, being the owner(s) of the properties described below hereby petition(s) the Mayor and City Council for annexation to the City of Columbia, South Carolina pursuant to S.C. Code Ann. Section 5-3-150, 1976, as amended.

Property Description: All that certain piece, parcel or lot of land, together with the improvements thereon, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, and being shown as Tract 1 consisting of 15.9806 acres on a site plan prepared for Columbia Silica Sand Company, dated June 18, 2001, and recorded November 9, 2001, in the Office of the Register of Deeds for Richland County in Book 588 Page 1276. Said site plan being incorporated by reference for a more complete description of the property.

Richland County TMS: 19814-02-04

Property Addresses: 15.98 acres NE/S Old Percival Road

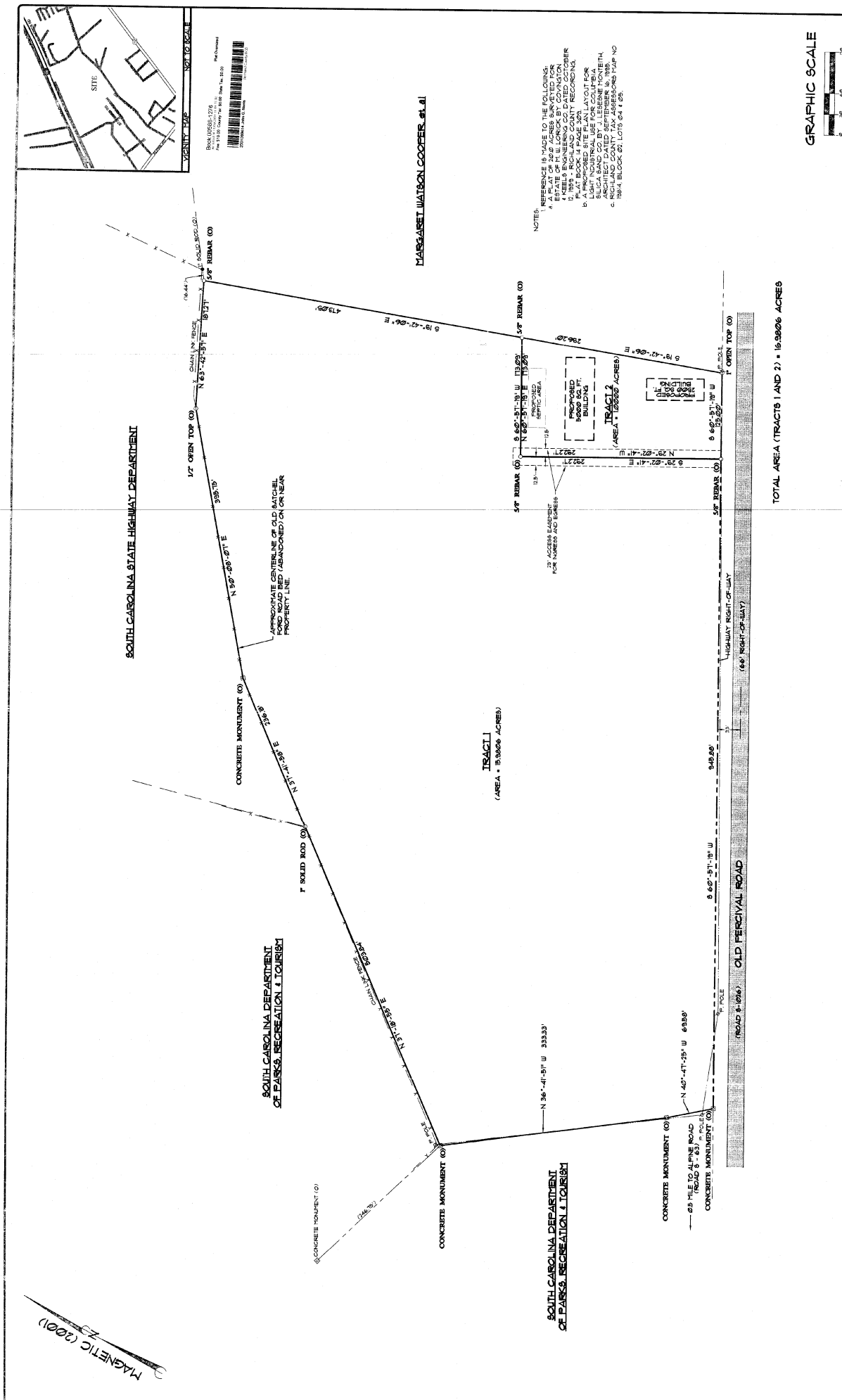
CSS Land, LLC

BY: 
 Jean Toal (Jan 2, 2024 12:46 EST)
 (Signature)

Date: Jan 2, 2024

Jean Toal
 (Print or Type Name)

ITS: Managing Member
 (Print or Type Title)



TOTAL AREA (TRACTS 1 AND 2) = 16.9806 ACRES

GRAPHIC SCALE

I hereby state that to the best of my knowledge, information, and belief the survey information 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 A survey as specified therein, also there are no visible encroachments or projections other than those shown, and According to National Flood Insurance Agency's Flood Insurance Rate Map for Richland County - Panel No. 45-0709-02015, the property does not appear to be within a currently designated Flood Hazard Zone.

Steadman

Associates, Inc.
 72-F RICHLAND STREET • COLUMBIA, S.C. 29208
 TEL. (803) 799-4300 • FAX. (803) 799-4319



DATE	JUNE 16, 2021
SCALE	1" = 60'
DRAWN	TIME
N.B. NO.	8/31-32
CHECKED	CLB
JOBS NO.	01-050
PAGE NO.	0050-90

**SITE PLAN PREPARED FOR
COLUMBIA SILICA
SAND COMPANY**

IN RICHLAND COUNTY NEAR COLUMBIA, S. C.

Drawing
B-596

1

Annexation Petition CSS Land Unsigned

Final Audit Report

2024-01-02

Created:	2024-01-02
By:	Ryan McCue (ryan.mccue@colliers.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAA5z05Ue8E9y8IIAYZuGNuYvOe2pwPxQHG

"Annexation Petition CSS Land Unsigned" History

-  Document created by Ryan McCue (ryan.mccue@colliers.com)
2024-01-02 - 3:01:25 PM GMT- IP address: 165.166.36.216
-  Document emailed to sandtoal@gmail.com for signature
2024-01-02 - 3:02:27 PM GMT
-  Email viewed by sandtoal@gmail.com
2024-01-02 - 5:44:42 PM GMT- IP address: 173.93.199.15
-  Signer sandtoal@gmail.com entered name at signing as Jean Toal
2024-01-02 - 5:46:48 PM GMT- IP address: 173.93.199.15
-  Document e-signed by Jean Toal (sandtoal@gmail.com)
Signature Date: 2024-01-02 - 5:46:50 PM GMT - Time Source: server- IP address: 173.93.199.15
-  Agreement completed.
2024-01-02 - 5:46:50 PM GMT

MEMORANDUM

Office of the City Manager

TO: Department Heads

FROM: Teresa Wilson, City Manager

DATE: March 27, 2024

RE: **Property Address:** 15.98 acres NE/S Old Percival Road, 8441 Old Percival Road (f/k/a 8475 Old Percival Road), and 1.5 acres S/S Old Percival Road
Richland County TMS#: 19814-02-04, 22602-01-01, and 22602-01-03
Owner(s): CSS Land, LLC, 8475 Old Percival Road, LLC, Estate of Robert W. Cooper, and Woodcreek Farms Partnership II
Current Use: Undeveloped
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 (M-1) and Institutional (INS)
Proposed City Zoning: Residential Single Family Small Lot District (RSF-3)
Reason for Annexation: Municipal Services; Secondary Area
City Council District: 4
Census Tract: 114.12

The Planning & Development Services advises that the above referenced property has been offered for annexation. Attached, please find a map or drawing reflecting the property. You are directed to forward your comments and/or recommendations regarding the issue of whether to annex or not to Planning & Development Services. Planning & Development Services will compile your comments for City Council consideration.

Planning & Development Services staff will see to it that this matter is placed on the **April 11, 2024** 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
 Dana Higgins, Director, Engineering
 Frank Eskridge, Director, Utilities
 Robert Anderson, Public Works Director
 Krista Hampton, Planning & Development Services
 Kelly Smith, Business License Administrator
 Greg Williams, Business Liaison
 Tiffany Latimer, Customer Care Administrator
 Todd Beiers, Building Official
 Michelle Brazell, Engineering
 Police Planning & Research
 Alfreda Tindal, Richland Co. 911 Addressing Coordinator

Missy Gentry, Assistant City Manager
 Henry M. Simons, Assistant City Manager
 Teresa Knox, City Attorney
 William Holbrook, Police Chief
 Aubrey Jenkins, Fire Chief
 Dollie Herron, Community Development
 George Adams, Fire Marshal
 Hope Hasty, Zoning Administrator
 Wendy Royal, Columbia-Richland 911
 David Hatcher, Housing Official
 Richland County Solid Waste Collection
 Lucinda Statler, Planning Administrator
 Brandon Burnette, Development Center Administrator

Planning Commission Land Use Recommendation: UER-1 (Land Use classification) by 5-0
 on 5/9/24 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: RSF-3 (Zoning classification) by 5-0
 on 5/9/24 (mm/dd/yyyy).


 (Signature of Annexation Coordinator)



Subject Properties



Future Land Use

15.98 acres NE/S Old Percival Rd, 8441 Old Percival Rd (f/k/a 8475 Old Percival Rd), and 1.5 acres S/S Old Percival Rd
TMS# 19814-02-04, 22602-01-01, and 22602-01-03

17.f

Current Richland Co. Future Land Use: Neighborhood (Medium Density)
Proposed City Future Land Use: Urban Edge Residential Small Lot (UER-1)

Legend

- 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
- UCMF - Urban Core Multi-family
- 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
- UCAC-3 - Urban Core Regional Activity Center
- UEAC-1 - Urban Edge Community 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
- S/A - Sports/Amusement
- C/I - Civic/Institutional
- CBA - Central Business Area
- ZOO - Riverbanks Zoo & Garden
- U/C - Universities/Colleges
- FJ - Fort Jackson
- T/S - Transitional/Sensitive Lands
- Parcels
- City Limits

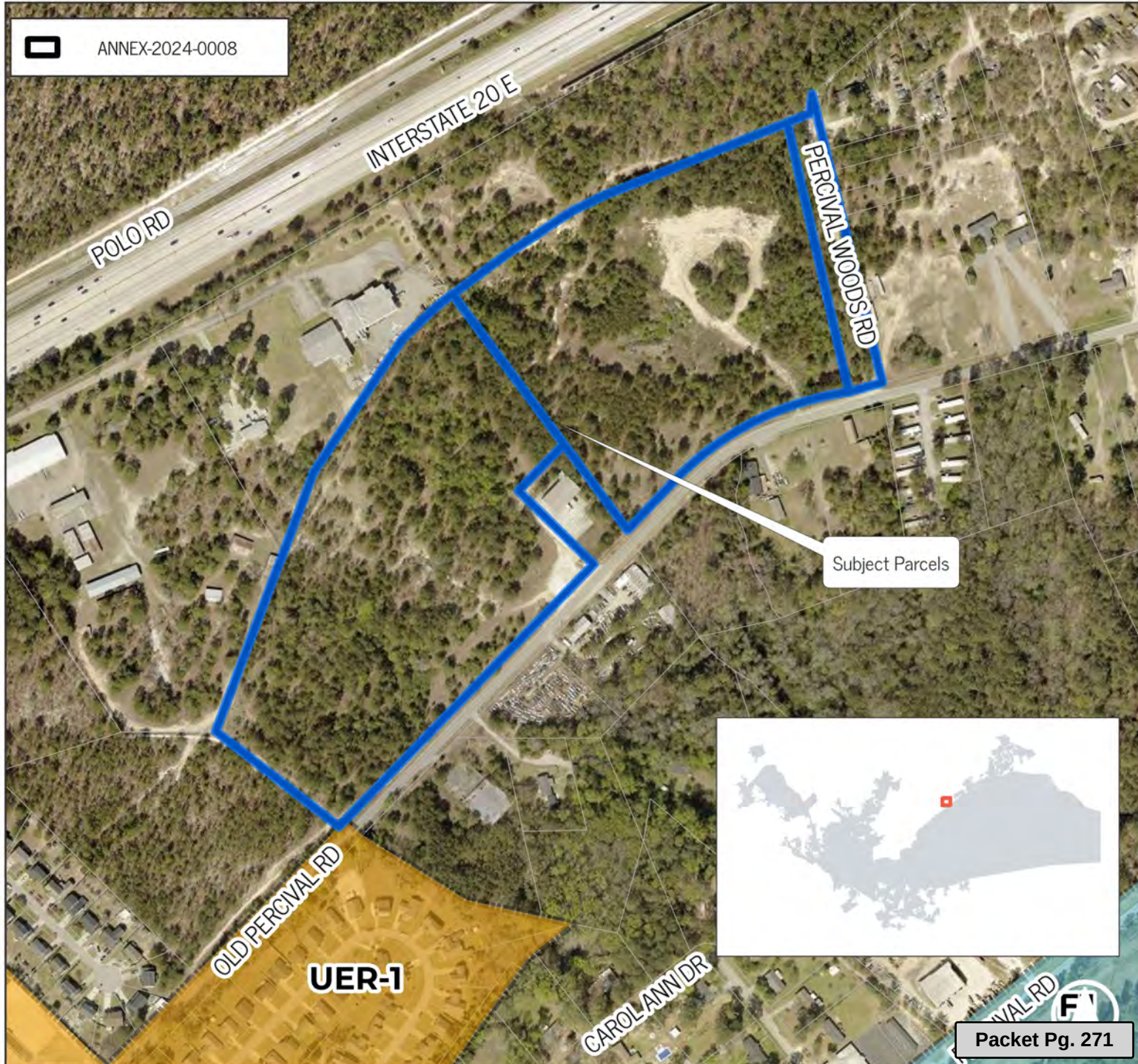
0 200 400 Feet

Planning & Development Services Department

Created by: sw Hudson Date: 3/21/2024



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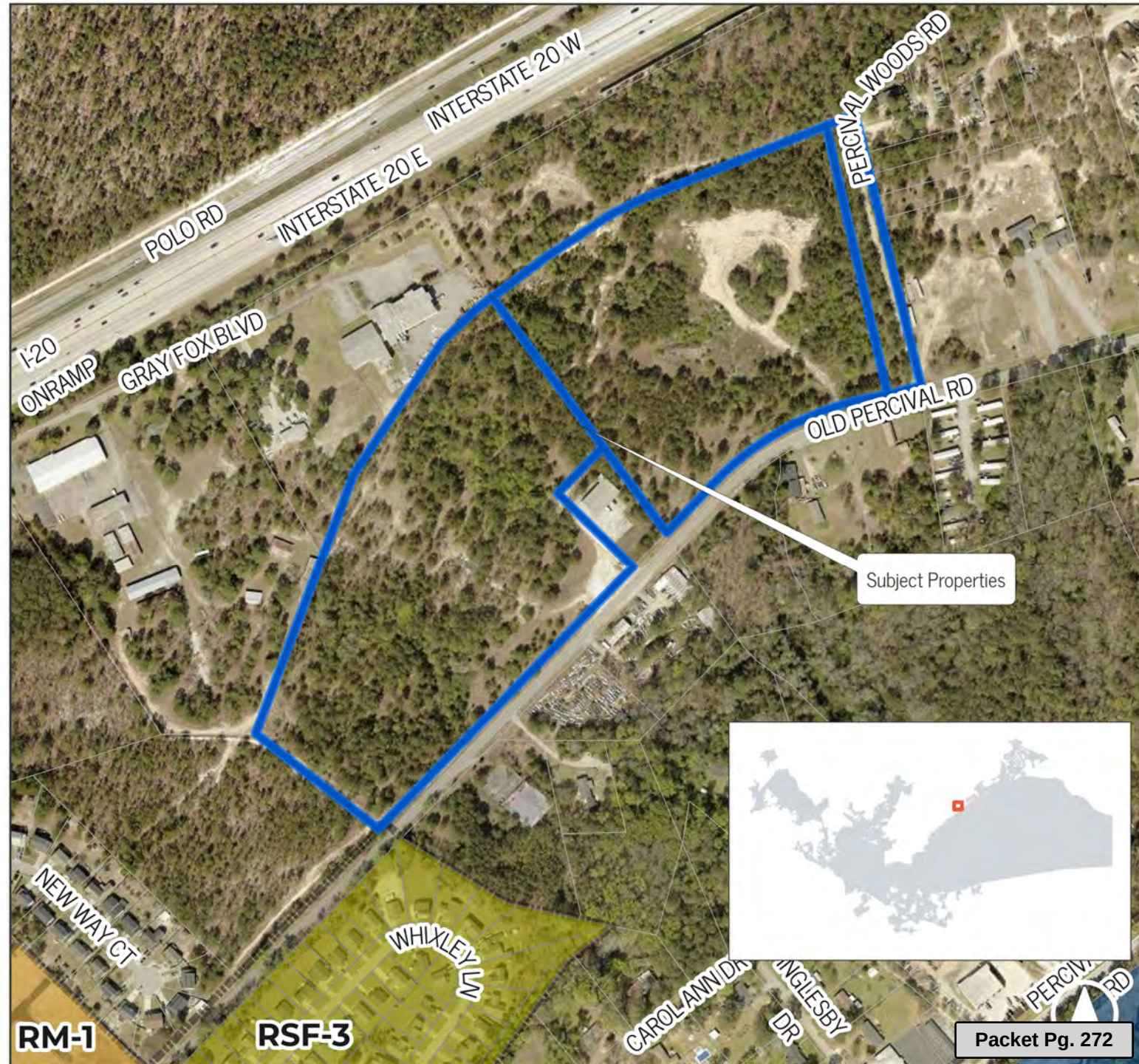
Zoning

15.98 acres NE/S Old Percival Rd, 8441 Old Percival Rd (f/k/a 8475 Old Percival Rd), and 1.5 acres S/S Old Percival Rd
TMS# 19814-02-04, 22602-01-01, and 22602-01-03
Current Richland Co. Zoning: M-1 and INS
Proposed City Zoning: Residential Single Family-Small Lot District (RSF-3)

17.f

Legend

- RSF-3: Residential Single Family - Small Lot District
- RM-1: Residential Mixed
- INS-FJ: Institutional - Fort Jackson District
- Parcels
- City Limits



0 200 400 Feet

Planning & Development Services Department

Created by: swudson Date: 3/21/2024



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MEETING DATE: September 3, 2024

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: ANNEXATION, FUTURE LAND USE MAP
AMENDMENT, AND ZONING MAP AMENDMENT
for - 28.50 acres E/S Broad River Road, TMS#
06112-05-33

**FUNDING SOURCE &
ORIGINAL BUDGET:**

CLEAN WATER 2020?: No

PURPOSE:

Ordinance No.: 2024-065 - Annexing 28.50 acres E/S Broad River Road, Richland County TMS #06112-05-33 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map

Council District: 1

Proposal: Request to annex the property, assign the land use classification of Urban Edge Mixed Residential (UEMR) and assign of zoning of Residential Mixed District (RM-2). The property is currently classified as Mixed Residential (High Density) and Mixed Use Corridor and zoned Residential 6 (R6) by Richland County.

Applicant: Edward Rose Assoc., LLC

Staff Recommendation: Approval

PC Recommendation: 07/18/2024; Approval, (5-0)

ATTACHMENTS:

- **#a:** BroadRiver_ZPH_pkt (PDF)
- **#b:** 2024-065 - Annex and Incorporate 28.50 acres ES Broad River Road (PDF)
- **#c:** BroadRiver_28.50acES_Offer_Notice (PDF)

Action Item (ID # 9540)

Meeting of September 3, 2024

- #d: BroadRiver_28.50acES_Petition (PDF)

HISTORY:

08/20/24

Columbia City Council

DEFERRED



CITY COUNCIL

August 20, 2024 at 4:00 P.M.

Busby Street Community Center, 1735 Busby Street, Columbia, S.C., 29203

ANNEXATION, FUTURE LAND USE MAP AMENDMENT, AND ZONING MAP AMENDMENT CASE SUMMARY

28.50 acres E/S Broad River Road, TMS# 06112-05-33

Council District:	1
Proposal:	Request to annex the property, assign the land use classification of Urban Edge Mixed Residential (UEMR) and assign of zoning of Residential Mixed District (RM-2). The property is currently classified as Mixed Residential (High Density) and Mixed Use Corridor and zoned Residential 6 (R6) by Richland County.
Applicant:	Edward Rose Assoc., L.L.C.
Staff Recommendation:	Approval
PC Recommendation:	07/18/2024; Approval, (5-0)
ZPH, 1 st Reading:	08/20/2024; Pending
2 nd Reading:	09/03/2024; Pending

CURRENT PARCEL CHARACTERISTICS/CONDITIONS

Acreage: 28.50 acres

Current Use: Undeveloped

Proposed Use: Residential

Reason for Annexation: Municipal Services – New Development

Urban Service Area: Secondary Area

Current County Land Use Classification: Mixed Residential (High Density) and Mixed Use Corridor

Proposed City Land Use Classification: Urban Edge Mixed Residential (UEMR)

Current County Zoning: Residential 6 (R6)

Proposed City Zoning: Residential Mixed District (RM-2)

Census Tract: 104.14

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 with most annexations, we find that the proposed annexation may result in an increased number of calls for service. The estimated cost to serve this proposed single-family residential subdivision would be approximately \$41,000 per year, based on calls to similar nearby residential areas within the City limits.

Fire

The proposed annexation will not result in significant 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

If these are going to be rentals, they must have private waste service. If individually owned, City will provide service. **The approximate cost to provide Solid Waste services to a single-family residence is \$225 a year.**

Engineering

Because water and sewer lines currently exist in this area, Utilities and Engineering will not incur any costs associated with this annexation.

Water Customer Care

The property is currently vacant and any new homes would represent new customers, who will pay water and sewer rates approximately 40% lower than out-of-city customers.

Planning & Development Services

We recommend approval of the annexation of this property, which is within a Secondary Area as designated within the Urban Service Area plan. The current plans for the property are to develop a single-family residential subdivision of approximately 250 townhomes. At build-out, the estimate real estate tax revenue generated for the City would be **approximately \$176,000 per year** based on anticipated taxable value of this development.

* Estimated City Tax Revenue is based on 2023 millage for real property and calculated as: $((\text{Taxable Value} \times \text{Tax Rate}) \times \text{City Millage Rate } (.0938))$. The actual additional taxes paid by the property owner will generally be substantially lower than this number, 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 .002571 for the 2023 tax year).

PLANS, POLICIES, AND LAND USE

Urban Service Area

The subject property is identified as a "Secondary Area" in the Urban Service Area Plan.

Principles and Goals of the Urban Service Area

The Urban Service Area plan provides a prioritization tool for City Council, staff, and the public to consider about the areas that present the best opportunities for the City's long-term growth, while minimizing both short-term and long-term challenges. A review of existing infrastructure as well as the reach of our community facilities and services helps define how we classify areas within the Urban Service Area plan. Areas have been classified as Primary, Secondary, and Long Range areas - or as Donut Holes - in order to represent the general level of priority based on this review.

Importantly, this Urban Service Area plan is a policy guide, and not a determination about annexation on any individual property.

Secondary Areas

Secondary Areas are those areas where it may be logical or advantageous to provide City services, but where the ability to provide all services and/or the condition of existing infrastructure may not be at optimal levels for annexation. 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. These areas may include "higher value" properties where annexation could prove beneficial to revenues.

Annexation within Secondary Areas should be considered, but an assessment of the impact on the City's revenue and ability to serve the property/area in question should occur prior to consideration of and action upon annexation petitions.

Comprehensive Plan Land Use Classification

The proposed future land use for the subject property in the *Columbia Compass: Envision 2036* Future Land Use Map is Urban Edge Mixed Residential (UEMR). The property is currently designated as Mixed Residential (High Density) and Mixed Use Corridor by Richland County.

Refer to the attached land use classification descriptions for existing Richland County and proposed City of Columbia land use classifications.

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

The portion of the subject property that falls within Richland County is located within the study area of [The Broad River Corridor and Community Master Plan](#), adopted by Richland County in 2010. The property falls within the St. Andrews East Neighborhood Sub-Area (page 48), and the Plan assigned a proposed land use character district of Neighborhood Residential District to the property (page 32). The property is not located within the vicinity of a proposed catalyst project, and the conceptual plan depicts the property as existing open space/tree canopy (page 51).

ZONING

The property is currently zoned Residential 6 (R6) by Richland County. Adjacent parcels within the City of Columbia are zoned Residential Mixed District (RM-2) to the north and south, and Institutional - General District (INS-GEN) to the east. Adjacent parcels in unincorporated Richland County are currently zoned General Commercial (GC) to the northwest and southwest, Residential 6 (R6) to the south, and Residential 5 (R5) to the west, across Broad River Road.

The proposed City of Columbia Zoning is Residential Mixed District (RM-2).

Refer to the attached zoning district descriptions for more information on the proposed City of Columbia zoning.

STAFF RECOMMENDATION

Staff recommends annexation of the property and the assignment of the future land use classification of Urban Edge Mixed Residential (UEMR) and zoning of Residential Mixed District (RM-2) at the time of annexation.

Subject Property



Future Land Use

28.50 acres E/S Broad River Road; TMS# 06112-05-33

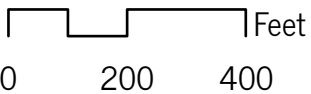
Current Richland Co. Future Land Use: Mixed Res. (High Density) & Mixed Use Corridor

Proposed City Future Land Use: Urban Edge Mixed Residential (UEMR)

18.a

Legend

- 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
- UCMF - Urban Core Multi-family
- UEMF - Urban Edge Multi-family
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- AC-2 - Community Activity Corridor
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- TU - Transportation & Utilities
- S/A - Sports/Amusement
- C/I - Civic/Institutional
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- U/C - Universities/Colleges
- FJ - Fort Jackson
- T/S - Transitional/Sensitive Lands
- Parcels
- City Limits



Planning & Development Services Department

Created by: sw Hudson Date: 6/11/2024



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Zoning

28.50 acres E/S Broad River Road; TMS# 06112-05-33

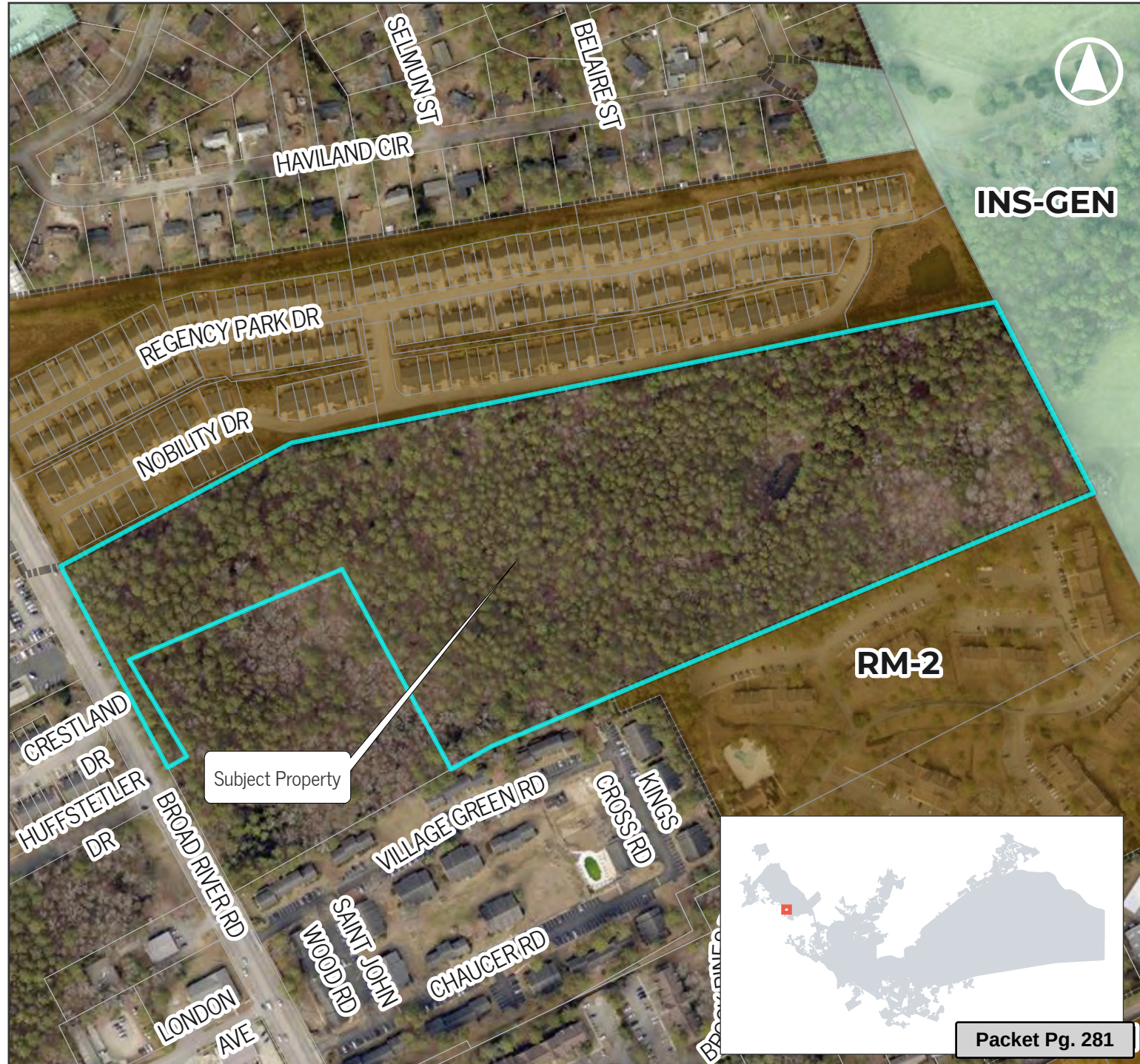
Current Richland Co. Zoning: R6

Proposed City Zoning: Residential Mixed (RM-2)

18.a

Legend

- RM-2: Residential Mixed
- RM-1: Residential Mixed
- INS-GEN: Institutional - General District
- Parcels
- City Limits



0 200 400 Feet

Subject Property

Planning & Development
Services Department

Created by: swhudson Date: 6/11/2024



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Packet Pg. 281

Current Future Land Use Classification

MIXED RESIDENTIAL

Land Use and Character

Areas include much of the urban and suburban developed areas in the County as well as edge areas adjacent to other jurisdictions in the County. These are densely developed urban and suburban areas, or opportunities for dense suburban development. Mixed residential areas include the full range of uses supportive of neighborhood, community, and regional commercial and employment needs. Residential single-family, multi-family, office and institutional, general and neighborhood commercial, and recreational uses are appropriate for this area. Some light industrial uses are also found today in these areas, but additional industrial development with significant community impacts (i.e., noise, exhaust, odor, heavy truck traffic) is discouraged, unless the area is identified specifically for these uses. Schools, churches, parks, and other institutional uses help support the full service nature of Mixed Residential areas. **See Appendix B for more detailed guidance for this category.**



Desired Development Pattern

Developments should reinforce the guiding principle of making neighborhoods and communities in Richland County more livable. Mixed Residential areas should provide a mix of housing opportunities within individual developments, preferably organized around a neighborhood center or public space. To the extent possible, commercial and office development should be located in Activity Centers and in Mixed Use Corridors. High density residential uses should be located proximate to or incorporated within Activity Centers, increasing existing and future opportunities for transit service to these locations. Grid and modified grid development patterns are preferred over curvilinear and cul-de-sac designs to support connectivity.



Transportation

Upgrades to roads should include the full range of transportation options – driving, transit, walking, and biking. Connectivity between adjacent developments is encouraged. New neighborhoods should include the full range of transportation options, including recreational sidewalks, trails and greenways, as possible.

Recommended Land Uses

Primary, Secondary, and Tertiary Land Uses: See Appendix B for the map and Handbook that identify recommended Development Types and Primary, Secondary, and Tertiary Uses that are encouraged for these areas.

Policy Guidance

1. See Appendix B for the map that identifies the recommended Development Types for Mixed Residential areas, and references specific design guidance for each Development Type.

Relevant Plans

Broad River Neighborhood Master Plan, Broad River Corridor and Community Master Plan, Lower Richland Community Strategic Master Plan, Trenholm Acres/Newcastle Master Plan, Arcadia Lakes Comprehensive Plan, Blythewood Comprehensive Plan, Cayce Comprehensive Plan, Columbia Comprehensive Plan, Forest Acres Comprehensive Plan

Priority Investment Areas

1 I-26 Broad River Road interchange (south), Portion of #5 I-20 Fairfield Interchange, Most of #9 Decker Boulevard and Two Notch Road, Portion of #10 I-77 Bluff Road Interchange (Bluff Road Exit)

Areas of Common Interest

Proposed projects in the Northwest, North Central, Northeast, Beltway, and Southeast Planning areas should be coordinated with adjacent municipalities when located in areas of common interest near jurisdictional lines.

MIXED-USE CORRIDOR

Land Use and Character

Areas include established commercial, office, and medium-density residential developments located along principal arterial roads, and exclude established single-family residential subdivisions that may be located in the corridor. Mixed-use corridor areas should provide a vertical and horizontal mix of suburban scale retail, commercial, office, high-density residential, and institutional land uses. Open spaces and parks are also important uses within Mixed-Use Corridors. These corridors are punctuated by higher intensity development located at “nodes” called Activity Centers where the highest density and integration of mixed uses occurs.



Desired Development Pattern

Suburban commercial corridors should be transformed over time from traditional strip commercial development to Mixed-Use Corridors connecting Activity Centers. Between Activity Centers, corridors should be redeveloped to convert single story, single use developments on individual lots to multi-story, mixed use formats that organize uses in a pedestrian-friendly format.



Transportation

Developments are encouraged to be planned as larger master planned developments to increase access management opportunities and reduce the number of driveways on serving roads. Internal connectivity between commercial, office, and residential developments should occur. As feasible, new road improvements and suburban commercial centers should provide safe and easy access to travelers riding the bus and walking from adjacent developments. Long term strategies should be developed to assess necessary adjustments to accommodate future rail transit.

Recommended Land Uses

Primary Land Uses: Multi-family housing, professional offices, restaurants and bars, financial institutions, medical offices, personal services, drug stores, smaller-scale retail shopping, parks and recreational facilities are appropriate along the corridor, and are preferably developed within mixed-use centers.

Secondary Land Uses: Other commercial uses such as drive-through restaurants, convenience stores and gasoline stations, and other more intensive commercial uses are more appropriate proximate to and within Activity Centers.

Policy Guidance

1. Access management techniques that consolidate methods of ingress and egress as a means to preserve transportation system capacity are encouraged.
2. To increase the vitality of corridors and their adjacent Activity Centers, new development should be sited with fronts facing the road or other site orientations to create a “main street” pattern of development.
3. Vertical mixing of uses (“stacking”) is the preferred form of development along the corridor and generally should range from 2-5 stories, with the tallest buildings in transition areas outside of activity centers and lower heights along the central portions of the corridor.
4. New development and redevelopment within aging commercial corridors should improve visual character along the corridor through site orientation, tree plantings and landscaping, architectural features, location of parking, and signage.
5. Larger master-planned developments are encouraged to use consistent design themes throughout, including architectural features and signage.
6. The location of parking to the side or rear of developments is encouraged. Consideration should be given to reduce parking requirements to facilitate redevelopment of underutilized properties.
7. Internal circulation for vehicles and pedestrians should be provided between uses, and connectivity with adjacent developments is preferred.

MIXED-USE CORRIDOR

8. Public-private partnerships should be undertaken on catalyst projects to trigger the redevelopment process in underutilized commercial corridors. Public investments may include the sale or conveyance of lands and public infrastructure improvements.

Relevant Plans

Broad River Road Corridor Master Plan, Lower Richland Community Strategic Master Plan, Southeast Richland Neighborhood Master Plan, The Renaissance Plan: Decker Boulevard/Woodfield Park Area, Trenholm Acres Master Plan

Priority Investment Areas

#9 Decker Boulevard and Two Notch Road

Areas of Common Interest

Proposed projects in the Northwest, Northeast, Beltway, and Southeast Planning areas should be coordinated with adjacent municipalities when located in areas of common interest near jurisdictional lines.

Existing Zoning Districts of Similar Character

OI, NC, GC, RS-HS, RM-MD, RM-HD, PDD, RD, CRD, DBWP

Proposed Future Land Use Classification

Development Types

URBAN EDGE MIXED RESIDENTIAL (UEMR)

Urban Edge Mixed Residential neighborhoods are appropriate near the perimeter of the City or in the outer ring of neighborhoods. This development type primarily represents existing post-1940s subdivisions and the auto-oriented corridors associated with them. The pattern is also suitable for small to medium infill development within these areas. It is primarily characterized by individual subdivisions or neighborhoods with a specific street and block pattern adjacent to other subdivisions or neighborhoods with a different subdivision street and block pattern. Urban Edge Mixed Residential neighborhoods can accommodate a variety of housing types from detached single-family to multi-family complexes.



P parking T transit

UEMR BUILDING TYPES/LAND USES

PRIMARY TYPES

- Single-family Detached

SECONDARY TYPES

- Single-family Attached
- Two-family
- Three-family
- Multi-family Small & Medium

TERTIARY TYPES

- Civic/Institutional Small
- Business/Employment Small (excl. Flex)
- Cemeteries & Mausoleums

See matrix for appropriate park/open space types.

Development Types

UEMR DEVELOPMENT PATTERN/CONTEXT

- The street network is typically curvilinear with irregular block structure. It may have limited points of connections and frequent use of culs-de-sac.
- Streets vary in width from 30 foot rights-of-way to 60 foot rights-of-way. Sidewalks are not common in existing neighborhoods but should be provided in redevelopment or new development.
- Blocks vary by subdivision but may be similar to an urban block, or be less defined and more organically shaped by the landscape or former parent lot.
- The subdivision pattern is typically very consistent in terms of lot sizes. Lots themselves may vary from rectangular parcels to wedge-shaped parcels consistent with the more curvilinear street network and cul-de-sac lots.
- Buildings are typically located near the center of the lot, with somewhat equal front and back yards. Buildings often present a wider façade to the street and attached garages and driveways are common.
- Building scale and design of groups of housing types should be complimentary to adjacent housing types in scale. Housing types are typically developed in separate subdivisions (multi-family, single-family, townhouses). Mixing of housing types within a block is uncommon.
- Open space should be provided throughout Urban Edge Mixed Residential developments in an informal and passive manner as well as through neighborhood recreation facilities and clubhouses.



- Architectural details may vary within each subdivision depending on the mix of residential types and era of construction. Infill development should respect the existing horizontal and vertical scaling as well as location and orientation of buildings on the lots.

Proposed Zoning District



RM-2: Residential Mixed District

Purpose

The purpose of the Residential Mixed (RM-2) District is to provide lands that accommodate moderate-density mixed residential development that allows single-family, two-family, townhouse, and medium-scale multi-family dwellings.

The street network is gridded and buildings are located close to, and oriented toward, the street.

Intensity and Dimensional Standards

Standard	Townhouse	All Other Uses
Lot Area, min. (sf.)	8,000[1]/1,500[2]	3,000
Lot Width, min. (ft.)	75[1]/18[2]	40
Lot Depth, min. (ft.)	60	60
Lot Coverage, max. (% of site area)	50	50
Density, max. (du/acre)	N/A	17.2
Front Yard Setback, min. (ft.)	15	15
Side Yard Setback, min. (ft.)	[3]	5
Rear Yard Setback, min. (ft.)	10	10
Building Height, max. (ft.)	50	50

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

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

[2] Applies to individual lots under individual units.

[3] A minimum of five feet required between end units and side yard and ten feet between end units and any secondary front yard.

Use Standards

Uses are presented below for convenience. Please refer to 17-4.2 through 17-4.4 for complete regulations for principal, accessory, and temporary uses. ¹ Conditional Use ² Special Exception

PRINCIPAL USES PERMITTED

Cottage neighborhood development

Dwelling, live-work¹

Dwelling, multifamily

Dwelling, single-family detached

Dwelling, townhouse

Dwelling, two-family

Community recreation center

Cultural facility²

Day care facility¹

Library

Place of worship²

Public safety facility

Elementary, middle, or high school²

Arboretum or botanical garden²

Cemetery²

Park or greenway¹

Utility facility, major²

Utility facility, minor

Dry cleaning pick-up¹

Grocery store or food market²

Community garden¹

Crop production and processing²

Disclaimer: Zoning district handouts are provided for general informational purposes and may not reflect recent updates made to the City Unified Development Ordinance. Please confirm all zoning information with the City of Columbia Zoning Department prior to making investment decisions.

ORDINANCE NO.: 2024-065

Annexing 28.50 acres E/S Broad River Road, Richland County TMS #06112-05-33 into the City of Columbia, South Carolina, and Incorporating said property into Columbia Compass: Envision 2036 and the Official Zoning Map

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 Code Ann. § 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 Columbia Compass: Envision 2036 as the City of Columbia Comprehensive Plan by Ordinance No.: 2020-028 along with all the maps and policies contained therein, and amended from time to time, in accordance with the South Carolina Comprehensive Planning Act of 1994 (§6-29 of the SC Code); and,

WHEREAS, the City of Columbia has adopted the Unified Development Ordinance (UDO) by Ordinance No.: 2019-013 and Official Zoning Map of the City of Columbia, S.C. by Ordinance No.: 2021-001, both amended from time to time, in accordance with the authority in Title VI of the SC Code; and

WHEREAS, pursuant to Sec. 17-1.7(c) of the UDO, annexation may be considered concurrent with amendments to the Comprehensive Plan and the Zoning Map; and

WHEREAS, the City of Columbia Planning Commission has reviewed the proposed future land use and zoning classifications of the property, and made a recommendation to City Council in accordance with §6-29 of the SC Code and §17-2.5 of the UDO; and

WHEREAS, the Columbia City Council has held a public hearing in accordance with §17-2.4(f) of the UDO and §6-29-760 of the SC Code; and

WHEREAS, the Columbia City Council has determined that the proposed land use classification is appropriate for the property, and the proposed zoning district meets one or more of the criteria set forth by §17-2.5(c)(4), Zoning Map Amendment Decision Standards, of the UDO; NOW THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina this _____ day of _____, 2024, that:

1. The above recitals and findings are incorporated herein by reference and made a part of this Ordinance.
2. The property identified as E/S Broad River Road, Richland County TMS #06112-05-33 containing 28.50 acres, further identified in Attachment A, is hereby annexed to and becomes a part of the City of Columbia, and is incorporated into Columbia Compass: Envision 2036 and the Official Zoning Map, effective immediately.
3. This property shall be apportioned to City Council District #1, Census Tract 104.14, and assigned a future land use classification of Urban Edge Mixed Residential (UEMR) and zoning of Residential Mixed District (RM-2).

PROPERTY DESCRIPTION: See Attached Exhibit "A"

Richland County TMS NO.: 06112-05-33

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:


Deputy City Attorney

City Clerk

Introduced:

Final Reading:

LEGAL DEPARTMENT DRAFT

ORDINANCE NO.: 2024-065
EXHIBIT "A"
PROPERTY DESCRIPTION

All that certain 28.50 acre tract of land situate, lying and being in the County of Richland, State of South Carolina, northwest of the City of Columbia and also being a portion of that land surveyed for George E. Meetze, et al. by Palmetto Engineering, Inc., December 19, 1973; is as shown on a plat prepared for Edward Rose Associates, Inc., prepared by Leon Campbell and Associates, Inc. dated December 13, 1979; revised December 18, 1979, and further described as follows: Beginning at the point of beginning, being an iron (new) on the right-of-way of U. S. Highway 176 (Broad River Road) 423 feet, more or less, northwest of the entrance to Village Green Apartments, running N26°40'25"W along said right-of-way for a distance of 533.20 feet to an iron (new); thence turning and running N63°19'30"E through the land of N/F George Meetze, et al. for a distance of 595.79 feet to an iron (new); thence turning and running N80°03'30"E continuing through the N/F Meetze land for a distance of 1639.87 feet to an iron (new); thence turning and running S25°43'E along lands of the South Carolina Department of Corrections for a distance of 512.21 feet to an iron (old); thence turning and running S69°32'W along and contiguous with the northerly boundary of a plat prepared by Douglas E. Platt, Sr. dated January 8, 1974 and recorded in the R.M.C. Office for Richland County in Plat Book X, at page 3318 for a distance of 874.85 feet to an iron (old); thence turning and continuing along said northerly boundary S68°34'W for a distance of 719.91 feet to an iron (new); thence turning and running N24°53'W along property of N/F Louise Huffstetler for a distance of 519.66 feet to an iron (old); thence continuing along the said N/F Louise Huffstetler property the following courses and distances: S65°42'W for a distance of 529.03 feet to an iron (old); S25°43'30"E for a distance of 257.45 feet to an iron (old); thence S70°18'W for a distance of 54.91 feet to an iron (new) on the right-of-way of U. S. Highway 176, being the point of beginning.

LEGAL DEPARTMENT DRAFT

MEMORANDUM

Office of the City Manager

TO: Department Heads

FROM: Teresa Wilson, City Manager

DATE: June 13, 2024

RE: **Property Address:** 28.50 acres E/S Broad River Road
Richland County TMS#: 06112-05-33
Owner(s): Edward Rose Assoc., L.L.C.
Current Use: Undeveloped
Proposed Use: Residential
Current County Land Use: Mixed Residential (High Density) and Mixed Use Corridor
Proposed City Land Use: Urban Edge Mixed Residential (UEMR)
Current County Zoning: Residential 6 (R6)
Proposed City Zoning: Residential Mixed District (RM-2)
Reason for Annexation: Municipal Services; Secondary Area
City Council District: 1
Census Tract: 104.14

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 **July 18, 2024** 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

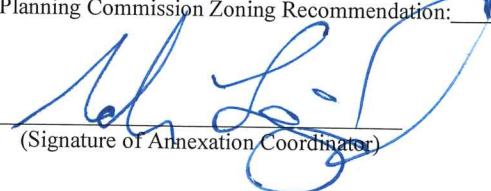
cc:

Clint Shealy, Assistant City Manager
 Jeff Palen, Assistant City Manager/CFO
 Dana Higgins, Director, Engineering
 Frank Eskridge, Director, Utilities
 Robert Anderson, Public Works Director
 Krista Hampton, Planning & Development Services
 Kelly Smith, Business License Administrator
 Greg Williams, Business Liasion
 Tiffany Latimer, Customer Care Administrator
 Todd Beiers, Building Official
 Michelle Brazell, Engineering
 Police Planning & Research
 Alfreda Tindal, Richland Co. 911 Addressing Coordinator
 Aric Jensen, Assistant County Administrator – Richland County

Missy Gentry, Assistant City Manager
 Henry M. Simons, Assistant City Manager
 Teresa Knox, City Attorney
 William Holbrook, Police Chief
 Aubrey Jenkins, Fire Chief
 Dollie Herron, Community Development
 George Adams, Fire Marshal
 Hope Hasty, Zoning Administrator
 Wendy Royal, Columbia-Richland 911
 David Hatcher, Housing Official
 Richland County Solid Waste Collection
 Lucinda Statler, Planning Administrator
 Brandon Burnette, Development Center Administrator
 Shiriani Fuller, Richland County Engineering

Planning Commission Land Use Recommendation: UEMR (Land Use classification) by 5-0
 on 7/18/24 (mm/dd/yyyy).

Planning Commission Zoning Recommendation: RM-2 (Zoning classification) by 5-0
 on 7/18/24 (mm/dd/yyyy).


 (Signature of Annexation Coordinator)

Subject Property



Future Land Use

28.50 acres E/S Broad River Road; TMS# 06112-05-33

Current Richland Co. Future Land Use: Mixed Res. (High Density) & Mixed Use Corridor

Proposed City Future Land Use: Urban Edge Mixed Residential (UEMR)

18.c

Legend

- 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
- UCMF - Urban Core Multi-family
- 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
- UCAC-3 - Urban Core Regional Activity Center
- UEAC-1 - Urban Edge Community 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
- S/A - Sports/Amusement
- C/I - Civic/Institutional
- CBA - Central Business Area
- ZOO - Riverbanks Zoo & Garden
- U/C - Universities/Colleges
- FJ - Fort Jackson
- T/S - Transitional/Sensitive Lands
- Parcels
- City Limits

0 200 400 Feet

Planning & Development Services Department

Created by: sw Hudson Date: 6/11/2024



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 at the sole risk of the user. Data source: City of Columbia



Zoning

28.50 acres E/S Broad River Road; TMS# 06112-05-33

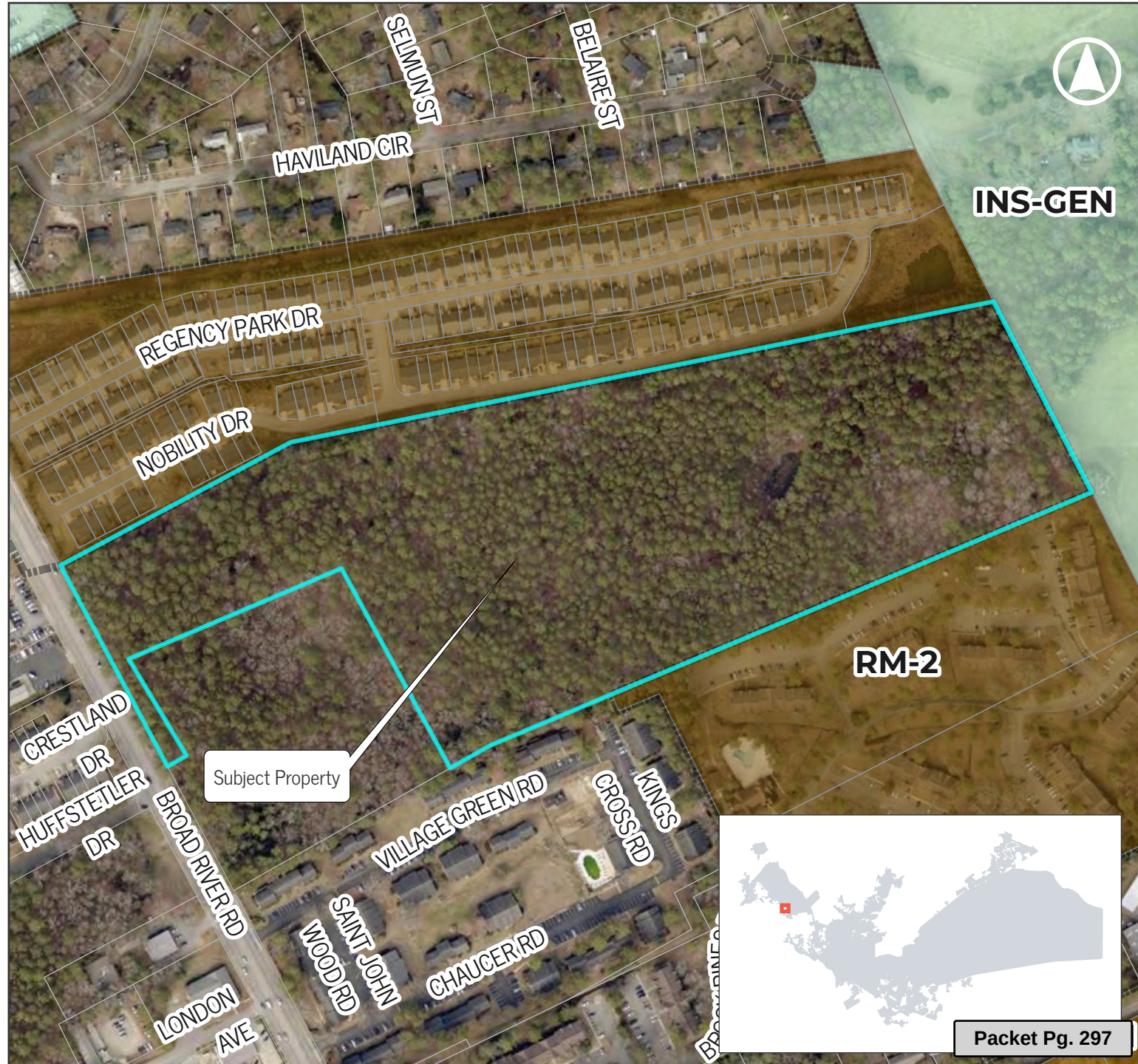
Current Richland Co. Zoning: R6

Proposed City Zoning: Residential Mixed (RM-2)

18.c

Legend

- RM-2: Residential Mixed
- RM-1: Residential Mixed
- INS-GEN: Institutional - General District
- Parcels
- City Limits



0 200 400 Feet

Subject Property

Planning & Development
Services Department

Created by: swhudson Date: 6/11/2024



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Packet Pg. 297

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

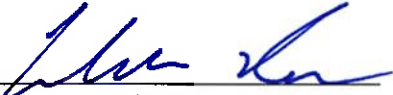
The undersigned, being the owner(s) of the properties described below hereby petition(s) the Mayor and City Council for annexation to the City of Columbia, South Carolina pursuant to S.C. Code Ann. Section 5-3-150, 1976, as amended.

Property Description: See Attached Exhibit "A"

Richland County TMS: 06112-05-33

Property Addresses: 28.50 acres E/S Broad River Road

Edward Rose Assoc., L.L.C.

BY: 
 (Signature)

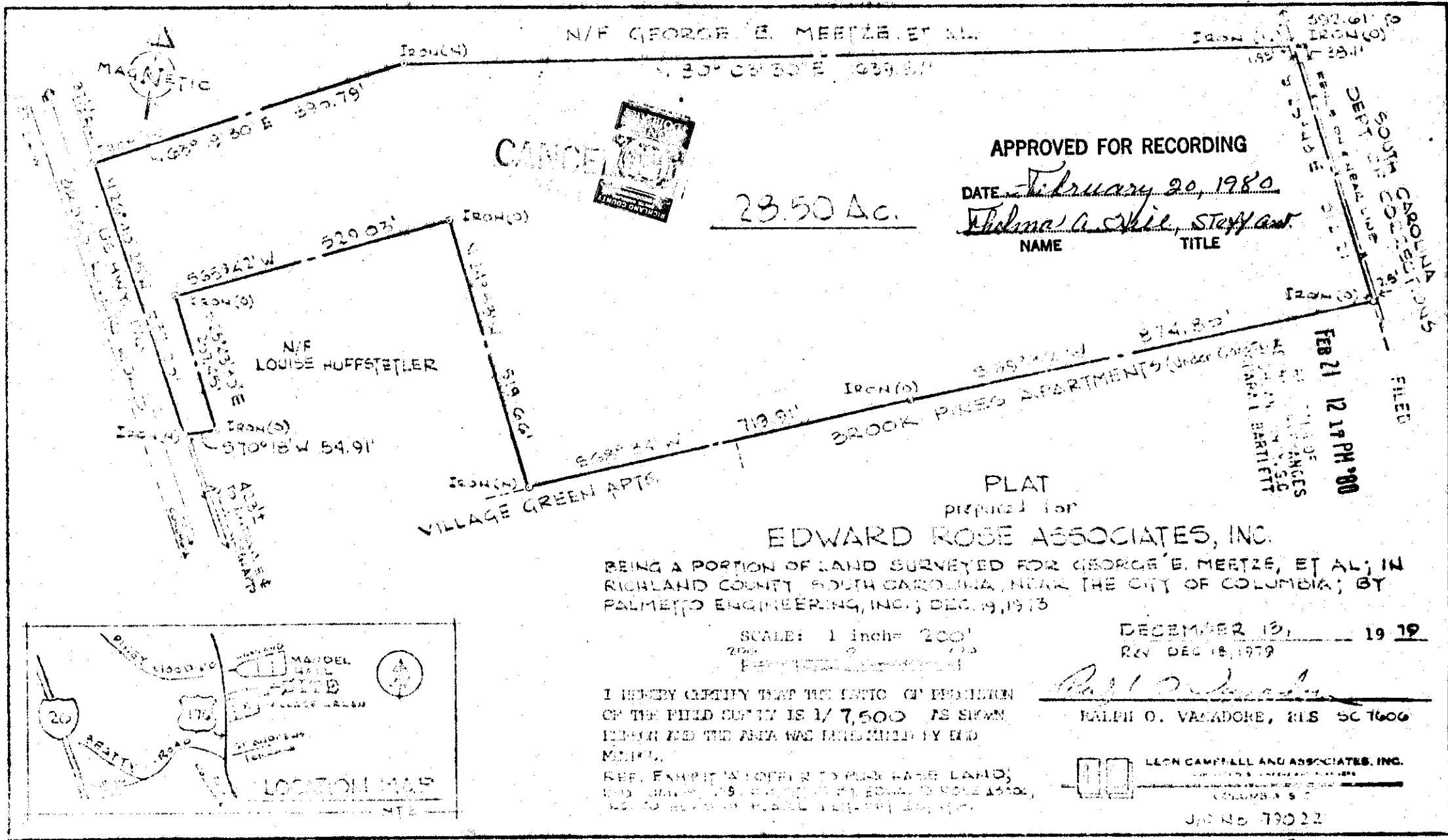
Date: 6/6/24

Warren Rose
 (Print or Type Name)

ITS: Manager
 (Print or Type Title)

Exhibit "A"
Property Description

All that certain 28.50 acre tract of land situate, lying and being in the County of Richland, State of South Carolina, northwest of the City of Columbia and also being a portion of that land surveyed for George E. Meetze, et al. by Palmetto Engineering, Inc., December 19, 1973; is as shown on a plat prepared for Edward Rose Associates, Inc., prepared by Leon Campbell and Associates, Inc. dated December 13, 1979; revised December 18, 1979, and further described as follows: Beginning at the point of beginning, being an iron (new) on the right-of-way of U. S. Highway 176 (Broad River Road) 423 feet, more or less, northwest of the entrance to Village Green Apartments, running N26°40'25"W along said right-of-way for a distance of 533.20 feet to an iron (new); thence turning and running N63°19'30"E through the land of N/F George Meetze, et al. for a distance of 595.79 feet to an iron (new); thence turning and running N80°03'30"E continuing through the N/F Meetze land for a distance of 1639.87 feet to an iron (new); thence turning and running S25°43'E along lands of the South Carolina Department of Corrections for a distance of 512.21 feet to an iron (old); thence turning and running S69°32'W along and contiguous with the northerly boundary of a plat prepared by Douglas E. Platt, Sr. dated January 8, 1974 and recorded in the R.M.C. Office for Richland County in Plat Book X, at page 3318 for a distance of 874.85 feet to an iron (old); thence turning and continuing along said northerly boundary S68°34'W for a distance of 719.91 feet to an iron (new); thence turning and running N24°53'W along property of N/F Louise Huffstetler for a distance of 519.66 feet to an iron (old); thence continuing along the said N/F Louise Huffstetler property the following courses and distances: S65°42'W for a distance of 529.03 feet to an iron (old); S25°43'30"E for a distance of 257.45 feet to an iron (old); thence S70°18'W for a distance of 54.91 feet to an iron (new) on the right-of-way of U. S. Highway 176, being the point of beginning.



96825



MEETING DATE: September 3, 2024

DEPARTMENT: Planning and Development Services

FROM: *Krista Hampton, Director*

SUBJECT: **AMENDMENT TO THE UNIFIED DEVELOPMENT ORDINANCE TO UPDATE PRINCIPAL USE TABLE FOR VETERINARY CLINICS**

FUNDING SOURCE & ORIGINAL BUDGET:

CLEAN WATER 2020?: No

PURPOSE:

Ordinance No.:2024-069 - Amending the Unified Development Ordinance, Chapter 17, Article 4: Use Regulations, Sec. 17-4.2(b) Principal Use Table, to permit veterinary hospital or clinic as a conditional use in the Mixed-Use (MU-1) District

Proposal: Request to amend the Unified Development Ordinance, Chapter 17, Article 4: Use Regulations, Sec. 17-4.2(b) Principal Use Table, to permit veterinary hospital or clinic as a conditional use in the Mixed Use (MU-1) District.

Applicant: Hope Hasty, Zoning Administrator

Staff Recommendation: Approval

PC Recommendation: Approval (5-0)

ATTACHMENTS:

- **#a:** TA_vet clinic_packet_ZPH (PDF)
- **#b:** 2024-069 - Amending UDO, Article 4, Use Regulations (PDF)

HISTORY:

08/20/24

Columbia City Council

DEFERRED



CITY COUNCIL

August 20, 2024 at 4:00 P.M.

Busby Street Community Center, 1735 Busby Street, Columbia, S.C., 29203

AMENDMENT TO THE UNIFIED DEVELOPMENT ORDINANCE UPDATE PRINCIPAL USE TABLE

Proposal: Amendment to the Unified Development Ordinance, Chapter 17, Article 4: Use Regulations, Sec. 17-4.2(b) Principal Use Table, to permit veterinary hospital or clinic as a conditional use in the Mixed Use (MU-1) District.

Applicant: Hope Hasty, Zoning Administrator

Staff Recommendation: Approval

PC Recommendation: Approval (5-0)

DETAILS

The Unified Development Ordinance currently permits veterinary hospitals or clinics as a conditional use in all commercial districts as well as the Mixed-Use (MU-2) District. The use conditions are included below:

Veterinary hospitals and clinics shall comply with the following standards:

- 1) Areas in which animals are boarded shall be fully enclosed within a structure and sufficiently insulated so no unreasonable noise or odor can be detected off the premises. All boarded animals shall be kept within such a boarding area between the hours of 10:00 pm and 8:00 am;
- 2) Where the lot is adjacent to a residential zoning district or residential use, a side yard of not less than 30 feet and a rear yard of not less than 40 feet shall be provided;
- 3) Runs or areas for the training or periodic exercise of animals may be located outside, if they are located at least 35 feet from any lot line and screened from view from the street and from adjoining development;
- 4) All animal refuse shall be kept in airtight containers and disposed of on a regular basis.

Staff feels that veterinary clinics and hospitals are similar in intensity to medical and dental clinics, which are already permitted in the MU-1 district. In addition, the existing conditions for this use will deter any potentially adverse impacts on adjoining properties. When developed in accordance with these conditions, veterinary clinics in mixed-use districts can provide necessary services to nearby residential neighborhoods and serve as a benefit to the area.

STAFF RECOMMENDATION

Staff requests that City Council approve the request for text amendment.

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

TABLE 17-4.2(B)(4): PRINCIPAL USE TABLE FOR BASE ZONING DISTRICTS																											
P = PERMITTED BY RIGHT								C = ALLOWED CONDITIONAL								S = ALLOWED AS SPECIAL EXCEPTION								BLANK CELL = PROHIBITED			
Principal Use Category	Principal Use Type	Residential Districts								Mixed-Use, Activity Center, and Corridor Districts								Institutional and Campus Districts				Industrial Districts			Use-Specific Standards		
		T/C	LL-R	RSF-1	RSF-2	RSF-3	RD	RD-MV	RM-1	RM-2	MU-1	MU-2	NAC	CAC	RAC	O-I	DAC	GC	MC	INS-GEN	INS-U/M	INS-ZOO	INS-T/U	LI		HI	EC
	Utility facility, minor		P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	
COMMERCIAL USES																											
Animal Care Uses	Animal shelter														S			S						P	P	P	
	Kennel													C	C	C	C	C	C					C	C	C	Sec. 17-4.2(c)(3)a.1
	Veterinary hospital or clinic										C	C	C	C	C	C	C	C	C					C	C	C	Sec. 17-4.2(c)(3)a.2
Commercial Services Uses	Equipment rental														C			P	C		C			P	P		Sec. 17-4.2(c)(3)b.1
	Laboratory, testing or research														P		P	P	P		P			P	P	P	
	Lawn, tree, or pest control services																	P			P			P	P		
	Linen or uniform supply														P			P			P			P	P	P	
	Self-service storage													C	C		C	C	C					C	C	C	Sec. 17-4.2(c)(3)b.2
	Sign fabricating establishment																				P			P	P	P	
Eating and Drinking Establishment Uses	Eating establishment only										C	C	C	C	C	C	C	C	C	C	C	C		C		C	Sec. 17-4.2(c)(3)c.1
	Eating and drinking establishment, Type 1										C	C	C	C	C	C	C	C	C	C	C	C		C		C	Sec. 17-4.2(c)(3)c.2
	Eating and drinking establishment, Type 2										S	S	S	S	S	S	S	S	S	S	S	S		S		S	Sec. 17-4.2(c)(3)c.3
Funeral and Mortuary Services Uses	Crematory																							P	P		
	Funeral home or mortuary											P	P	P	P	P	P	P	P							P	

ORDINANCE NO.: 2024-069

*Amending the Unified Development Ordinance, Chapter 17, Article 4: Use Regulations, Sec. 17-4.2
(b) Principal Use Table, to permit veterinary hospital or clinic as a conditional use in the Mixed Use
(MU-1) District*

BE IT ORDAINED by the Mayor and Council this ____ day of _____, 2024, that the 1998 Code of Ordinances of the City of Columbia, South Carolina, Chapter 17 (Unified Development Ordinance), Article 4: Use Regulations, Sec. 17-4.2 (b) Principal Use Table, to permit veterinary hospital or clinic as a conditional use in the Mixed Use (MU-1) District is amended to read as follows:

LEGAL DEPARTMENT DRAFT

(4) Principal Use Table for Base Zoning Districts

TABLE 17-4.2(B)(4): PRINCIPAL USE TABLE FOR BASE ZONING DISTRICTS																											
P = PERMITTED BY RIGHT								C = ALLOWED CONDITIONAL								S = ALLOWED AS SPECIAL EXCEPTION								BLANK CELL = PROHIBITED			
Principal Use Category	Principal Use Type	Residential Districts								Mixed-Use, Activity Center, and Corridor Districts								Institutional and Campus Districts				Industrial Districts			Use-Specific Standards		
		T/C	LL-R	RSF-1	RSF-2	RSF-3	RD	RD-MV	RM-1	RM-2	MU-1	MU-2	NAC	CAC	RAC	O-I	DAC	GC	MC	INS-GEN	INS-U/M	INS-ZOO	INS-T/U	LI		HI	EC
RESIDENTIAL USES																											
Household Living Uses	Cottage neighborhood development				P	P	P	P	P	P	P																Sec. 17-4.2(c)(1)a.1
	Dwelling, live-work								C	C	C	C	C	C	C	C		C							P		Sec. 17-4.2(c)(1)a.2
	Dwelling, mixed-use										P	P	P	P	P	S	P	S	P						P		
	Dwelling, multifamily								P	P	P	P	P	P	P	S	P	S	P						P		
	Dwelling, single-family detached	P	P	P	P	P	P	P	P	P	P	P	P			P		S									
	Dwelling, townhouse								P	P	P	P	P			S	P		P						P		
	Dwelling, two-family						P	P	P	P	P	P	P			P		S	P								
	Mobile home park																										
Group Living Uses	Continuing care retirement community (CCRC)										S	S		C	C		C	C							C		Sec. 17-4.2(c)(1)b.1
	Dormitory, private																C/S		C/S		C/S						Sec. 17-4.2(c)(1)b.2
	Dormitory, public													P	P	S	P		P	S	P						

TABLE 17-4.2(B)(4): PRINCIPAL USE TABLE FOR BASE ZONING DISTRICTS

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Principal Use Category	Principal Use Type	Residential Districts								Mixed-Use, Activity Center, and Corridor Districts								Institutional and Campus Districts				Industrial Districts			Use-Specific Standards		
		T/C	LL-R	RSF-1	RSF-2	RSF-3	RD	RD-MV	RM-1	RM-2	MU-1	MU-2	NAC	CAC	RAC	O-I	DAC	GC	MC	INS-GEN	INS-U/M	INS-ZOO	INS-T/U	LI		HI	EC
	Fraternity or sorority house									S	S		S			S		S		S							
	Residential care facility									S	S	S	S	S	S	S	S	S							S	Sec. 17-4.2(c)(1)b.3	
	Rooming house or boardinghouse										S		S		S	S				S						Sec. 17-4.2(c)(1)b.4	
PUBLIC, CIVIC, AND INSTITUTIONAL USES																											
Communication Uses	Broadcasting studio												P	P		P	P	P		P				P	P	P	
	Newspaper or periodical publishing establishment												P	P		P	P	P		P				P	P	P	
	Wireless communication facility[1]																										Sec. 17-4.2(c)(2)a.1
Community Service Uses	Community recreation center			P	P	P	P	P	P	P	P	P	P	P	P	P	S	P		P					P		
	Correctional facility																							S	S		
	Cultural facility		S	S	S	S	S	S	S	S	P	P	P	P	P	P	P	P	P	P				S		P	
	Day care facility		S	S	S	S	S	S	C	C	C	C	C	C	C	C	C	C	C	C					P		(c)(2)b.1
	Government office									P	P	P	P	P	P	P	P	P	P	P		P	P	P			
	Library			P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P					P		P	
	Membership organization facility											P	P	P	P	P	P	P	S	P			P		P		
	Place of worship		S	S	S	S	S	S	S	S	C	C	C	C	C	C	C	C	C	C				C		C	Sec.17-4.2(c)(2)b.2
	Public safety facility		P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	
	Social services facility										P	P	P	P	P	P	P	P	P					P		P	

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	Zoo																				P						
Education Uses	College or university												P	P	P	P	P	P	P	P	P				P		
	Elementary, middle, or high school		S	S	S	S	S	S	S	S	S	P	P	P	P	P	P	P	P		P				P		
	School, business or trade										S	P	P	P	P	P	P	P	P	P			P		P		
Health Care Uses	Hospital											P	P	P	P	P	P	P	P	P					P		
	Laboratory, medical or dental										P	P	P	P	P	P	P	P	P	P			P		P		
	Medical or dental clinic/office									P	P	P	P	P	P	P	P	P	P	P			P		P		
	Nursing care facility									P	S	P	P	P	P	P	P	P	P	P					P		
Parks and Open Space	Arboretum or botanical garden		S	S	S	S	S	S	S	S	S	P	P	P	P	P	P	P	P	P	P	P		P			
	Cemetery		S	S	S	S	S	S	S	S	S	P	P	P	P	P	P		P				P				
	Park or greenway	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	Sec. 17-4.2(c)(2)c
Transportation Uses	Airport																					P	P	P			
	Park and ride										P	P	P	P	P	P	P	P	P	P	P	P	P	P	P		
	Parking lot									C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	Sec. 17-4.2(c)(2)d.1
	Parking structure										S	C	C	C	S	C	S	C	C	C	C	C	C	C	C	C	Sec. 17-4.2(c)(2)d.2
	Passenger terminal, surface transportation											S	P	P	S	P	P	P	P	P	P	P	P	P	P	P	
	Railroad facility												S		S		P						P		P		
Utility Uses	Solar energy conversion system (large scale)		C																C	C	C	C	C	C	C		Sec. 17-4.2(c)(2)e.1
	Utility facility, major		S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	P	P	P	P	P	P	P	S	

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	Utility facility, minor		P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	
COMMERCIAL USES																											
Animal Care Uses	Animal shelter													S			S							P	P	P	
	Kennel												C	C	C	C	C	C						C	C	C	Sec. 17-4.2(c)(3)a.1
	Veterinary hospital or clinic										C	C	C	C	C	C	C	C						C	C	C	Sec. 17-4.2(c)(3)a.2
Commercial Services Uses	Equipment rental													C			P	C		C				P	P		Sec. 17-4.2(c)(3)b.1
	Laboratory, testing or research													P		P	P	P		P				P	P	P	
	Lawn, tree, or pest control services																P			P				P	P		
	Linen or uniform supply													P			P			P				P	P	P	
	Self-service storage													C	C		C	C	C					C	C	C	Sec. 17-4.2(c)(3)b.2
	Sign fabricating establishment																				P				P	P	P
Eating and Drinking Establishment Uses	Eating establishment only										C	C	C	C	C	C	C	C	C	C	C	C		C		C	Sec. 17-4.2(c)(3)c.1
	Eating and drinking establishment, Type 1										C	C	C	C	C	C	C	C	C	C	C	C		C		C	Sec. 17-4.2(c)(3)c.2
	Eating and drinking establishment, Type 2										S	S	S	S	S	S	S	S	S	S	S	S		S		S	Sec. 17-4.2(c)(3)c.3
Funeral and Mortuary Services Uses	Crematory																							P	P		
	Funeral home or mortuary											P	P	P	P	P	P	P								P	

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Office Uses	Business/Professional office									P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	
	Contractor's office												P	P	P	P	P	P					P	P	P		
Personal Services Uses	Bank, retail										P	P	P	P	P	P	P	P							P		
	Beauty salon or barbershop									P	P	P	P	P	P	P	P	P		P					P		
	Body piercing or tattoo establishment										C	C	C	C			C	C					C		C	Sec. 17-4.2(c)(3)d.1	
	Dry cleaning pick-up								C	C	C	C	C	C		C	C	C	S	C			C	C	C	Sec. 17-4.2(c)(3)d.2	
	Laundry, coin-operated									P	P	P	P	P		P	P	P		P			P	P	P		
	Nail salon									P	P	P	P	P		P	P	P		P					P		
	Non-depository personal credit institution														C		C	C	C				C	C		Sec. 17-4.2(c)(3)d.3	
	Repair of personal goods											P	P	P	P		P	P	P		P			P		P	
	Car wash											P		P	P			P						P	P	P	
	Recreation/ Entertainment Uses	Amusement park														P			P						P		
Arena, stadium, or outdoor theater															P		P	P	P	P	P			P			
Banquet hall													P	P	P		P	P	P		P					P	
Performing arts center													P	P	P	S	P	P	P	P	P	P					
Recreation facility, indoor, not elsewhere listed												C	C	C	C		C	C	C		S	C		C		P	Sec. 17-4.2(c)(3)d.4
Recreation facility, outdoor, not elsewhere listed											P	P	S	P	P		P	P	P		S	P				P	
Sexually-oriented business																								S	S		Sec. 17-4.2(c)(3)d.5

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Retail Sales Uses	Building supplies and equipment store											C/S		P			S	S						P		P	Sec. 17-4.2(c)(3)e.1
	Consumer goods store									P	P	C/S	P	P		C	P	C	P	P	P			P		P	Sec. 17-4.2(c)(3)e.1
	Convenience store											S	S	S		S	S	S		S				S		S	Sec. 17-4.2(c)(3)e.1; Sec. 17-4.2(c)(3)e.2
	Farmers' market	P	P							P	P	C/S	P	P	P	C	P	C	P	P	P	P	P	P		P	Sec. 17-4.2(c)(3)e.1
	Fuel sales (bulk)																S							P	P		Sec. 17-4.2(c)(3)e.1
	Grocery store or food market								S	S	P	P	C	P	P		P	C	P		P					P	Sec. 17-4.2(c)(3)e.1
	Liquor store												S	S	S		S	S	S					S		S	Sec. 17-4.2(c)(3)e.1
	Pawn shop												S	S	S		S	S	S								Sec. 17-4.2(c)(3)e.1
Vehicle Sales and Services Uses	Commercial fuel depot																					P	P	P			
	Commercial vehicle repair and maintenance																		P			P	P	P			
	Commercial vehicle sales and rentals																C						C			Sec. 17-4.2(c)(3)f.1	
	Gasoline sales and service station											C	C	C		C	C	C					C	C	C	Sec.17-4.2(c)(3)f.2	
	Personal vehicle repair and maintenance												C	C		S	C						C	C	C	Sec. 17-4.2(c)(3)f.3	

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	Personal vehicle sales and rentals														C		C	C	C					C		C	Sec. 17-4.2(c)(3)f.1
	Vehicle equipment supplies sales and rentals												P	P	P		P	P	P					P			
	Vehicle paint and finishing shop																							P	P	P	
	Vehicle towing and wrecker service																							C	C		Sec. 17-4.2(c)(3)f.5
Visitor Accommodations Uses	Bed and breakfast										P	P	P	P	P	P	P	P	P								
	Campground	S	S																								
	Hotel or motel													P	P	P	P	P	P							P	
AGRICULTURAL USES																											
Agriculture and Forestry Uses	Agriculture and forestry uses, not elsewhere listed	P	P																					P	P	P	
	Community garden	C	C	C	C	C	C	C	C	C	C	C	C	C	C	S	C	S	C	C	C	C	C	C		C	Sec. 17-4.2(c)(4)a.1
	Crop production and processing	P	P	S	S	S	S	S	S	S	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	
	Forestry	P	P																								
INDUSTRIAL USES																											
Freight Movement, Warehousing, and Wholesale Uses	Contractor's yard																							P	P		
	Motor freight facility																							P	P		
	Petroleum bulk station or terminal																								P		
	Warehouse distribution and storage																	S						P	P	P	
	Wholesale sales, not elsewhere listed																	S						P	P	P	

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Manufacturing uses	Manufacturing, assembly, or fabrication, light									P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	
	Manufacturing, assembly, or fabrication, medium																	P						P	P	P	
	Manufacturing, assembly, or fabrication, heavy																								P		
Resource Extraction Uses	Mining																								S		
Waste-Related Uses	Composting facility																							S	P		
	Junk, salvage, scrap, or wrecking yard																							S	S		
	Recycling center																							S	S		Sec. 17-4.2(c)(5)a.1
	Refuse processing facility																							S	C		Sec. 17-4.2(c)(5)b.2
	Refuse disposal																								P		

NOTES:

[1] Whether a wireless communication facility is permitted, prohibited, or requires a Special Exception Permit in a particular zoning district depends on the type of tower and its height (see Sec. 17-4.2(c)(2)a.1, Wireless Communication Facilities (Cell Tower)).

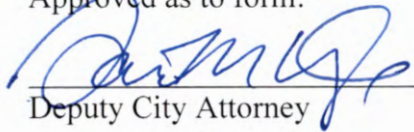
Requested by:

ACM Gentry

Approved by:

City Manager

Approved as to form:


Deputy City Attorney

Introduced:

Final Reading:

Mayor

ATTEST:

City Clerk

LEGAL DEPARTMENT DRAFT



MEETING DATE: September 3, 2024

DEPARTMENT: Legal Department

FROM: *Teresa Knox, City Attorney*

SUBJECT: Ordinance No.: 2024-073 - Approval for
Conveyance of City Property Located at 5003
Rhett Street and identified as Richland County
TMS#11701-10-03; CF#250-645

**FUNDING SOURCE &
ORIGINAL BUDGET:**

FOCUS AREAS: Planning Together

ATTACHMENTS:

- **#a:** 5003 Rhett OBO Memo (PDF)
- **#b:** 2024-073 - Ordinance __ Conveyance of 5003 Rhett St (PDF)



Office of Business Opportunities

1401 Main Street, 4th Floor, Columbia, South Carolina 29201 • Phone: 803-545-3950 • Fax: 803-401-8859

MEMORANDUM

To: Honorable Daniel J. Rickenmann, Mayor & Members of City Council
Ms. Teresa Wilson, City Manager

From: Ms. Ayesha Driggers, Director
Office of Business Opportunities

CC: Ms. Melissa Gentry, Assistant City Manager

Gale Nash, Real Estate Division Manager
Columbia Water

Date: August 27, 2024

Subject: Sell of 5003 Rhett Street, Columbia, SC 29203

The City of Columbia acquired the subject property on August 20, 2019 through a foreclosure action on a defaulted loan made by the Office of Business Opportunities.

8-20-2019: The City of Columbia acquired the subject property through a foreclosure action on a defaulted loan. The original loan was \$95,000 and the balance at the time of foreclosure was \$91,994.20.

There has been some interest in this property since the City acquired it and the Office of Business Opportunities wishes to dispose of this property to a prospective buyer who has proposed the best offer.

12-7-2022: An appraisal was completed on the subject property by Property Solutions, LLC. The appraised value of the property was determined to be \$100,000.

OBO is willing to accept the offer of \$100,000 (As-Is).

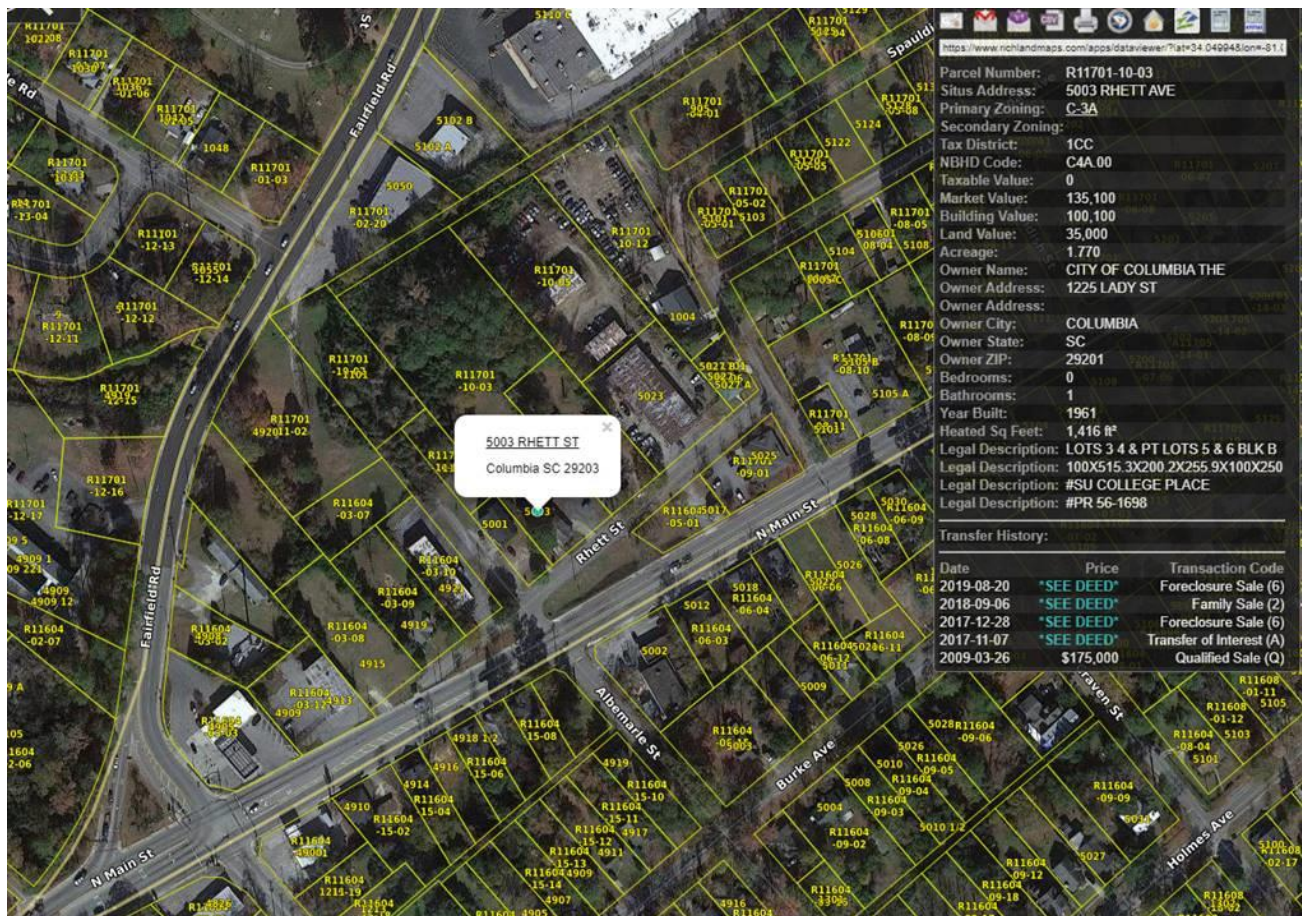
At this time, the OBO has requested that the Real Estate Division facilitate the process to consummate the sale of this property to the prospective buyer for \$100,000.



Office of Business Opportunities

1401 Main Street, 4th Floor, Columbia, South Carolina 29201 • Phone: 803-545-3950 • Fax: 803-401-8859

Request your approval to move forward with facilitating the process to consummate the sale of this property to the prospective buyer for \$100,000.



ORDINANCE 2024-073

*Approval for Conveyance of City Property Located at 5003 Rhett Street and Identified as
Richland County TMS#11701-10-03; CF#250-645*

WHEREAS, the subject property consists of a commercial building and lot acquired by the City of Columbia in a foreclosure action; and

WHEREAS, this property is managed by the Office of Business Opportunities and was obtained using federal funds. The City's minimum price for this property was set at \$100,000 in its as-is condition per an appraisal of the property; and

WHEREAS, public notices of the City's disposition of the subject property were transmitted to 23 neighboring property owners; and

WHEREAS, an offer to purchase the subject property for the full amount of \$100,000.00 was recently received; NOW, THEREFORE,

BE IT ORDAINED by the Mayor and City Council of the City of Columbia, South Carolina this _____ day of _____, 2024, for and in consideration of the sum of One Hundred Thousand Dollars and No/100s (\$100,000.00) Dollars, the City Manager is hereby authorized to sign all documents necessary for this transaction and execute a deed on behalf of the City of Columbia to **RONITA CAESAR** for the conveyance of the subject property known as 5003 Rhett Street.

The referenced site is identified as 5003 Rhett Street as shown on a plat prepared for McCollum Myers Mortuary by Robert E. Collingwood, Jr., SC R.L.S. #2318 of Collingwood Surveying, Inc., dated April 21, 2009 and being on file in the office of the Department of Engineering under file reference #250-645. A copy of said drawing being attached hereto and made a part hereof as Exhibit "A".

LEGAL DEPARTMENT DRAFT

Requested by:

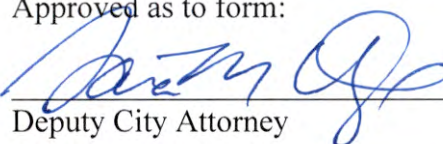
ACM Clint E. Shealy

Mayor

Approved by:

City Manager

Approved as to form:


Deputy City Attorney

ATTEST:

City Clerk

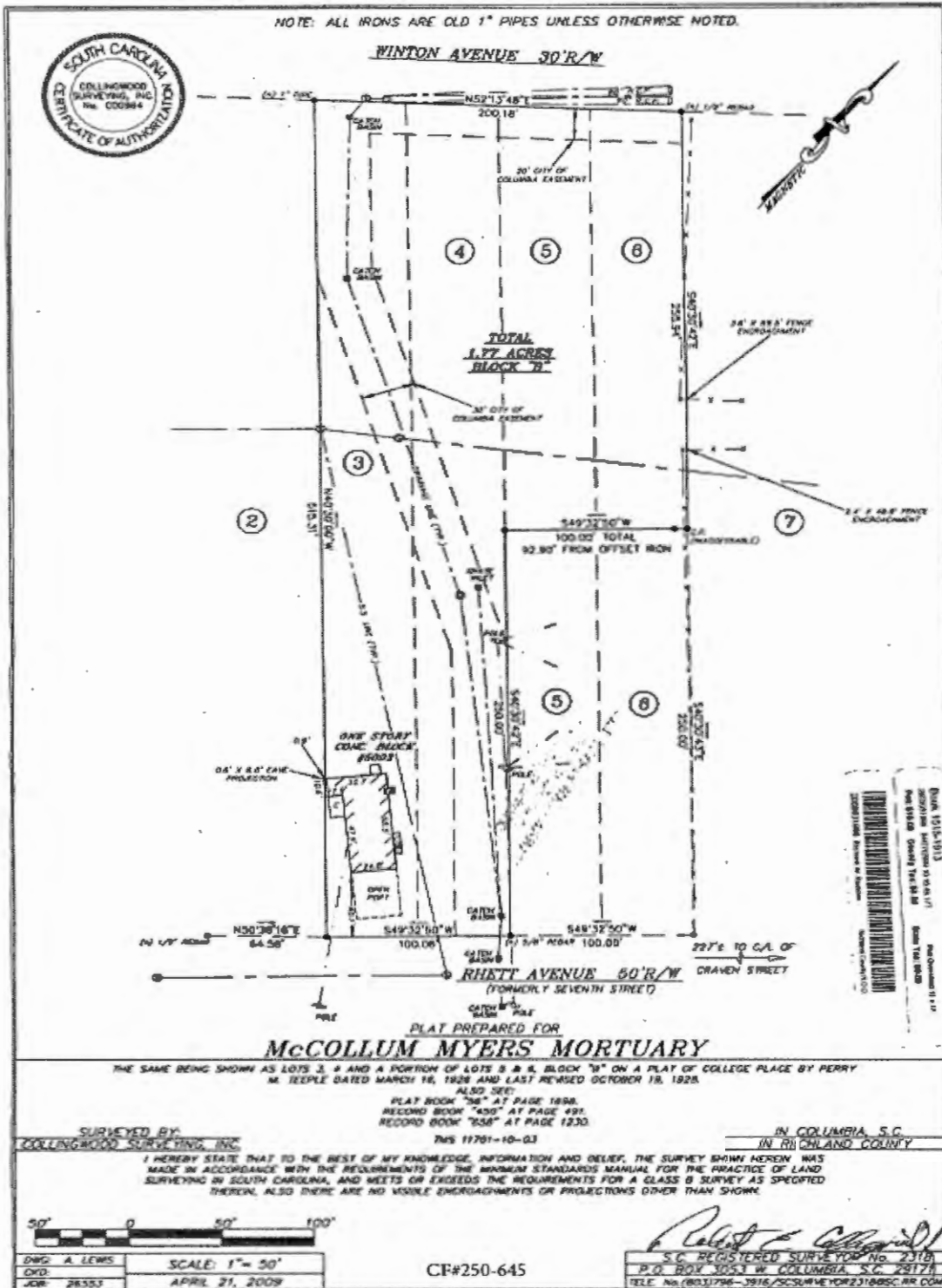
Introduced:

Final Reading:

LEGAL DEPARTMENT DRAFT

EXHIBIT "A"

Instrument Number: 000001865 Date: 04/21/2009 Case Time: 04/21/2009 10:45:17



LEGAL DEPARTMENT DRAFT



MEETING DATE: September 3, 2024

DEPARTMENT: Legal Department

FROM: *Teresa Knox, City Attorney*

SUBJECT: Ordinance No.: 2024-074 - Granting a Second Renewal to MCImetro Access Transmission Services, LLC, f/k/a 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 through July 31, 2026

FUNDING SOURCE & ORIGINAL BUDGET:

FOCUS AREAS: Planning Together

ATTACHMENTS:

- **#a:** 2024-074 - MCImetro(Verizon)(second renewal) (PDF)
- **#b:** Ordinance_2020_069_Granteeing_MCImetro_Access_Transmission_Service_right_of_way_access (PDF)

ORDINANCE NO.: 2024-074

Granting Second Renewal to MCImetro Access Transmission Services, LLC, f/k/a 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, 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, cable 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 the payment of compensation for the use of streets and public places was adopted on August 4, 2020 and providing for a two-year term; and

WHEREAS, Ordinance No.: 2022-033 granting First Renewal to 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, cable 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 the payment of compensation for the use of streets and public places was adopted on August 16, 2022 and providing for a two-year term; and

WHEREAS, MCImetro Access Transmission Services, LLC, f/k/a 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 renew said 2020 agreement and continue 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, 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 _____, 2024, as follows:

That the 2020 Access Agreement between MCImetro Access Transmission Services Corp. and the City of Columbia is hereby renewed for an additional two-year term as provided therein with the renewal term now extended through July 31, 2026.

This ordinance is effective as of final reading.

LEGAL DEPARTMENT DRAFT

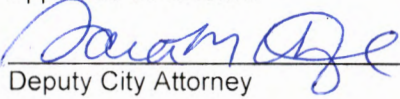
Requested by:

Assistant City Manager Palen

Approved by:

City Manager

Approved as to form:



Deputy City Attorney

Introduced:

Final Reading:

Mayor

ATTEST:

City Clerk

LEGAL DEPARTMENT DRAFT

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 4th day of August, 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.

ORIGINAL
STAMPED IN RED

ORIGINAL
STAMPED IN RED

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

Approved by:

City Manager

Approved as to form:

Teresa A. Knox

City Attorney

Introduced: 7/21/2020

Final Reading: 8/4/2020

Mayor

ATTEST:

City Clerk



MEETING DATE: September 3, 2024

DEPARTMENT: Legal Department

FROM: *Teresa Knox, City Attorney*

SUBJECT: Resolution No.: R-2024-078 - Authorizing the City Manager to execute a 911 Communications Center Consolidation Agreement Restatement and Extension between the City of Columbia and Richland County

FUNDING SOURCE & ORIGINAL BUDGET:

FOCUS AREAS: Planning Together

ATTACHMENTS:

- **#a:** Memo to ACM - Consolidation Extension (PDF)
- **#b:** R-2024-078 Communications Center Consolidation (PDF)
- **#c:** 911 Consolidation Agmt Ext.4 (PDF)



Columbia-Richland 911 Communications
1800 Laurel St, Columbia, SC 29201 • Phone: 803-988-8005

August 24, 2024

TO: Henry Simons/ Assistant City Manager
FROM: Wendy Royal, 911 Director
RE: Columbia-Richland 911 Consolidation Agreement Extension

Please find the attached proposal for your review and approval in regard to the extension of the 911 consolidation agreement between the City of Columbia's 911 Emergency Department and the Richland County.

With your approval, this agreement will extend for one year enabling both agencies to provide joint emergency services to the citizens of the City of Columbia and Richland County through Columbia-Richland 911 Emergency Communications through June 30, 2025.

With this agreement we will be able to continue to provide service to the community. Thank you for your consideration in this matter.

Sincerely,

A handwritten signature in black ink that reads "Wendy Royal". The signature is fluid and cursive, with the first and last names being clearly legible.

WR/dj

RESOLUTION NO.: 2024-078

*Authorizing the City Manager to execute a 911 Communications Center Consolidation Agreement
Restatement and Extension between the City of Columbia and Richland County*

BE IT RESOLVED by the Mayor and City Council this ____ day of _____, 2024,
that the City Manager is hereby authorized to execute the attached 911 Communications Center
Consolidation Agreement Restatement and Extension, or on a form to be approved by the City Attorney,
between the City of Columbia and Richland County for the continued operation of the 911 Communications
Center through June 30, 2025.

Requested by:

City Manager _____

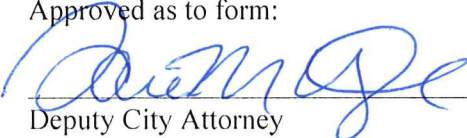
Mayor

Approved by:

City Manager

ATTEST:

Approved as to form:


Deputy City Attorney

City Clerk

Introduced:

Final Reading:

LEGAL DEPARTMENT DRAFT

STATE OF SOUTH CAROLINA)
)
 COUNTY OF RICHLAND)

**911 COMMUNICATIONS CENTER CONSOLIDATION AGREEMENT
 RESTATEMENT AND EXTENSION**

WHEREAS the City of Columbia (“City”) and Richland County (“County”) entered into the 911 Communications Center Consolidation Agreement (“911 Agreement”), dated July 1, 2010, thereafter extending said Agreement in 2022 for additional periods ending on June 30, 2024; and

WHEREAS that 2022 extension of the Agreement expired; and

WHEREAS the City and County desire to restate and extend the term of the Agreement for an additional term ending on June 30, 2025.

NOW THEREFORE, BE IT RESOLVED, in consideration for the mutual undertakings and terms contained herein, the City and County agree as follows:

1. The term of the 911 Agreement, with its subsequent extensions, which are incorporated herein by reference shall be restated and extended for an additional period ending on June 30, 2025.
2. Except as modified herein and restated and extended hereby, the Agreement shall remain in full force and effect.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement, in duplicate original, as of the date of the last party’s signature written herein below.

City of Columbia, South Carolina

 Witness

Date:

 Teresa Wilson, City Manager

Date:

Richland County, South Carolina

 Witness

Date:

 Leonardo Brown, County Administrator

Date:

APPROVED AS TO FORM

 Legal Department City of Columbia, SC

8/27/2024



MEETING DATE: September 3, 2024

DEPARTMENT: Legal Department

FROM: *Teresa Knox, City Attorney*

SUBJECT: Resolution No.: R-2024-042 - Authorizing consumption of beer and wine only at the Tunnel to Towers 5K Walk/Run for Injured Military and First Responders in the 1100 block of Lincoln Street between Senate Street and Pendleton Street on Friday, September 13, 2024

**FUNDING SOURCE &
ORIGINAL BUDGET:**

FOCUS AREAS: Planning Together

ATTACHMENTS:

- **#a:** R-2024-042 - Tunnel to Towers 5Kwalk run fundraiser (Sept 13) (PDF)
- **#b:** 2024-042- Resolution Request Form (PDF)
- **#c:** 2024 Police Department Special Duty Request Form (PDF)

RESOLUTION NO.: R-2024-042

Authorizing consumption of beer and wine only at the Tunnel to Towers 5K Walk/Run for Injured Military and First Responders in the 1100 block of Lincoln Street between Senate Street and Pendleton Street on Friday, September 13, 2024

WHEREAS, the 9/11 Remembrance Foundation of SC ("Sponsor") is sponsoring the Tunnel to Towers 5K Walk/Run for Injured Military and First Responders, on Friday, September 13, 2024 from 4:30 p.m. until 10:00 p.m. in the 1100 block of Lincoln Street between Senate Street and Pendleton Street; and,

WHEREAS, Sponsor has requested permission for the temporary closing and use of the 900, 1000 and 1100 blocks of Lincoln Street between Senate Street and Pendleton Street on Friday, September 13, 2024 from 5:00 p.m. until 10:00 p.m. for preparation and staging of the area for an outdoor event to be held in the 1100 block of Lincoln Street between Senate Street and Pendleton Street between 4:30 p.m. until 10:00 p.m., and for patrons to consume beer and wine beverages only at the event during the hours of 6:00 p.m. and 9:30 p.m.; and,

WHEREAS, to insure the safety of attendees Organizer understands and agrees as follows:

1. Firearms shall be prohibited in the 1100 block of Lincoln Street between Senate Street and Pendleton Street, regardless of whether such firearm is carried openly or concealed, and regardless of whether the individual carrying such firearm is a valid concealed weapons permit holder, on Friday, September 13, 2024, from 4:30 p.m. until 10:00 p.m. See Resolution No. 2021-099 (Sept. 7, 2021).
2. Organizer shall establish a boundary line around the event space at the 1100 block of Lincoln Street between Senate Street and Pendleton Street, and the Organizer shall ensure all entrance points into the permitted event area are posted with signage stating "NO CONCEALABLE WEAPONS ALLOWED" that complies with the size and formatting requirements of section 23-31-235 of the South Carolina Code.
3. When publicizing the event in the community, Organizer shall include the statement: "NO CONCEALABLE WEAPONS ALLOWED" to ensure the public has prior notice of this restriction.
4. Organizer shall work with the City to develop a written plan and design a footprint of the event area that adheres to applicable COVID-19 health and safety guidelines, as published by the CDC and SCDHEC, and Organizer shall modify the plans and footprint as such guidelines are updated.
5. The City may cancel the event at any time based upon public safety and/or public health concerns. The City shall not be financially responsible for any costs associated with the cancellation of the event.
6. Organizer shall display signs (physical and/or electronic) throughout the event area that discourage physical contact, such as hugs, handshakes, fist bumps, and high-fives during the event.
7. Organizer shall require that its agents, employees, vendors, contractors, and event attendees adhere to all applicable COVID-19 health and safety guidelines in effect at the time of the event.
8. To the extent the event occurs during a time in which the City has in effect any emergency ordinance or ordinance requiring face coverings or adherence to social distancing requirements, Organizer shall require that its agents, employees, vendors, contractors, and event attendees comply with the requirements of such ordinance(s).

9. The City strongly encourages Organizer to require that its agents, employees, vendors, contractors, and event attendees provide proof that they have been fully vaccinated against the SARS-CoV-2 virus prior to being granted permission to enter the event.

10. Organizer shall provide portable restroom facilities at the event unless it can substantiate the sufficient availability of both ADA accessible and non-accessible facilities in the immediate area of the event site which will be available to attendees during the event. Organizer shall provide a minimum of four (4) chemical or portable toilets and two (2) wash stations for every 250 people, or portion thereof, who attend the event. Ten percent (10%) of these facilities shall be ADA accessible. This figure is based upon the maximum number of attendees at the event during peak time. The City may determine the total number of required restroom facilities on a case-by-case basis. Organizer shall post signs or markers to prohibit lines or crowds forming near the event's restroom facilities without maintaining a distance of at least six (6) feet from other people.

11. Organizer shall post signs or markers to prohibit lines or crowds forming near food vendors and should encourage attendees to bring their own water. Alcohol, beer and/or wine shall be prohibited at the event without approval of a written resolution of City Council.

12. Organizer shall coordinate with food vendors to offer touchless payment options, if possible and available, or provide a tray for the exchange of payment to avoid hand-to-hand contact. Frequently touched surfaces should be cleaned after each customer and customers are encouraged to use their own pens.

13. At no cost to the City, Organizer shall be responsible for hiring no fewer than two (2) off-duty City of Columbia police officers during the hours of 5:00 p.m. until 10:00 p.m.

WHEREAS, it has been determined that such an event would be in the public interest; NOW, THEREFORE,

BE IT RESOLVED by the Mayor and Council this _____ day of _____, 2024, that the sale of beer and wine beverages only in plastic containers or cans only is authorized between the hours of 6:00 p.m. and 9:30 p.m. on Friday, September 13, 2024; and,

BE IT FURTHER RESOLVED that all vendors be restricted to stationary location and that the Guild shall approve or disapprove all amplified entertainment activities; and,

BE IT FURTHER RESOLVED that possession and consumption of alcoholic liquors or alcoholic beverages other than beer and/or wine beverages only within the event area is prohibited; and,

BE IT FURTHER RESOLVED that VIP tents or VIP areas for the possession and consumption of alcoholic liquors or alcoholic beverages, other than beer or wine beverages only, within the event area are prohibited; and,

BE IT FURTHER RESOLVED that organizer is responsible or shall make arrangements for the cleanup of all trash and debris within the festival area and shall place same in the roll carts provided by the City. Any overflow of trash and debris shall be placed in garbage bags with the top securely closed and placed beside the City roll carts. The number of roll carts needed for the event shall be determined by organizer and the City Solid Waste Division prior to the event and placed throughout the event area to ensure that trash and debris are well contained. Roll carts and bagged trash and debris shall be returned to the collection point designated by the City in a timely manner. If the organizer has not opted to use City services to clean up the festival area, any costs incurred by the City in removing loose trash and debris

within the festival area, which the organizer has failed to clean up, shall be billed to and paid by the organizer; and,

BE IT FURTHER RESOLVED that outdoor possession and consumption of beer and wine beverages only, all outdoor musical performances and use of sound-amplifying devices shall end by 10:00 p.m. due to the proximity of the event to residential properties; and,

BE IT FURTHER RESOLVED that only pedestrian traffic will be allowed within the area. All other traffic, including, but not limited to, automobiles, trucks, motorcycles, mopeds, bicycles, skateboards, and horses, except police horses, police golf carts, and horse-drawn carriages, is prohibited. All pets, including snakes, shall be prohibited. Coolers, glass bottles, breakable glasses and/or cups, large bags and backpacks shall be prohibited; and,

BE IT FURTHER RESOLVED that during the designated time the closed portion of the 1100 block of Lincoln Street between Senate Street and Pendleton Street, with the exception of the parking area and any other areas posted as to not allow alcoholic beverages, shall be declared to be a Public Park and provisions of Chapter 15, Parks and Recreation, Sec. 15-1, 15-2 and 15-3, Code of Ordinances of the City of Columbia, South Carolina are in effect. Pursuant to Chapter 14, Offenses and Miscellaneous Provisions, Article IV, Offenses Against the Public Peace and Order, Sec. 14-99, 1998 Code of Ordinances of the City of Columbia, South Carolina, the closed portion of the 1000 block of Lincoln Street between Senate Street and Pendleton Street, with the exception of the parking area and any other areas posted as to not allow alcoholic beverages, is deemed to be the site of a public festival at which beer and wine beverages only may be consumed and the prohibition against possession or consumption of alcoholic beverages set forth in Sec. 14-99 shall not apply. Possession and consumption of beer and wine beverages only shall be permitted only in containers provided by vendors within the areas designated.

PROVIDED, FURTHER, that the event organizer shall provide the names and cell phone numbers of a least two contact persons who can receive complaints during the event, including any set up and breakdown times. The cell phones shall remain on at all times during the event and during any set up and breakdown time.

PROVIDED, FURTHER, that failure of the event organizer to strictly comply with the time frames and other requirements and responsibilities set forth in this resolution may result in a denial of subsequent requests to allow the event.

PROVIDED, HOWEVER, that no solicitation or transactions be made in violation of Sec. 14-32, 1998 Code of Ordinances of the City of Columbia, South Carolina.

BE IT FURTHER RESOLVED that should the organizer reschedule the event for another date beyond one (1) week from the date of the originally scheduled event, a request for a resolution of City Council approving the new date of the event shall be required.

LEGAL DEPARTMENT DRAFT

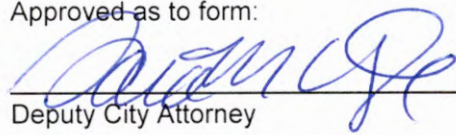
Requested by:

Assistant City Manager Shealy

Approved by:

City Manager

Approved as to form:


Deputy City Attorney

Introduced:

Final Reading:

Mayor

ATTEST:

City Clerk

LEGAL DEPARTMENT DRAFT

DATE OF REQUEST

05/31/2024

REQUESTOR'S NAME/CONTACT
INFORMATION (E-MAIL/
PHONE#/FAX#)Mike Sonefeld
msonefeld@irmofire.org
803-513-8148

EVENT NAME/PURPOSE (i.e., St. Patrick's/Charity Fund-raiser)

5K run walk
9/11 Remembrance Foundation of SC

DATE(S) OF EVENTS:

September 13th 2024

RAIN CONTINGENCY DATE:

(Rescheduling due to inclement weather is allowed once within one week from the date of the originally scheduled event upon 24-hours written notice to the City, without a new request. The time of event operation shall remain the same.)

Rain or Shine

LOCATION OF EVENT

(i.e., Amphitheater area
of Finlay Park; 1300 and 1400 blocks
of Main Street between Lady Street
and Hampton Street)

1100 block of Lincoln St.

STREET(S) OR PARK AREA TO BE
CLOSED(i.e., 1300 and 1400 blocks of Main
Street between Lady Street and
Hampton Street; Amphitheater area of
Finlay Park; Boyd Plaza)Lincoln St. in front of the Columbia Metropolitan Convention Center
Between Senate St. and Pendleton St.HOURS FOR STREET(S) OR PARK AREA TO
BE CLOSED

(i.e., 5:00 p.m. - 12:00 a.m.)

ALLOW TIME FOR SET UP/CLEAN UP

5:00 pm until 10:00 pm September 13th 2024

HOURS OF EVENT

(i.e., 6:00 p.m. - 10:00 p.m.)*

4:30 pm until 10:00 pm

HOURS OF SERVICE OF BEER/WINE BEVERAGES ONLY (NO LIQUOR**)

(Service should end one-half hour prior to end of event, i.e., event is 6-10 p.m., beer/wine service is 6-9:30 p.m.)*

6:00 pm to 10:00 pm

Requests should be submitted by mail, e-mail or fax at least **NINETY (90) days in advance of the event** to allow for preparation and review of the Resolution and scheduling on Council's agenda. Requests may be sent by e-mail (slardis@columbiasc.net), fax (803-737-4250) or mailed to City Attorney's Office, ATTN: Shari Ardis, POB 667, Columbia, SC 29202. A draft Resolution will be prepared and forwarded for review to the event organizer, as well as to the City departments for coordination of City services and requirements (i.e., Police, Solid Waste, Parks and Recreation, etc.). Approval from the adjoining business/property owners must be obtained before your request will be submitted to City Council if streets are to be closed off during business hours. The event organizer is responsible for obtaining a permit or license if required by the South Carolina Department of Revenue.

***Outdoor possession and consumption of beer and wine beverages only. all outdoor musical performances and use of sound-amplifying devices shall end by 10:00 p.m. due to the proximity of events to residential properties.**

****With the exception of the parks listed in Sec. 15-1 Prohibited acts in parks (8), POSSESSION OF LIQUOR IS STRICTLY PROHIBITED. VIP tents or VIP areas for possession and consumption of alcoholic beverages or alcoholic liquors within the event area are prohibited.**

NOTE: This form should only be used for public events where beer and/or wine are to be sold and consumed on City property (i.e., Five After Five, St. Patrick's Festival, Concerts in Finlay Park, etc.).

This form **should not** be used to request use of City property for **private** events (birthday, retirement, anniversary parties, etc.) nor for sidewalk sales or neighborhood block parties. Requests for private events at City parks should be made through the Parks and Recreation Department. Requests for sidewalk sales should be made to the City Manager. Requests for street closings for private neighborhood block parties should be made to the Police Department Special Events and Public Safety.

Fire Marshal George N. Adams, Jr., 803-545-3703; cfdgadams@columbiasc.netLegal Department - Shari Ardis; 803-737-4242; slardis@columbiasc.net or fax 803-737-4250 - resolution preparationPolice Department Special Events - Officer Robert Hall; 803-545-3535; rjhall@columbiasc.net parade permit, policeParks and Recreation - Pearl Osborne; 803-545-3100; peosborne@columbiasc.net park reservationsPolice Department Community Services - Brenda Murphy; 803-545-3507; bmmurphy@columbiasc.net - street closing

Last revised: 1/2017



**CITY OF COLUMBIA POLICE DEPARTMENT
1 JUSTICE SQUARE
COLUMBIA, SOUTH CAROLINA 29201
(803) 545-3500
SPECIAL DUTY REQUEST FORM**



I, Tunnel to Towers Foundation, request the services of the City of Columbia Police
(Individual/Business)

Department to perform law enforcement duties at 1100 Lincoln St. to Gervais St. Bridge and back to Blossom St. Bridge to Lincoln St
(Location for Assignment)

for the time period of 09/13/2024 5:00 pm to 10:00 pm
(Date(s) / Hours)

I understand when performing Special Duty Assignments, officers are subject to all directives and procedures of the City of Columbia Police Department, and will act only under the Chief's authority to enforce all applicable State and Local Laws.

I understand that officers are subject to calls in the immediate area of the Special Duty Location and will respond to any situation deemed necessary by the police department, officers or dispatch.

I understand this request for services is with the City of Columbia Police Department which will assign officers to perform Special Duty assignments. Payment for services is Fifty (\$50.00) dollars per hour for each assigned officer. There is a three (3) hour minimum on working special duty and no cash payments are allowed.

I understand that a cancellation notice must be given within Twenty-Four (24) hours of the event in order to be exempt from payment.

By signing below and upon final approval of this request, the parties hereto, their administrators, assigns Legal representatives, affiliated companies, agents, officers, directors, shareholders and partners (hereinafter "party" or "parties") agree that any dispute, claim, controversy or proceeding arising out of or relating to this Agreement, and/or including payment or failure thereof for services rendered by the City of Columbia Police Department shall be tried and litigated exclusively in the State and Federal courts located in the County of Richland/Lexington, State of South Carolina. The aforementioned choice of venue is intended by the parties to be mandatory and not permissive in nature, thereby precluding the possibility of litigation between the parties with respect to or arising out of this Agreement in any jurisdiction other than that specified in this paragraph. Each party hereby waives any right it may have to assert the doctrine of forum non conveniens or similar doctrine or to object to venue with respect to any proceeding brought in accordance with this paragraph, and stipulates that the State and Federal courts located in the County of Richland/Lexington shall be in personam jurisdiction and venue over each of them for the purpose of litigating any dispute, claim, controversy or proceeding arising out of or related to this Agreement.

The completed form must be signed and returned to the Special Duty Coordinator who will forward to the Office of the Special Operations Major for final approval.

THE CHIEF OF POLICE HAS THE AUTHORITY TO DISCONTINUE PROVIDING SPECIAL DUTY ASSIGNMENTS AT HIS DISCRETION.

APPROVED: SPECIAL OPERATIONS MAJOR

DATE

PRINT NAME OF ASSIGNED OFFICER

CONTACT NUMBERS

SIGNATURE OF OFFICER'S SUPERVISOR

Tunnel to Towers Foundation

PRINT NAME OF REQUESTOR

By:

SIGNATURE OF REQUESTOR

Justin Kiernan, Esq., Vice President of Internal Affairs

DATE

718-987-1931

CONTACT NUMBER OF REQUESTOR

adam.santamaria@t2t.org

EMAIL ADDRESS OF REQUESTOR



CITY OF COLUMBIA APPLICATION FOR SPECIAL EVENT PERMIT



Name of Person Seeking Permit Tunnel to Towers Foundation - Justin Kiernan **Date** 4/09/2024
Address 2361 Hylan Boulevard, Staten Island, NY 10306 **Phone** 718-987-1931
Signature [Signature] SIGN HERE

Organization Asking for Permit Tunnel to Towers Foundation
Address 2361 Hylan Boulevard, Staten Island, NY 10306 **Phone** 718-987-1931

Name of Event Chairperson _____
Address _____ **Phone** _____

Date of Proposed Event 09/13/2024 **Assembly Time*** 4:30 pm
Starting Time 7:00 pm **Termination Time** 10:00 pm

Event Location/Parade/Race Route

Event Location/Assembly Area: 1100 blk of Lincoln St. between Senate and Pendleton st.

Starting Point If applicable*: Lincoln St. and Senate St.

Parade/Race Route If applicable*: 5k Lincoln St. to Gervais St. towards W. Columbia to Alexander St. to Knox Abbott, Blossom St. and back to Lincoln.

Termination Point If applicable*: Columbia Metropolitan Convention Center

Number Participating in Event: **Persons** 2500

Animals (describe) possible leashed dogs in the run

Vehicles (describe) N/A

Purpose of Event 5k Fundraiser for the Tunnel to Towers Foundation

SPECIAL EVENT PERMIT

- ☐ **Granted as applied for:**
- ☐ **Granted as applied for with the following conditions (see attachment):**
- ☐ **Denied - Reason:** _____
- ☐ **Alternative Permit will be granted with the following conditions:** _____

The Columbia Police Department prohibits all individuals from carrying a weapon/weapons during parades and marches which are held in the City limits of Columbia, South Carolina. This excludes period weapons which are to be used for a specific purpose, i.e., musket loaders, sabers and military weaponry.

Written notice of acceptance of alternative permit must be received within three (3) days. *Parades and Races require this additional information

Date _____

Special Services Bureau
Office of Special Events
1 Justice Square
Columbia SC 29201
Phone (803) 545-3514
specialeventrequest@columbiasc.gov

Office of the Chief
Columbia, South Carolina





MEETING DATE: September 3, 2024

DEPARTMENT: Legal Department

FROM: *Teresa Knox, City Attorney*

SUBJECT: Resolution No.: R-2024-044 - Authorizing consumption of beer and wine only at Jubilee: Festival of Black History & Culture at 1403 Richland Street and within the 1900 and 2000 blocks of Marion Street between Richland Street and Elmwood Avenue and the 1400 block of Richland Street between Marion Street and Bull Street on Saturday, September 21, 2024

**FUNDING SOURCE &
ORIGINAL BUDGET:**

FOCUS AREAS: Planning Together

ATTACHMENTS:

- **#a:** R-2024-044 - Jubilee (Sep 21) (PDF)
- **#b:** ResolutionJubilee2024 (PDF)

RESOLUTION NO.: R-2024-044

Authorizing consumption of beer and wine only at Jubilee: Festival of Black History & Culture at 1403 Richland Street and within the 1900 and 2000 blocks of Marion Street between Richland Street and Elmwood Avenue and the 1400 block of Richland Street between Marion Street and Bull Street on Saturday, September 21, 2024

WHEREAS, Historic Columbia Foundation ("Sponsor") is sponsoring the Jubilee: Festival of Black History and Culture on Saturday, September 21, 2024 from 11:00 a.m. until 6:00 p.m.; and,

WHEREAS, sponsor has requested permission for the temporary closing and use of the 1900 and 2000 blocks of Marion between Richland Street and Elmwood Avenue and the 1400 block of Richland Street between Marion Street and Bull Street for the Jubilee: Festival of Black History & Culture from 7:00 a.m. until 9:00 p.m. for preparation and staging of the area for an outdoor event to be held between 11:00 a.m. until 6:00 p.m., and for patrons to consume beer and wine beverages only on Saturday, September 21, 2024 from 11:00 a.m. until 5:30 p.m.; and,

WHEREAS, to ensure the safety of attendees, Organizer understands and agrees as follows:

1. Firearms shall be prohibited in the 1900 and 2000 blocks of Marion Street between Richland Street and Elmwood Avenue and the 1400 block of Richland Street between Marion Street and Bull Street for the Jubilee: Festival of Black History & Culture, regardless of whether such firearm is carried openly or concealed, and regardless of whether the individual carrying such firearm is a valid concealed weapons permit holder, on Saturday, September 21, 2024 from 11:00 a.m. until 6:00 p.m. See Resolution No. 2021-099 (Sept. 7, 2021).
2. Organizer shall establish a boundary line around the event space at the 1800, 1900 and 2000 blocks of Marion Street between Richland Street and Elmwood Avenue and the 1400 block of Richland Street between Marion Street and Bull Street and the Organizer shall ensure all entrance points into the permitted event area are posted with signage stating "NO CONCEALABLE WEAPONS ALLOWED" that complies with the size and formatting requirements of section 23-31-235 of the South Carolina Code.
3. When publicizing the event in the community, Organizer shall include the statement: "NO CONCEALABLE WEAPONS ALLOWED" to ensure the public has prior notice of this restriction.
4. Organizer shall work with the City to develop a written plan and design a footprint of the event area that adheres to COVID-19 pandemic safety and social distancing protocols, as published by the CDC and SCDHEC, and Organizer shall modify the plans and footprint as safety protocols published by the CDC and SCDHEC are updated.
5. The City may cancel the event at any time based upon public safety and/or public health concerns. The City shall not be financially responsible for any costs associated with the cancellation of the event.
6. Organizer shall display signs (physical and/or electronic) throughout the event area that discourage physical contact, such as hugs, handshakes, fist bumps, and high-fives during the event.
7. Organizer shall require its agents, employees, vendors, contractors, and event attendees to adhere to all COVID-19 safety protocols in effect at the time of the event, to include, but not be limited to, wearing of face coverings, social distancing, and frequent washing of hands.
8. To the extent the event occurs during a time in which the City has in effect any emergency ordinance or ordinance requiring face coverings or adherence to social distancing requirements, Organizer shall require that its agents, employees, vendors, contractors, and event attendees comply with the requirements of such ordinance(s).
9. The City strongly encourages Organizer to require that its agents, employees, vendors, contractors, and event attendees provide proof that they have been fully vaccinated against the SARS-CoV-2 virus prior to being granted permission to enter the event.
10. Organizer shall provide portable restroom facilities at the event unless it can substantiate the sufficient availability of both ADA accessible and non-accessible facilities in the immediate area of the event site which will be available to attendees during the event. Organizer shall provide a minimum of four (4) chemical or portable toilets and two (2) wash stations for every 250 people, or portion thereof, who attend the event. Ten percent (10%) of

these facilities shall be ADA accessible. This figure is based upon the maximum number of attendees at the event during peak time. The City may determine the total number of required restroom facilities on a case-by-case basis. Organizer shall post signs or markers to prohibit lines or crowds forming near the event's restroom facilities without maintaining a distance of at least six (6) feet from other people. Organizer shall post signs or markers to prohibit lines or crowds forming near food vendors and should encourage attendees to bring their own water. Alcohol, beer and/or wine shall be prohibited at the event without approval of a written resolution of City Council.

11. Organizer shall coordinate with food vendors to offer touchless payment options, if possible and available, or provide a tray for the exchange of payment to avoid hand-to-hand contact. Frequently touched surfaces should be cleaned after each customer and customers are encouraged to use their own pens.

12. At no cost to the City, Organizer shall be responsible for hiring no fewer than two (2) off-duty City of Columbia police officers during the hours 11:00 a.m. until 6:00 p.m.

WHEREAS, it has been determined that such an event would be in the public interest; NOW, THEREFORE,

BE IT RESOLVED by the Mayor and Council this _____ day of _____, 2024, that the sale of beer and wine beverages only in plastic containers or cans only is authorized on Saturday, September 21, 2024, from 11:00 a.m. until 5:30 p.m.

BE IT FURTHER RESOLVED that all vendors be restricted to stationary location and,

BE IT FURTHER RESOLVED that possession and consumption of alcoholic liquors or alcoholic beverages, other than beer and/or wine beverages only within the event area is prohibited; and,

BE IT FURTHER RESOLVED that VIP tents or VIP areas for the possession and consumption of alcoholic liquors or alcoholic beverages, other than beer and/or wine beverages only, within the event area are prohibited; and,

BE IT FURTHER RESOLVED that Organizer is responsible or shall make arrangements for the clean-up of all trash and debris within the event area and shall place same in the roll carts provided by the City. Any overflow of trash and debris shall be placed in garbage bags with the top securely closed and placed beside the City roll carts. The number of roll carts needed for the event shall be determined by Organizer and the City's Solid Waste Division prior to the event and placed throughout the event area to ensure that trash and debris are well contained. Organizer shall return the roll carts and bagged trash and debris to the collection point designated by the City in a timely manner. If the Organizer has not opted to use City services to clean up the event area, any costs incurred by the City in removing loose trash and debris within the event area, which the Organizer has failed to clean up, shall be billed to and paid by the Organizer; and,

BE IT FURTHER RESOLVED that outdoor possession and consumption of beer and wine beverages only, all outdoor musical performances and use of sound-amplifying devices shall end by 10:00 p.m. due to the proximity of the event to residential properties and,

BE IT FURTHER RESOLVED that only pedestrian traffic will be allowed within the event area. All other traffic, including, but not limited to, automobiles, trucks, motorcycles, mopeds, bicycles, skate boards, and horses, golf carts (except police golf carts or ATVs), and horse-drawn carriages, is prohibited. All pets, including cats, dogs (except police K-9s), horses, birds, lizards, and snakes, are prohibited. Coolers, glass bottles, breakable drinking glasses and/or cups, large bags, and backpacks shall be prohibited inside the event area; and,

BE IT FURTHER RESOLVED that during the designated time the closed portion of the 1900 and 2000 blocks of Marion Street between Richland Street and Elmwood Avenue and the 1400 block of Richland Street between Marion Street and Bull Street for the Jubilee: Festival of Black History & Culture that serves as the designated event area, with the exception of any parking area and/or any other areas posted as to not allow alcoholic beverages, shall be declared to be a Public Park and the provisions of Chapter 15, Parks and Recreation, Sec. 15-1, 15-2, and 15-3, of the Code of Ordinances of the City of Columbia, South Carolina are in effect. Pursuant to Chapter 14, Offenses and Miscellaneous

Provisions, Article IV, Offenses Against the Public Peace and Order, Sec. 14-99, of the Code of Ordinances of the City of Columbia, South Carolina, the designated event area of the 1800, 1900 and 2000 blocks of Marion Street between Richland Street and Elmwood Avenue and the 1400 block of Richland Street between Marion Street and Bull Street for the Jubilee: Festival of Black History & Culture, with the exception of any parking area and/or any other areas posted as to not allow alcoholic beverages, is deemed to be the site of a public festival at which beer and wine beverages only may be consumed and the prohibition against possession or consumption of alcoholic beverages set forth in Sec. 14-99 shall not apply to the possession or consumption of beer or wine within the designated event area. Possession and consumption of beer and wine beverages shall be permitted only in containers provided by vendors within the areas designated, and such containers provided by vendors for the sale of beer and wine may only be in plastic containers or cans.

PROVIDED, FURTHER, that the Organizer shall provide the names and cell phone numbers of a least two contact persons who can receive and address complaints during the event, including any set up and breakdown times. The cell phones shall remain on, with ringers and alerts functioning, at all times during the event and during any set up and breakdown time.

PROVIDED, FURTHER, that failure of the event Organizer to strictly comply with the time frames and other requirements and responsibilities set forth in this resolution may result in the immediate cancellation of the event and/or a denial of subsequent requests to allow the event.

PROVIDED, HOWEVER, that no solicitation or transactions be made in violation of Sec. 14-32 of the Code of Ordinances of the City of Columbia, South Carolina.

BE IT FURTHER RESOLVED that should the Organizer reschedule the event for another date beyond one (1) week from the date of the originally scheduled event or inclement weather date, a request for a resolution of City Council approving the new date of the event shall be required.

Requested by:

Assistant City Manager Shealy

Approved by:

City Manager

Approved as to form:


Deputy City Attorney

Introduced:
Final Reading:

Mayor

ATTEST:

City Clerk

LEGAL DEPARTMENT DRAFT

DATE OF REQUEST

6/4/24

24.b

REQUESTOR'S NAME/CONTACT
INFORMATION (E-MAIL/
PHONE#/FAX#)Nathan Brown
nbrown@historiccolumbia.org
803-252-7742x10

EVENT NAME/PURPOSE (i.e., St. Patrick's/Charity Fund-raiser)

Jubilee

DATE(S) OF EVENTS: (multiple day can be on one request)

September 21 2024 11am-6pm

RAIN CONTINGENCY DATE: (Rescheduling due to inclement weather is allowed once within one week from the date of the originally scheduled event upon 24-hours written notice to the City, without a new request. The time of event operation shall remain the same.)

N/A

LOCATION OF EVENT

(i.e., Amphitheater area of Finlay Park; 1300 and 1400 blocks of Main Street between Lady Street and Hampton Street)

1900 and 2000 blocks of Marion Street between Richland Street and Elmwood Avenue and the 1400 block of Richland between Marion Street and Bull Street

STREET(S) OR PARK AREA TO BE CLOSED

(i.e., 1300 and 1400 blocks of Main Street between Lady Street and Hampton Street; Amphitheater area of Finlay Park; Boyd Plaza)

1900 and 2000 blocks of Marion Street between Richland Street and Elmwood Avenue and the 1400 block of Richland between Marion Street and Bull Street

HOURS FOR STREET(S) OR PARK AREA TO BE CLOSED

(i.e., 5:00 p.m. - 12:00 a.m.) ALLOW TIME FOR SET UP/CLEAN UP

7am to 9pm

HOURS OF EVENT

(i.e., 6:00 p.m. - 10:00 p.m.)*

11am-6pm

HOURS OF SERVICE OF BEER/WINE BEVERAGES ONLY (NO LIQUOR**)

(Service should end one-half hour prior to end of event

(i.e., event is 6-10 p.m., beer/wine service is 6-9:30 p.m.)*

11am-6pm

~~*DUE TO COVID-19 THERE ARE ADDITIONAL REQUIREMENTS AND PROCEDURES THAT MUST BE IN PLACE TO INSURE PUBLIC SAFETY. PLEASE PROVIDE YOUR SAFETY PLAN/PROTOCOL WITH DRAWING DEPICTING CLEANING/SANITIZATION AREAS WITH YOUR SPECIAL EVENT REQUEST FORM*~~

Requests should be submitted by mail, e-mail or fax at least **NINETY (90) days in advance of the event** to allow for preparation and review of the Resolution and scheduling on Council's agenda. Requests may be sent by e-mail (shari.ardis@columbiasc.gov), fax (803-737-4250) or mailed to City Attorney's Office, ATTN: Shari Ardis, POB 667, Columbia, SC 29202. A draft Resolution will be prepared and forwarded for review to the event organizer, as well as to the City departments for coordination of City services and requirements (i.e., Police, Solid Waste, Parks and Recreation, etc.). Approval from the adjoining business/property owners must be obtained before your request will be submitted to City Council if streets are to be closed off during business hours. The event organizer is responsible for obtaining a permit or license if required by the South Carolina Department of Revenue.

***Outdoor possession and consumption of beer and wine beverages only, all outdoor musical performances and use of sound-amplifying devices shall end by 10:00 p.m. due to the proximity of events to residential properties.**

****ONLY BEER AND WINE BEVERAGES ARE ALLOWED ON CITY PROPERTY. POSSESSION OF LIQUOR IS STRICTLY PROHIBITED. VIP tents or VIP areas for possession and consumption of beer and wine beverages within the event area are PROHIBITED.**

NOTE: **This form should only be used for public events where beer and/or wine are to be sold and consumed on City property** (i.e., Main Street Latin Festival, St. Patrick's Festival, Vista Lights,, Rocky Shoals Spider Lily Festival, etc.).

This form **should not** be used to request use of City property for **private** events (birthday, retirement, anniversary parties, etc.) nor for sidewalk sales or neighborhood block parties. Requests for private events at City parks should be made through the Parks and Recreation Department. Requests for sidewalk sales should be made to the City Manager. Requests for street closings for private neighborhood block parties should be made to the Police Department Special Events and Public Safety.

Fire Marshal George N. Adams, Jr., 803-545-3703; george.adams@columbiasc.gov

Legal Department - Shari Ardis; 803-737-4242; shari.ardis@columbiasc.gov or fax 803-737-4250 - resolution preparation

Parking Services - Jessica Argoe; (803) 545-0287; jessica.argoe@columbiasc.gov - meter bagging

Parks and Recreation - Pearl Osborne; 803-545-3100; pearl.osborne@columbiasc.gov park reservations

Police Department Special Events - Sgt. Jennifer L. Jordan; (803) 545-3514; jennifer.jordan@columbiasc.gov - parade permit, police

Police Department Community Services - Brenda Murphy; 803-545-3507; brenda.murphy@columbiasc.gov - street closing

Last revised: 3/3/2021

Packet Pg. 343



MEETING DATE: September 3, 2024

DEPARTMENT: Legal Department

FROM: *Teresa Knox, City Attorney*

SUBJECT: Resolution No.: R-2024-055 - Authorizing consumption of beer, wine and liquor at the Palmetto Peanut Boil Fundraiser in the 2900 block of Devine Street on Saturday, September 28, 2024 with a rain contingency date of Saturday, October 5, 2024

**FUNDING SOURCE &
ORIGINAL BUDGET:**

FOCUS AREAS: Planning Together

ATTACHMENTS:

- **#a:** R-2024-055 - Palmetto Peanut Boil (Sep 28) (PDF)
- **#b:** Event Request-Resolution to Allow Beer Wine Liquor on City Property - 2024 (PDF)

RESOLUTION NO.: R-2024-055

Authorizing consumption of beer, wine and liquor at the Palmetto Peanut Boil Fundraiser in the 2900 block of Devine Street on Saturday, September 28, 2024 with a rain contingency date of Saturday, October 5, 2024

WHEREAS, the Animal Mission, ("Sponsor") is sponsoring the Palmetto Peanut Boil on Saturday, September 28, 2024 in the 2900 block of Devine Street between Sims Avenue and Holly Street with a rain contingency date of Saturday, October 5, 2024 from noon to 6:30 p.m.; and,

WHEREAS, the Sponsor has requested permission for the temporary closing and use of the 2900 block of Devine Street between Sims Avenue and Holly Street from 8:00 a.m. until 7:00 p.m. for set up, clean up, and staging of the event to be held on Saturday, September 28, 2024 from noon until 6:30 p.m.; for patrons to consume liquor, beer and wine beverages at the event during the hours of noon until 6:00 p.m.; and for crowd control and overflow; and,

WHEREAS, to insure the safety of attendees Organizer understands and agrees as follows:

1. Firearms shall be prohibited at the 2900 block of Devine Street between Sims Avenue and Holly Street, regardless of whether such firearm is carried openly or concealed, and regardless of whether the individual carrying such firearm is a valid concealed weapons permit holder, on Saturday, September 28, 2024 from noon until 6:30 p.m. See Resolution No. 2021-099 (Sept. 7, 2021).
2. Organizer shall establish a boundary line around the event space at the 2900 block of Devine Street between Sims Avenue and Holly Street, and the Organizer shall ensure all entrance points into the permitted event area are posted with signage stating "NO CONCEALABLE WEAPONS ALLOWED" that complies with the size and formatting requirements of section 23-31-235 of the South Carolina Code.
3. When publicizing the event in the community, Organizer shall include the statement: "NO CONCEALABLE WEAPONS ALLOWED" to ensure the public has prior notice of this restriction.
4. Organizer shall work with the City to develop a written plan and design a footprint of the event area that adheres to applicable COVID-19 health and safety guidelines, as published by the CDC and SCDHEC, and Organizer shall modify the plans and footprint as such guidelines are updated.
5. The City may cancel the event at any time based upon public safety and/or public health concerns. The City shall not be financially responsible for any costs associated with the cancellation of the event.
6. Organizer shall display signs (physical and/or electronic) throughout the event area that discourage physical contact, such as hugs, handshakes, fist bumps, and high-fives during the event.
7. Organizer shall require that its agents, employees, vendors, contractors, and event attendees adhere to all applicable COVID-19 health and safety guidelines in effect at the time of the event.
8. To the extent the event occurs during a time in which the City has in effect any emergency ordinance or ordinance requiring face coverings or adherence to social distancing requirements, Organizer shall require that its agents, employees, vendors, contractors, and event attendees comply with the requirements of such ordinance(s).
9. The City strongly encourages Organizer to require that its agents, employees, vendors, contractors, and event attendees provide proof that they have been fully vaccinated against the SARS-CoV-2 virus prior to being granted permission to enter the event.
10. Organizer shall provide portable restroom facilities at the event unless it can substantiate the sufficient availability of both ADA accessible and non-accessible facilities in the immediate area of the event site which will be available to attendees during the event. Organizer shall provide a minimum of four (4) chemical or portable toilets and two (2) wash stations for every 250 people, or portion thereof, who attend the event. Ten percent (10%) of these facilities shall be ADA accessible. This figure is based upon the maximum number of attendees at the event during peak time. The City may determine the total number of required restroom facilities on a case-by-case basis.

LEGAL DEPARTMENT DRAFT

Organizer shall post signs or markers to prohibit lines or crowds forming near the event's restroom facilities without maintaining a distance of at least six (6) feet from other people.

11. Organizer shall post signs or markers to prohibit lines or crowds forming near food vendors and should encourage attendees to bring their own water. Alcohol, beer and/or wine shall be prohibited at the event without approval of a written resolution of City Council.

12. Organizer shall coordinate with food vendors to offer touchless payment options, if possible and available, or provide a tray for the exchange of payment to avoid hand-to-hand contact. Frequently touched surfaces should be cleaned after each customer and customers are encouraged to use their own pens.

13. At no cost to the City, Organizer shall be responsible for hiring no fewer than two (2) off-duty City of Columbia police officers during the hours of 8:00 a.m. until 7:00 p.m.

WHEREAS, it has been determined that such an event would be in the public interest; NOW, THEREFORE,

BE IT RESOLVED by the Mayor and Council this _____ day of _____, 2024, that the sale of liquor, beer and wine beverages in plastic containers or cans only is authorized between the hours of noon and 6:00 p.m. on Saturday, September 28, 2024 with a contingency date of Saturday, October 5, 2024; and,

BE IT FURTHER RESOLVED that all vendors be restricted to stationary location and that the sponsor shall approve or disapprove all amplified entertainment activities; and,

BE IT FURTHER RESOLVED that organizer is responsible or shall make arrangements for the cleanup of all trash and debris within the festival area and shall place same in the roll carts provided by the City. Any overflow of trash and debris shall be placed in garbage bags with the top securely closed and placed beside the City roll carts. The number of roll carts needed for the event shall be determined by organizer and the City Solid Waste Division prior to the event and placed throughout the event area to ensure that trash and debris are well contained. Roll carts and bagged trash and debris shall be returned to the collection point designated by the City in a timely manner. If the organizer has not opted to use City services to clean up the festival area, any costs incurred by the City in removing loose trash and debris within the festival area, which the organizer has failed to clean up, shall be billed to and paid by the organizer; and,

BE IT FURTHER RESOLVED that outdoor possession and consumption of liquor, beer and wine beverages, all outdoor musical performances and use of sound-amplifying devices shall end by 10:00 p.m. due to the proximity of the event to residential properties; and,

BE IT FURTHER RESOLVED that only pedestrian traffic will be allowed within the area. All other traffic, including, but not limited to, automobiles, trucks, motorcycles, mopeds, bicycles, skate boards, and horses, except police horses, police golf carts, and horse-drawn carriages, is prohibited. All pets, including snakes, shall be prohibited. Coolers, glass bottles, breakable glasses and/or cups, large bags and backpacks shall be prohibited; and,

BE IT FURTHER RESOLVED that during the designated time the closed portion of the 2900 block of Devine Street between Sims Avenue and Holly Street, with the exception of the parking areas, adjacent off-street parking areas and any other areas posted as to not allow alcoholic liquors or alcoholic beverages, is deemed to be the site of a public festival at which liquor, beer and wine beverages may be consumed and the prohibition against possession or consumption of alcoholic beverages set forth in Sec. 14-99 shall not apply as to the possession and consumption of liquor, beer and/or wine beverages. Possession and consumption of liquor, beer and wine beverages shall be permitted only in plastic cups, plastic or aluminum bottles or aluminum cans provided by vendors within the areas designated.

PROVIDED, FURTHER, that the event organizer shall provide the names and cell phone numbers of at least two contact persons who can receive complaints during the event, including any set up and breakdown times. The cell phones shall remain on at all times during the event and during any set up and breakdown time.

LEGAL DEPARTMENT DRAFT

PROVIDED, FURTHER, that failure of the event organizer to strictly comply with the time frames and other requirements and responsibilities set forth in this resolution may result in a denial of subsequent requests to allow the event.

PROVIDED, HOWEVER, that no solicitation or transactions be made in violation of Sec. 14-32, 1998 Code of Ordinances of the City of Columbia, South Carolina.

BE IT FURTHER RESOLVED that should the organizer reschedule the event for another date beyond one (1) week from the date of the originally scheduled event, a request for a resolution of City Council approving the new date of the event shall be required.

Requested by:

Assistant City Manager Shealy

Mayor

Approved by:

City Manager

Approved as to form:

ATTEST:


Deputy City Attorney

City Clerk

Introduced:

Final Reading:

LEGAL DEPARTMENT DRAFT

DATE OF REQUEST	6/13/2024	REQUESTOR'S NAME/CONTACT INFORMATION (E-MAIL/PHONE#/FAX#)	Jen Coody The Animal Mission (803) 479-2096 jen@animalmission.org	25.b
ESTIMATED NUMBER OF ATTENDEES ANTICIPATED:	2,500			
EVENT NAME/PURPOSE (i.e., St. Patrick's/Charity Fund-raiser)	Palmetto Peanut Boil - charity fundraiser			
DATE(S) OF EVENTS: (multiple day can be on one request)	Saturday September 28, 2024			
RAIN CONTINGENCY DATE: (Rescheduling due to inclement weather is allowed once within one week from the date of the originally scheduled event upon 24-hours written notice to the City without a new request. The time of event operation shall remain the same.)	Saturday October 5, 2024			
LOCATION OF EVENT (i.e., Amphitheater area of Finlay Park; 1300 and 1400 blocks of Main Street between Lady Street and Hampton Street)	2900 block of Devine Street, from Sims Avenue to Holly Street			
STREET(S) OR PARK AREA TO BE CLOSED (i.e., 1300 and 1400 blocks of Main Street between Lady Street and Hampton Street; Amphitheater area of Finlay Park; Boyd Plaza)	2900 block of Devine Street, from Sims Avenue to Holly Street			
HOURS FOR STREET(S) OR PARK AREA TO BE CLOSED (i.e., 5:00 p.m. - 12:00 a.m.) ALLOW TIME FOR SET UP/CLEAN UP	8am to 7pm			
HOURS OF EVENT (i.e., 6:00 p.m. - 10:00 p.m.)*	Noon to 6:30pm			
HOURS OF SERVICE OF BEER/WINE/LIQUOR BEVERAGES (Service should end one-half hour prior to end of event (i.e., event is 6-10 p.m., beer/wine service is 6-9:30 p.m.)*	Noon to 6pm			
Do you intend to serve liquor in addition to beer and wine? Yes ☒ No ☐				

***DUE TO COVID-19 THERE ARE ADDITIONAL REQUIREMENTS AND PROCEDURES THAT MUST BE IN PLACE TO INSURE PUBLIC SAFETY. PLEASE PROVIDE YOUR SAFETY PLAN/PROTOCOL WITH DRAWING DEPICTING CLEANING/SANITIZATION AREAS WITH YOUR SPECIAL EVENT REQUEST FORM* When publicizing the event in the community, the Organizer shall include the statement: "NO CONCEALABLE WEAPONS ALLOWED" to ensure the public has prior notice of this restriction.**

Requests should be submitted by mail, e-mail or fax at least **NINETY (90) days in advance of the event** to allow for preparation and review of the Resolution and scheduling on Council's agenda. Requests should be faxed to (803-737-4250) or mailed to City Attorney's Office, ATTN: Special Event Request, POB 667, Columbia, SC 29202. A draft Resolution will be prepared and forwarded for review to the event organizer, as well as to the City departments for coordination of City services and requirements (i.e., Police, Solid Waste, Parks and Recreation, etc.). Written approval from the neighborhood president and adjoining business/property owners must be provided before requests will be submitted to City Council. The event organizer is responsible for obtaining a permit or license if required by the South Carolina Department of Revenue.

***All outdoor musical performances and use of sound-amplifying devices shall end by 10:00 p.m. due to the proximity of events to residential properties. VIP tents or VIP areas for possession and consumption of beer and wine beverages within the event area are PROHIBITED.**

NOTE: **This form should only be used for public events where beer and/or wine and/or liquor are to be sold and consumed on City property** (i.e., Main Street Latin Festival, St. Patrick's Festival, Vista Lights,, Rocky Shoals Spider Lily Festival, etc.).

This form **should not** be used to request use of City property for **private** events (birthday, retirement, anniversary parties, etc.) nor for sidewalk sales or neighborhood block parties. Requests for private events at City parks should be made through the Parks and Recreation Department. Requests for sidewalk sales which exclude the sale, possession and consumption of alcoholic beverages should be made to the City Manager. Requests for street closings for private neighborhood block parties should be made to the Police Department Special Events and Public Safety. Possession, distribution and consumption of any type of alcoholic beverage at neighborhood block parties shall be restricted to private property and is prohibited on sidewalks, streets and parks.

Fire Marshal George N. Adams, Jr.; 803-545-3703; george.adams@columbiasc.gov
 Legal Department – Jennifer L. Hendrix; 803-737-4242; fax 803-737-4250 - resolution preparation
 Parking Services – Tori Salvant; (803) 545-0287; tori.salvant@columbiasc.gov - meter bagging
 Parks and Recreation - Pearl Osborne; 803-545-3100; pearl.osborne@columbiasc.gov park reservations
 Police Department Special Events - Sgt. Jennifer L. Jordan; (803) 545-3514; jennifer.jordan@columbiasc.gov - parade permit, police, safety protocol
 Police Department Community Services - Brenda Murphy; 803-545-3507; brenda.murphy@columbiasc.gov - street closing



MEETING DATE: September 3, 2024

DEPARTMENT: Legal Department

FROM: *Teresa Knox, City Attorney*

SUBJECT: Resolution No.: R-2024-067 - Authorizing consumption of beer, wine and liquor at the 121st Annual Chamber Gala in the 1600 block of Main Street, between Taylor Street and Blanding Street on Thursday, October 3, 2024

**FUNDING SOURCE &
ORIGINAL BUDGET:**

FOCUS AREAS: Planning Together

ATTACHMENTS:

- **#a:** R-2024-067 - 121st Annual Chamber Gala (Oct 3) final (PDF)
- **#b:** Event Request-Resolution to Allow Beer, Wine & Liquor on City Property - 9-19-2022 (PDF)
- **#c:** Special Event Permit - Approved (PDF)

RESOLUTION NO.: R-2024-067

Authorizing consumption of beer, wine and liquor at the 121st Annual Chamber Gala in the 1600 block of Main Street, between Taylor Street and Blanding Street on Thursday, October 3, 2024

WHEREAS, Columbia Chamber of Commerce ("Sponsor") is sponsoring the 121st Annual Chamber Gala in the 1600 block of Main Street between Taylor Street and Blanding Street from 5:00 p.m. until 9:30 p.m. on Thursday, October 3, 2024; and,

WHEREAS, Sponsor has requested permission for the temporary closing and use of the 1600 block of Main Street between Taylor Street and Blanding Street from 7:00 a.m. until midnight on Thursday, October 3, 2024, for set up, clean up, and staging of the event to be held on October 3, 2024 in the 1600 block of Main Street between Taylor Street and Blanding Street from 5:00 p.m. until 9:30 p.m.; for patrons to consume liquor, beer and wine beverages during the event hours of 5:00 p.m. until 9:00 p.m. on Thursday, October 3, 2024; and for crowd control and overflow; and,

WHEREAS, to insure the safety of attendees Organizer understands and agrees as follows:

1. Firearms shall be prohibited at the 1600 block of Main Street between Taylor Street and Blanding Street, regardless of whether such firearm is carried openly or concealed, and regardless of whether the individual carrying such firearm is a valid concealed weapons permit holder, on Thursday, October 3, 2024 from 5:00 p.m. to 9:30 p.m. *See* Resolution No. 2021-099 (Sept. 7, 2021).
2. Organizer shall establish a boundary line around the event space within the 1600 block of Main Street between Taylor Street and Blanding Street, and the Organizer shall ensure all entrance points into the permitted event area are posted with signage stating "NO CONCEALABLE WEAPONS ALLOWED" that complies with the size and formatting requirements of section 23-31-235 of the South Carolina Code.
3. When publicizing the event in the community, Organizer shall include the statement: "NO CONCEALABLE WEAPONS ALLOWED" to ensure the public has prior notice of this restriction.
4. Organizer shall work with the City to develop a written plan and design a footprint of the event area that adheres to applicable COVID-19 health and safety guidelines, as published by the CDC and SCDHEC, and Organizer shall modify the plans and footprint as such guidelines are updated.
5. The City may cancel the event at any time based upon public safety and/or public health concerns. The City shall not be financially responsible for any costs associated with the cancellation of the event.
6. Organizer shall display signs (physical and/or electronic) throughout the event area that discourage physical contact, such as hugs, handshakes, fist bumps, and high-fives during the event.
7. Organizer shall require that its agents, employees, vendors, contractors, and event attendees adhere to all applicable COVID-19 health and safety guidelines in effect at the time of the event.

8. To the extent the event occurs during a time in which the City has in effect any emergency ordinance or ordinance requiring face coverings or adherence to social distancing requirements, Organizer shall require that its agents, employees, vendors, contractors, and event attendees comply with the requirements of such ordinance(s).

9. The City strongly encourages Organizer to require that its agents, employees, vendors, contractors, and event attendees provide proof that they have been fully vaccinated against the SARS-CoV-2 virus prior to being granted permission to enter the event.

10. Organizer shall provide portable restroom facilities at the event unless it can substantiate the sufficient availability of both ADA accessible and non-accessible facilities in the immediate area of the event site which will be available to attendees during the event. Organizer shall provide a minimum of four (4) chemical or portable toilets and two (2) wash stations for every 250 people, or portion thereof, who attend the event. Ten percent (10%) of these facilities shall be ADA accessible. This figure is based upon the maximum number of attendees at the event during peak time. The City may determine the total number of required restroom facilities on a case-by-case basis. Organizer shall post signs or markers to prohibit lines or crowds forming near the event's restroom facilities without maintaining a distance of at least six (6) feet from other people.

11. Organizer shall post signs or markers to prohibit lines or crowds forming near food vendors and should encourage attendees to bring their own water. Alcohol, beer and/or wine shall be prohibited at the event without approval of a written resolution of City Council.

12. Organizer shall coordinate with food vendors to offer touchless payment options, if possible and available, or provide a tray for the exchange of payment to avoid hand-to-hand contact. Frequently touched surfaces should be cleaned after each customer and customers are encouraged to use their own pens.

13. At no cost to the City, Organizer shall be responsible for hiring no fewer than two (2) off-duty City of Columbia police officers during the hours of 4:30 p.m. and 9:30 p.m. on October 3, 2024.

WHEREAS, it has been determined that such an event would be in the public interest; NOW, THEREFORE,

BE IT RESOLVED by the Mayor and Council this _____ day of _____, 2024, that the sale of liquor, beer and wine beverages in plastic containers or cans only is authorized between the hours of 5:00 p.m. and 9:00 p.m. on Thursday, October 3, 2024; and,

BE IT FURTHER RESOLVED that all vendors be restricted to stationary location; and,

BE IT FURTHER RESOLVED that outdoor possession and consumption of liquor, beer and wine beverages unless the appropriate permits or licenses, if required are issued by the SCDOR and all outdoor musical performances and use of sound-amplifying devices shall end by 10:00 p.m. due to the proximity of the event to residential properties; and,

BE IT FURTHER RESOLVED that organizer is responsible or shall make arrangements for the cleanup of all trash and debris within the festival area and within the designated area of impact as shown

on the attached drawing, and shall place same in the roll carts provided by the City. Any overflow of trash and debris shall be placed in garbage bags with the top securely closed and placed beside the City roll carts. The number of roll carts needed for the event shall be determined by organizer and the City Solid Waste Division prior to the event and placed throughout the event area to ensure that trash and debris are well contained. Roll carts and bagged trash and debris shall be returned to the collection point designated by the City in a timely manner. If the organizer has not opted to use City services to clean up the festival area and within the designated area of impact as shown on the attached drawing, any costs incurred by the City in removing loose trash and debris within the festival area and within the designated area of impact as shown on the attached drawing, which the organizer has failed to clean up, shall be billed to and paid by the organizer; and,

BE IT FURTHER RESOLVED that only pedestrian traffic will be allowed within the area. All other traffic, including, but not limited to, automobiles, trucks, motorcycles, mopeds, bicycles, skate boards, and horses, except police horses, is prohibited. All pets shall be prohibited. Coolers, glass bottles, breakable glasses and/or cups, large bags and backpacks shall be prohibited; and,

BE IT FURTHER RESOLVED that during the designated time the closed portion of the 1600 block of Main Street between Taylor Street and Blanding Street with the exception of the parking areas, adjacent off-street parking areas and other areas posted as to not allow alcoholic liquors or alcoholic beverages is deemed to the site of a public festival at which liquor, beer and wine beverages may be consumed and the prohibition against possession or consumption of alcoholic beverages set forth in Sec. 14-99 shall not apply as to the possession and consumption of liquor, beer and/or wine beverages. Possession and consumption of liquor, beer and wine beverages shall be permitted only in plastic cups, plastic or aluminum bottles or aluminum cans provided by vendors within the areas designated.

PROVIDED, FURTHER, that the event organizer shall provide the names and cell phone numbers of a least two contact persons who can receive complaints during the event, including any set up and breakdown times. The cell phones shall remain on at all times during the event and during any set up and breakdown time.

PROVIDED, FURTHER, that failure of the event organizer to strictly comply with the time frames and other requirements and responsibilities set forth in this resolution may result in a denial of subsequent requests to allow the event.

PROVIDED, HOWEVER, that no solicitation or transactions be made in violation of Sec. 14-32, 1998 Code of Ordinances of the City of Columbia, South Carolina.

BE IT FURTHER RESOLVED that should the organizer reschedule the event for another date beyond one (1) week from the date of the originally scheduled event, a request for a resolution of City Council approving the new date of the event shall be required.

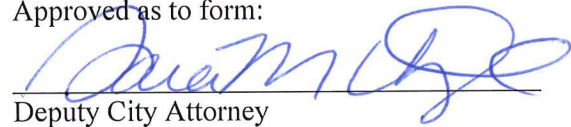
Requested by:

Senior Assistant City Manager Shealy _____

Approved by:

City Manager

Approved as to form:


Deputy City Attorney

Introduced:

Final Reading:

Mayor

ATTEST:

City Clerk

LEGAL DEPARTMENT DRAFT

DATE OF REQUEST	07/29/2024	REQUESTOR'S NAME/CONTACT INFORMATION (E-MAIL/PHONE#/FAX#)	Ashleigh Conner aconner@columbiachamber.com 803-733-1138
ESTIMATED NUMBER OF ATTENDEES ANTICIPATED:	450		

EVENT NAME/PURPOSE (i.e., St. Patrick's/Charity Fund-raiser)	121st Annual Chamber Gala - Annual Meeting/Fundraiser
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DATE(S) OF EVENTS: (multiple day can be on one request)	10/3/2024
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RAIN CONTINGENCY DATE: (Rescheduling due to inclement weather is allowed once within one week from the date of the originally scheduled event upon 24-hours written notice to the City without a new request. The time of event operation shall remain the same.)	
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1600 Block of Main Street

LOCATION OF EVENT
(i.e., Amphitheater area of Finlay Park; 1300 and 1400 blocks of Main Street between Lady Street and Hampton Street)

1600 Block of Main Street

STREET(S) OR PARK AREA TO BE CLOSED
(i.e., 1300 and 1400 blocks of Main Street between Lady Street and Hampton Street; Amphitheater area of Finlay Park; Boyd Plaza)

HOURS FOR STREET(S) OR PARK AREA TO BE CLOSED
(i.e., 5:00 p.m. - 12:00 a.m.) ALLOW TIME FOR SET UP/CLEAN UP

7AM-12AM

HOURS OF EVENT
(i.e., 6:00 p.m. - 10:00 p.m.)*

5PM-9:30PM

HOURS OF SERVICE OF BEER/WINE/LIQUOR BEVERAGES
(Service should end one-half hour prior to end of event (i.e., event is 6-10 p.m., beer/wine service is 6-9:30 p.m.)*)

5PM-9PM

Do you intend to serve liquor in addition to beer and wine? Yes ☒ No ☐

***DUE TO COVID-19 THERE ARE ADDITIONAL REQUIREMENTS AND PROCEDURES THAT MUST BE IN PLACE TO INSURE PUBLIC SAFETY. PLEASE PROVIDE YOUR SAFETY PLAN/PROTOCOL WITH DRAWING DEPICTING CLEANING/SANITIZATION AREAS WITH YOUR SPECIAL EVENT REQUEST FORM* When publicizing the event in the community, the Organizer shall include the statement: "NO CONCEALABLE WEAPONS ALLOWED" to ensure the public has prior notice of this restriction.**

Requests should be submitted by mail, e-mail or fax at least **NINETY (90) days in advance of the event** to allow for preparation and review of the Resolution and scheduling on Council's agenda. Requests should be faxed to (803-737-4250), mailed to City Attorney's Office, ATTN: Special Event Request, POB 667, Columbia, SC 29202 or e-mailed to Jennifer.Hendrix@columbiasc.gov. A draft Resolution will be prepared and forwarded for review to the event organizer, as well as to the City departments for coordination of City services and requirements (i.e., Police, Solid Waste, Parks and Recreation, etc.). Written approval from the neighborhood president and adjoining business/ property owners must be provided before requests will be submitted to City Council. The event organizer is responsible for obtaining a permit or license if required by the South Carolina Department of Revenue.

***All outdoor musical performances and use of sound-amplifying devices shall end by 10:00 p.m. due to the proximity of events to residential properties. VIP tents or VIP areas for possession and consumption of beer and wine beverages within the event area are PROHIBITED.**

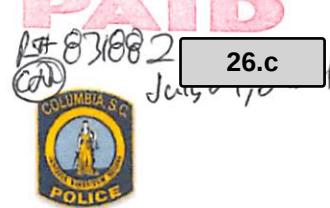
NOTE: **This form should only be used for public events where beer and/or wine and/or liquor are to be sold and consumed on City property** (i.e., Main Street Latin Festival, St. Patrick's Festival, Vista Lights,, Rocky Shoals Spider Lily Festival, etc.).

This form **should not** be used to request use of City property for **private** events (birthday, retirement, anniversary parties, etc.) nor for sidewalk sales or neighborhood block parties. Requests for private events at City parks should be made through the Parks and Recreation Department. Requests for sidewalk sales which exclude the sale, possession and consumption of alcoholic beverages should be made to the City Manager. Requests for street closings for private neighborhood block parties should be made to the Police Department Special Events and Public Safety. Possession, distribution and consumption of any type of alcoholic beverage at neighborhood block parties shall be restricted to private property and is prohibited on sidewalks, streets and parks.

Fire Marshal George N. Adams, Jr.; 803-545-3703; george.adams@columbiasc.gov
 Legal Department – Jennifer L. Hendrix; 803-737-4242; fax 803-737-4250; Jennifer.hendrix@columbiasc.gov - resolution preparation
 Parking Services – Tori Salvant; (803) 545-0287; tori.salvant@columbiasc.gov - meter bagging
 Parks and Recreation - Pearl Osborne; 803-545-3100; pearl.osborne@columbiasc.gov - park reservations
 Police Department Special Events - Sgt. Jennifer L. Jordan; (803) 545-3514; jennifer.jordan@columbiasc.gov - parade permit, police, safety protocol
 Police Department Community Services - Brenda Murphy; 803-545-3507; brenda.murphy@columbiasc.gov - street closing
 Last revised: 8/18/2022



CITY OF COLUMBIA APPLICATION FOR SPECIAL EVENT PERMIT



Name of Person Seeking Permit Ashleigh Conner Date 07/29/2024
Address 1225 Lady Street, Suite 100 Phone 803-733-1138
Signature *Ashleigh Conner*

Organization Asking for Permit Columbia Chamber of Commerce
Address 1225 Lady Street, Suite 100 Phone 803-733-1138

Name of Event Chairperson Hilary Bell
Address 1225 Lady Street, Suite 100 Phone 803-733-1115

Date of Proposed Event 10/3/2024 Assembly Time* 5PM
Starting Time 5PM Termination Time 9PM

Event Location/Parade/Race Route

Event Location/Assembly Area: 1600 Block of Main Street

Starting Point if applicable*: _____

Parade/Race Route if applicable*: _____

Termination Point if applicable*: _____

Number Participating in Event: Persons 450

Animals (describe) _____

Vehicles (describe) Specialty Vehicles on Display for Sponsorship Fulfillment

Purpose of Event The Gala serves as a prestigious event to celebrate the Chamber's mission of advocating for our business community.

SPECIAL EVENT PERMIT

- ☒ Granted as applied for:
☐ Granted as applied for with the following conditions (see attachment):
☐ Denied - Reason: _____
☐ Alternative Permit will be granted with the following conditions: _____

The Columbia Police Department prohibits all individuals from carrying a weapon/weapons during parades and marches which are held in the City limits of Columbia, South Carolina. This excludes period weapons which are to be used for a specific purpose, i.e., musket loaders, sabers and military weaponry.

Written notice of acceptance of alternative permit must be received within three (3) days. *Parades and Races require this additional information

Applicant hereby agrees to the following Hold Harmless Clause: Permittee/organization hereby shall assume all risks incident to or in connection with the permitted activity and shall be solely responsible for damage or injury, of whatever kind or nature, to person or property, directly or indirectly arising out of or in connection with the permitted activity or the conduct of permittee's operation. Permittee hereby expressly agrees to defend and save the City harmless from any penalties for violation of law, ordinance, or regulation affecting its activity and from any and all claims, suits, losses, damages or injuries directly or indirectly arising out of or in connection with the permitted activity or conduct of its operation or resulting from the negligence or intentional acts or omissions of permittee or its officers, agents and employees.

Date 07-29-24

Special Operations Bureau
Office of Special Events
1 Justice Square
Columbia SC 29201
Phone (803) 545-3514
specialrequest@columbiasc.gov

Mark R. D. Martin
Office of the Chief
Columbia, South Carolina





CITY OF COLUMBIA POLICE DEPARTMENT
1 JUSTICE SQUARE
COLUMBIA, SOUTH CAROLINA 29201
(803) 545-3500
SPECIAL DUTY REQUEST FORM



I, Columbia Chamber of Commerce, request the services of the City of Columbia Police
 (Individual/Business)

Department to perform law enforcement duties at 1600 block of Main Street (between Blanding Street and Taylor Street)
 (Location for Assignment)

for the time period of Thursday, October 3, 2024 | 4:30 - 9:30PM
 (Date(s) / Hours)

I understand when performing Special Duty Assignments, officers are subject to all directives and procedures of the City of Columbia Police Department, and will act only under the Chief's authority to enforce all applicable State and Local Laws.

I understand that officers are subject to calls in the immediate area of the Special Duty Location and will respond to any situation deemed necessary by the police department, officers or dispatch.

I understand this request for services is with the City of Columbia Police Department which will assign officers to perform Special Duty assignments. Payment for services is Fifty (\$50.00) dollars per hour for each assigned officer. There is a three (3) hour minimum on working special duty and no cash payments are allowed.

I understand that a cancelation notice must be given within Twenty-Four (24) hours of the event in order to be exempt from payment.

By signing below and upon final approval of this request, the parties hereto, their administrators, assigns Legal representatives, affiliated companies, agents, officers, directors, shareholders and partners (hereinafter "party" or "parties") agree that any dispute, claim, controversy or proceeding arising out of or relating to this Agreement, and/or including payment or failure thereof for services rendered by the City of Columbia Police Department shall be tried and litigated exclusively in the State and Federal courts located in the County of Richland/Lexington, State of South Carolina. The aforementioned choice of venue is intended by the parties to be mandatory and not permissive in nature, thereby precluding the possibility of litigation between the parties with respect to or arising out of this Agreement in any jurisdiction other than that specified in this paragraph. Each party hereby waives any right it may have to assert the doctrine of forum non conveniens or similar doctrine or to object to venue with respect to any proceeding brought in accordance with this paragraph, and stipulates that the State and Federal courts located in the County of Richland/Lexington shall be in personam jurisdiction and venue over each of them for the purpose of litigating any dispute, claim, controversy or proceeding arising out of or related to this Agreement.

The completed form must be signed and returned to the Special Duty Coordinator who will forward to the Office of the Special Operations Major for final approval.

THE CHIEF OF POLICE HAS THE AUTHORITY TO DISCONTINUE PROVIDING SPECIAL DUTY ASSIGNMENTS AT HIS DISCRETION.

Randy D. McIntosh
 APPROVED: SPECIAL OPERATIONS MAJOR

08-01-24
 DATE

PRINT NAME OF ASSIGNED OFFICER

CONTACT NUMBERS

SIGNATURE OF OFFICER'S SUPERVISOR

Ashleigh Pair Conner
 PRINT NAME OF REQUESTOR

Ashleigh R. Conner
 SIGNATURE OF REQUESTOR

7/18/24

DATE

(803) 733-1138

CONTACT NUMBER OF REQUESTOR

aconner@columbiachamber.com

EMAIL ADDRESS OF REQUESTOR



FORM 301:14 REV



MEETING DATE: September 3, 2024

DEPARTMENT: Legal Department

FROM: *Teresa Knox, City Attorney*

SUBJECT: Resolution No.: R-2024-068 Authorizing consumption of beer and wine only within Boyd Plaza adjacent to the Columbia Museum of Art for the More Than Rhythm Concert on Friday, September 6, 2024

FUNDING SOURCE & ORIGINAL BUDGET:

FOCUS AREAS: Planning Together

ATTACHMENTS:

- **#a:** 24-068 More Than Rhythm (PDF)

RESOLUTION NO.: R-2024-068

Authorizing consumption of beer and wine only within Boyd Plaza adjacent to the Columbia Museum of Art for the More Than Rhythm Concert on Friday, September 6, 2024

WHEREAS, the Columbia Museum of Art ("CMA") is hosting the More Than Rhythm Concert on Friday, September 6, 2024 from 6:00 p.m. until 9:00 p.m.; and,

WHEREAS, the CMA has requested permission for the temporary closing and use of the courtyard/plaza area adjacent to the Museum for the More Than Rhythm Concert from 5:00 p.m. until 10:00 p.m. for preparation and staging of the area for an outdoor event to be held between 6:00 p.m. until 9:00 p.m., and for patrons to consume beer and wine beverages only on Friday, September 6, 2024 from 6:00 p.m. until 8:30 p.m.; and,

WHEREAS, to ensure the safety of attendees, Organizer understands and agrees as follows:

1. Firearms shall be prohibited in the Museum for the More Than Rhythm Concert, regardless of whether such firearm is carried openly or concealed, and regardless of whether the individual carrying such firearm is a valid concealed weapons permit holder, on Friday, September 6, 2024, 6:00 p.m. until 9:00 p.m. See Resolution No. 2021-099 (Sept. 7, 2021).
2. Organizer shall establish a boundary line around the event space at the courtyard/plaza area adjacent to the Museum and the Organizer shall ensure all entrance points into the permitted event area are posted with signage stating "NO CONCEALABLE WEAPONS ALLOWED" that complies with the size and formatting requirements of section 23-31-235 of the South Carolina Code.
3. When publicizing the event in the community, Organizer shall include the statement: "NO CONCEALABLE WEAPONS ALLOWED" to ensure the public has prior notice of this restriction.
4. Organizer shall work with the City to develop a written plan and design a footprint of the event area that adheres to COVID-19 pandemic safety and social distancing protocols, as published by the CDC and SCDHEC, and Organizer shall modify the plans and footprint as safety protocols published by the CDC and SCDHEC are updated.
5. The City may cancel the event at any time based upon public safety and/or public health concerns. The City shall not be financially responsible for any costs associated with the cancellation of the event.
6. Organizer shall display signs (physical and/or electronic) throughout the event area that discourage physical contact, such as hugs, handshakes, fist bumps, and high-fives during the event.
7. Organizer shall require its agents, employees, vendors, contractors, and event attendees to adhere to all COVID-19 safety protocols in effect at the time of the event, to include, but not be limited to, wearing of face coverings, social distancing, and frequent washing of hands.
8. To the extent the event occurs during a time in which the City has in effect any emergency ordinance or ordinance requiring face coverings or adherence to social distancing requirements, Organizer shall require that its agents, employees, vendors, contractors, and event attendees comply with the requirements of such ordinance(s).
9. The City strongly encourages Organizer to require that its agents, employees, vendors, contractors, and event attendees provide proof that they have been fully vaccinated against the SARS-CoV-2 virus prior to being granted permission to enter the event.
10. Organizer shall provide portable restroom facilities at the event unless it can substantiate the sufficient availability of both ADA accessible and non-accessible facilities in the immediate area of the event site which will be available to attendees during the event. Organizer shall provide a minimum of four (4) chemical or portable toilets and two (2) wash stations for every 250 people, or portion thereof, who attend the event. Ten percent (10%) of these facilities shall be ADA accessible. This figure is based upon the maximum number of attendees at the event during peak time. The City may determine the total number of required restroom facilities on a case-by-case basis. Organizer shall post signs or markers to prohibit lines or crowds forming near the event's restroom facilities without maintaining a distance of at least six (6) feet from other people.
11. Organizer shall post signs or markers to prohibit lines or crowds forming near food vendors and should encourage attendees to bring their own water. Alcohol, beer and/or wine shall be prohibited at the event without approval of a written resolution of City Council.

12. Organizer shall coordinate with food vendors to offer touchless payment options, if possible and available, or provide a tray for the exchange of payment to avoid hand-to-hand contact. Frequently touched surfaces should be cleaned after each customer and customers are encouraged to use their own pens.

13. At no cost to the City, Organizer shall be responsible for hiring no fewer than two (2) off-duty City of Columbia police officers during the hours 5:30 p.m. until 9:00 p.m.

WHEREAS, it has been determined that such an event would be in the public interest; NOW, THEREFORE,

BE IT RESOLVED by the Mayor and Council this _____ day of _____, 2024, that the sale of beer and wine beverages only in plastic containers or cans only is authorized on Friday, September 6, 2024, from 6:00 p.m. until 8:30 p.m.

BE IT FURTHER RESOLVED that all vendors be restricted to stationary location and,

BE IT FURTHER RESOLVED that possession and consumption of alcoholic liquors or alcoholic beverages, other than beer and/or wine beverages only within the event area is prohibited; and,

BE IT FURTHER RESOLVED that VIP tents or VIP areas for the possession and consumption of alcoholic liquors or alcoholic beverages, other than beer and/or wine beverages only, within the event area are prohibited; and,

BE IT FURTHER RESOLVED that Organizer is responsible or shall make arrangements for the clean-up of all trash and debris within the event area and shall place same in the roll carts provided by the City. Any overflow of trash and debris shall be placed in garbage bags with the top securely closed and placed beside the City roll carts. The number of roll carts needed for the event shall be determined by Organizer and the City's Solid Waste Division prior to the event and placed throughout the event area to ensure that trash and debris are well contained. Organizer shall return the roll carts and bagged trash and debris to the collection point designated by the City in a timely manner. If the Organizer has not opted to use City services to clean up the event area, any costs incurred by the City in removing loose trash and debris within the event area, which the Organizer has failed to clean up, shall be billed to and paid by the Organizer; and,

BE IT FURTHER RESOLVED that outdoor possession and consumption of beer and wine beverages only, all outdoor musical performances and use of sound-amplifying devices shall end by 10:00 p.m. due to the proximity of the event to residential properties; and,

BE IT FURTHER RESOLVED that only pedestrian traffic will be allowed within the event area. All other traffic, including, but not limited to, automobiles, trucks, motorcycles, mopeds, bicycles, skate boards, and horses, golf carts (except police golf carts or ATVs), and horse-drawn carriages, is prohibited. All pets, including cats, dogs (except police K-9s), horses, birds, lizards, and snakes, are prohibited. Coolers, glass bottles, breakable drinking glasses and/or cups, large bags, and backpacks shall be prohibited inside the event area; and,

BE IT FURTHER RESOLVED that during the designated time the closed portion of courtyard/plaza area adjacent to the Museum for the More Than Rhythm Concert that serves as the designated event area, with the exception of any parking area and/or any other areas posted as to not allow alcoholic beverages, shall be declared to be a Public Park and the provisions of Chapter 15, Parks and Recreation, Sec. 15-1, 15-2, and 15-3, of the Code of Ordinances of the City of Columbia, South Carolina are in effect. Pursuant to Chapter 14, Offenses and Miscellaneous Provisions, Article IV, Offenses Against the Public Peace and Order, Sec. 14-99, of the Code of Ordinances of the City of Columbia, South Carolina, the designated event area of courtyard/plaza area adjacent to the Museum for Arts and Draughts, with the exception of any parking area and/or any other areas posted as to not allow alcoholic beverages, is deemed to be the site of a public festival at which beer and wine beverages only may be consumed and the prohibition against possession or consumption of alcoholic beverages set forth in Sec. 14-99 shall not apply to the possession or consumption of beer or wine within the designated event area. Possession and consumption of beer and wine beverages shall be permitted only in containers provided by vendors within the areas designated, and such containers provided by vendors for the sale of beer and wine may only be in plastic containers or cans.

PROVIDED, FURTHER, that the Organizer shall provide the names and cell phone numbers of a least two contact persons who can receive and address complaints during the event, including any set up and breakdown times.

The cell phones shall remain on, with ringers and alerts functioning, at all times during the event and during any set up and breakdown time.

PROVIDED, FURTHER, that failure of the event Organizer to strictly comply with the time frames and other requirements and responsibilities set forth in this resolution may result in the immediate cancellation of the event and/or a denial of subsequent requests to allow the event.

PROVIDED, HOWEVER, that no solicitation or transactions be made in violation of Sec. 14-32 of the Code of Ordinances of the City of Columbia, South Carolina.

BE IT FURTHER RESOLVED that should the Organizer reschedule the event for another date beyond one (1) week from the date of the originally scheduled event or inclement weather date, a request for a resolution of City Council approving the new date of the event shall be required.

Requested by:

Assistant City Manager Shealy

Approved by:

City Manager

Approved as to form:



Deputy City Attorney

Introduced:

Final Reading:

Mayor

ATTEST:

City Clerk

LEGAL DEPARTMENT DRAFT



MEETING DATE: September 3, 2024

DEPARTMENT: Legal Department

FROM: *Teresa Knox, City Attorney*

SUBJECT: Resolution No.: R-2024-073 - Authorizing consumption of beer and wine only at the Ellison Merritt Foundation Community Picnic in the 1600 block of Blanding Street between Pickens Street and Henderson Street on Saturday, October 12, 2024

FUNDING SOURCE & ORIGINAL BUDGET:

FOCUS AREAS: Planning Together

ATTACHMENTS:

- **#a:** R-2024-073- Ellison Merritt Foundation Community Picnic () (PDF)
- **#b:** Event Request-Resolution to Allow Beer, Wine & Liquor on City Property - Ellison Merritt Foundation (PDF)
- **#c:** Special Duty Request Form 2023 Bianca Shelton (PDF)

RESOLUTION NO.: R-2024-073

Authorizing consumption of beer and wine only at the Ellison Merritt Foundation Community Picnic in the 1600 block of Blanding Street between Pickens Street and Henderson Street on Saturday, October 12, 2024

WHEREAS, the Ellison Merritt Foundation is hosting the Ellison Merritt Foundation Community Picnic on Saturday, October 12, 2024 from 6:00 p.m. until 10:00 p.m.; and,

WHEREAS, the Ellison Merritt Foundation has requested permission for the temporary closing and use of the 1600 block of Blanding Street between Pickens Street and Henderson Street for the Ellison Merritt Foundation Community Picnic from 8:00 a.m. until midnight for preparation and staging of the area for an outdoor event to be held between 6:00 p.m. until 10:00 p.m., and for patrons to consume beer and wine beverages only on Saturday, October, 2024 from 6:30 p.m. until 9:30 p.m.; and,

WHEREAS, to insure the safety of attendees Organizer understands and agrees as follows:

1. Firearms shall be prohibited at half of the 1600 block of Blanding Street between Pickens Street and Henderson Street regardless of whether such firearm is carried openly or concealed, and regardless of whether the individual carrying such firearm is a valid concealed weapons permit holder, on Saturday, October 12, 2024 from 6:00 p.m. to 10:00 p.m. See Resolution No. 2021-099 (Sept. 7, 2021).
2. Organizer shall establish a boundary line around the event space at the 1600 block of Blanding Street between Pickens Street and Henderson Street and the Organizer shall ensure all entrance points into the permitted event area are posted with signage stating "NO CONCEALABLE WEAPONS ALLOWED" that complies with the size and formatting requirements of section 23-31-235 of the South Carolina Code.
3. When publicizing the event in the community, Organizer shall include the statement: "NO CONCEALABLE WEAPONS ALLOWED" to ensure the public has prior notice of this restriction.
4. Organizer shall work with the City to develop a written plan and design a footprint of the event area that adheres to applicable COVID-19 health and safety guidelines, as published by the CDC and SCDHEC, and Organizer shall modify the plans and footprint as such guidelines are updated.
5. The City may cancel the event at any time based upon public safety and/or public health concerns. The City shall not be financially responsible for any costs associated with the cancellation of the event.
6. Organizer shall display signs (physical and/or electronic) throughout the event area that discourage physical contact, such as hugs, handshakes, fist bumps, and high-fives during the event.
7. Organizer shall require that its agents, employees, vendors, contractors, and event attendees adhere to all applicable COVID-19 health and safety guidelines in effect at the time of the event.
8. the event occurs during a time in which the City has in effect any emergency ordinance or ordinance requiring face coverings or adherence to social distancing requirements, Organizer shall require that its agents, employees, vendors, contractors, and event attendees comply with the requirements of such ordinance(s).
9. The City strongly encourages Organizer to require that its agents, employees, vendors, contractors, and event attendees provide proof that they have been fully vaccinated against the SARS-CoV-2 virus prior to being granted permission to enter the event.

10. Organizer shall provide portable restroom facilities at the event unless it can substantiate the sufficient availability of both ADA accessible and non-accessible facilities in the immediate area of the event site which will be available to attendees during the event. Organizer shall provide a minimum of four (4) chemical or portable toilets and two (2) wash stations for every 250 people, or portion thereof, who attend the event. Ten percent (10%) of these facilities shall be ADA accessible. This figure is based upon the maximum number of attendees at the event during peak time. The City may determine the total number of required restroom facilities on a case-by-case basis. Organizer shall post signs or markers to prohibit lines or crowds forming near the event's restroom facilities without maintaining a distance of at least six (6) feet from other people.

11. Organizer shall post signs or markers to prohibit lines or crowds forming near food vendors and should encourage attendees to bring their own water. Alcohol, beer and/or wine shall be prohibited at the event without approval of a written resolution of City Council.

12. Organizer shall coordinate with food vendors to offer touchless payment options, if possible and available, or provide a tray for the exchange of payment to avoid hand-to-hand contact. Frequently touched surfaces should be cleaned after each customer and customers are encouraged to use their own pens.

13. At no cost to the City, Organizer shall be responsible for hiring no fewer than two (2) off-duty City of Columbia police officers during the hours of 5:00 p.m. until 10:00 p.m.

WHEREAS, it has been determined that such an event would be in the public interest; NOW, THEREFORE,

BE IT RESOLVED by the Mayor and Council this _____ day of _____, 2024, that the sale of beer and wine beverages only in plastic containers or cans only is authorized between the hours of 6:30 p.m. and 9:30 p.m. on Saturday, October 12, 2024; and,

BE IT FURTHER RESOLVED that all vendors be restricted to stationary location; and,

BE IT FURTHER RESOLVED that possession and consumption of alcoholic liquors or alcoholic beverages other than beer and/or wine beverages only within the event area is prohibited; and,

BE IT FURTHER RESOLVED that VIP tents or VIP areas for the possession and consumption of alcoholic liquors or alcoholic beverages, other than beer or wine beverages only, within the event area are prohibited; and,

BE IT FURTHER RESOLVED that organizer is responsible or shall make arrangements for the cleanup of all trash and debris within the festival area and shall place same in the roll carts provided by the City. Any overflow of trash and debris shall be placed in garbage bags with the top securely closed and placed beside the City roll carts. The number of roll carts needed for the event shall be determined by organizer and the City Solid Waste Division prior to the event and placed throughout the event area to ensure that trash and debris are well contained. Roll carts and bagged trash and debris shall be returned to the collection point designated by the City in a timely manner. If the organizer has not opted to use City services to clean up the festival area, any costs incurred by the City in removing loose trash and debris within the festival area, which the organizer has failed to clean up, shall be billed to and paid by the organizer; and,

BE IT FURTHER RESOLVED that outdoor possession and consumption of beer and wine beverages only, all outdoor musical performances and use of sound-amplifying devices shall end by 10:00 p.m. due to the proximity of the event to residential properties; and,

BE IT FURTHER RESOLVED that only pedestrian traffic will be allowed within the area. All other traffic, including, but not limited to, automobiles, trucks, motorcycles, mopeds, bicycles, skate boards, and horses, except police horses, police golf carts, and horse-drawn carriages, is prohibited. All pets, including snakes, shall be prohibited. Coolers, glass bottles, breakable glasses and/or cups, large bags and backpacks shall be prohibited; and,

BE IT FURTHER RESOLVED that during the designated time the closed portion of the 1600 block of Blanding Street between Pickens Street and Henderson Street with the exception of the parking area and any other areas posted as to not allow alcoholic beverages, shall be declared to be a Public Park and provisions of Chapter 15, Parks and Recreation, Sec. 15-1, 15-2 and 15-3, Code of Ordinances of the City of Columbia, South Carolina are in effect. Pursuant to Chapter 14, Offenses and Miscellaneous Provisions, Article IV, Offenses Against the Public Peace and Order, Sec. 14-99, 1998 Code of Ordinances of the City of Columbia, South Carolina, the closed portion of the 1300 block of Lady Street to 1231 Lady Street (half block) and the 1300 block of Sumter Street to Marion Street (half block), with the exception of the parking area and any other areas posted as to not allow alcoholic beverages, is deemed to be the site of a public festival at which beer and wine beverages only may be consumed and the prohibition against possession or consumption of alcoholic beverages set forth in Sec. 14-99 shall not apply. Possession and consumption of beer and wine beverages only shall be permitted only in containers provided by vendors within the areas designated.

PROVIDED, FURTHER, that the event organizer shall provide the names and cell phone numbers of a least two contact persons who can receive complaints during the event, including any set up and breakdown times. The cell phones shall remain on at all times during the event and during any set up and breakdown time.

PROVIDED, FURTHER, that failure of the event organizer to strictly comply with the time frames and other requirements and responsibilities set forth in this resolution may result in a denial of subsequent requests to allow the event.

PROVIDED, HOWEVER, that no solicitation or transactions be made in violation of Sec. 14-32, 1998 Code of Ordinances of the City of Columbia, South Carolina.

BE IT FURTHER RESOLVED that should the organizer reschedule the event for another date beyond one (1) week from the date of the originally scheduled event, a request for a resolution of City Council approving the new date of the event shall be required.

Requested by:

Assistant City Manager Shealy _____

Mayor

Approved by:

City Manager

Approved as to form:

Deputy City Attorney

ATTEST:

City Clerk

Introduced:

Final Reading:

DATE OF REQUEST	July 17, 2024	REQUESTOR'S NAME/CONTACT INFORMATION (E-MAIL/PHONE#/FAX#)	28.b
ESTIMATED NUMBER OF ATTENDEES ANTICIPATED:	1,000	Bianca Shelton 803.995.0816 bianca@crawfordaustinagency.com	
EVENT NAME/PURPOSE (i.e., St. Patrick's/Charity Fund-raiser)		Ellison Merritt Foundation Community Picnic	
DATE(S) OF EVENTS: (multiple day can be on one request)		Saturday, October 12, 2024	
RAIN CONTINGENCY DATE: (Rescheduling due to inclement weather is allowed once within one week from the date of the originally scheduled event upon 24-hours written notice to the City without a new request. The time of event operation shall remain the same.)			
LOCATION OF EVENT (i.e., Amphitheater area of Finlay Park; 1300 and 1400 blocks of Main Street between Lady Street and Hampton Street) Hampton Preston Mansion Robert Mills House			
STREET(S) OR PARK AREA TO BE CLOSED (i.e., 1300 and 1400 blocks of Main Street between Lady Street and Hampton Street; Amphitheater area of Finlay Park; Boyd Plaza) 1600 Block of Blanding Street From the intersection of 1600 Pickens Street to Blanding Street to the intersection of Henderson Street and Blanding Street			
HOURS FOR STREET(S) OR PARK AREA TO BE CLOSED (i.e., 5:00 p.m. - 12:00 a.m.) ALLOW TIME FOR SET UP/CLEAN UP 8:00 a.m. to 12:00 a.m.			
HOURS OF EVENT (i.e., 6:00 p.m. - 10:00 p.m.)* 6:00 p.m. - 10:00 p.m.			
HOURS OF SERVICE OF BEER/WINE/LIQUOR BEVERAGES (Service should end one-half hour prior to end of event (i.e., event is 6-10 p.m., beer/wine service is 6-9:30 p.m.)* 6:00 p.m. - 9:30 p.m.			
Do you intend to serve liquor in addition to beer and wine? Yes ☐ No ☒			

***DUE TO COVID-19 THERE ARE ADDITIONAL REQUIREMENTS AND PROCEDURES THAT MUST BE IN PLACE TO INSURE PUBLIC SAFETY. PLEASE PROVIDE YOUR SAFETY PLAN/PROTOCOL WITH DRAWING DEPICTING CLEANING/SANITIZATION AREAS WITH YOUR SPECIAL EVENT REQUEST FORM* When publicizing the event in the community, the Organizer shall include the statement: "NO CONCEALABLE WEAPONS ALLOWED" to ensure the public has prior notice of this restriction.**

Requests should be submitted by mail, e-mail or fax at least **NINETY (90) days in advance of the event** to allow for preparation and review of the Resolution and scheduling on Council's agenda. Requests should be faxed to (803-737-4250), mailed to City Attorney's Office, ATTN: Special Event Request, POB 667, Columbia, SC 29202 or e-mailed to Jennifer.Hendrix@columbiasc.gov. A draft Resolution will be prepared and forwarded for review to the event organizer, as well as to the City departments for coordination of City services and requirements (i.e., Police, Solid Waste, Parks and Recreation, etc.). Written approval from the neighborhood president and adjoining business/ property owners must be provided before requests will be submitted to City Council. The event organizer is responsible for obtaining a permit or license if required by the South Carolina Department of Revenue.

***All outdoor musical performances and use of sound-amplifying devices shall end by 10:00 p.m. due to the proximity of events to residential properties. VIP tents or VIP areas for possession and consumption of beer and wine beverages within the event area are PROHIBITED.**

NOTE: **This form should only be used for public events where beer and/or wine and/or liquor are to be sold and consumed on City property** (i.e., Main Street Latin Festival, St. Patrick's Festival, Vista Lights,, Rocky Shoals Spider Lily Festival, etc.).

This form **should not** be used to request use of City property for **private** events (birthday, retirement, anniversary parties, etc.) nor for sidewalk sales or neighborhood block parties. Requests for private events at City parks should be made through the Parks and Recreation Department. Requests for sidewalk sales which exclude the sale, possession and consumption of alcoholic beverages should be made to the City Manager. Requests for street closings for private neighborhood block parties should be made to the Police Department Special Events and Public Safety. Possession, distribution and consumption of any type of alcoholic beverage at neighborhood block parties shall be restricted to private property and is prohibited on sidewalks, streets and parks.

Fire Marshal George N. Adams, Jr.; 803-545-3703; george.adams@columbiasc.gov
Legal Department – Jennifer L. Hendrix; 803-737-4242; fax 803-737-4250; jennifer.hendrix@columbiasc.gov - resolution preparation
Parking Services – Tori Salvant; (803) 545-0287; tori.salvant@columbiasc.gov - meter bagging
Parks and Recreation - Pearl Osborne; 803-545-3100; pearl.osborne@columbiasc.gov park reservations
Police Department Special Events - Sgt. Jennifer L. Jordan; (803) 545-3514; jennifer.jordan@columbiasc.gov - parade permit, police, safety protocol
Police Department Community Services - Brenda Murphy; 803-545-3507; brenda.murphy@columbiasc.gov - street closing
Last revised: 8/18/2022



**CITY OF COLUMBIA POLICE DEPARTMENT
1 JUSTICE SQUARE
COLUMBIA, SOUTH CAROLINA 29201
(803) 545-3500
SPECIAL DUTY REQUEST FORM**



I, Bianca Shelton/ Ellison Merritt Foundation, request the services of the City of Columbia Police
(Individual/Business)

Department to perform law enforcement duties at Hampton Preston Mansion and Robert Mills House
(Location for Assignment)

for the time period of October 12, 2024/ 5:00 p.m. - 10:00 p.m.
(Date(s) / Hours)

I understand when performing Special Duty Assignments, officers are subject to all directives and procedures of the City of Columbia Police Department, and will act only under the Chief's authority to enforce all applicable State and Local Laws.

I understand that officers are subject to calls in the immediate area of the Special Duty Location and will respond to any situation deemed necessary by the police department, officers or dispatch.

I understand this request for services is with the City of Columbia Police Department which will assign officers to perform Special Duty assignments. **Payment for services is Fifty (\$50.00) dollars per hour for each assigned officer.** There is a three (3) hour minimum on working special duty and **no cash payments** are allowed.

I understand that a cancelation notice must be given within Twenty-Four (24) hours of the event in order to be exempt from payment.

By signing below and upon final approval of this request, the parties hereto, their administrators, assigns Legal representatives, affiliated companies, agents, officers, directors, shareholders and partners (hereinafter "party" or "parties") agree that any dispute, claim, controversy or proceeding arising out of or relating to this Agreement, and/or including payment or failure thereof for services rendered by the City of Columbia Police Department shall be tried and litigated exclusively in the State and Federal courts located in the County of Richland/Lexington, State of South Carolina. The aforementioned choice of venue is intended by the parties to be mandatory and not permissive in nature, thereby precluding the possibility of litigation between the parties with respect to or arising out of this Agreement in any jurisdiction other than that specified in this paragraph. Each party hereby waives any right it may have to assert the doctrine of forum non conveniens or similar doctrine or to object to venue with respect to any proceeding brought in accordance with this paragraph, and stipulates that the State and Federal courts located in the County of Richland/Lexington shall be in personam jurisdiction and venue over each of them for the purpose of litigating any dispute, claim, controversy or proceeding arising out of or related to this Agreement.

The completed form must be signed and returned to the Special Duty Coordinator who will forward to the Office of the Special Operations Major for final approval.

THE CHIEF OF POLICE HAS THE AUTHORITY TO DISCONTINUE PROVIDING SPECIAL DUTY ASSIGNMENTS AT HIS DISCRETION.

APPROVED: SPECIAL OPERATIONS MAJOR

DATE

PRINT NAME OF ASSIGNED OFFICER

CONTACT NUMBERS

SIGNATURE OF OFFICER'S SUPERVISOR

PRINT NAME OF REQUESTOR

Bianca Shelton

SIGNATURE OF REQUESTOR

July 16, 2024

DATE

803.995.0816

CONTACT NUMBER OF REQUESTOR

bianca@crawfordaustinagency.com

EMAIL ADDRESS OF REQUESTOR



MEETING DATE: September 3, 2024

DEPARTMENT: City Clerk

FROM: *Erika Hammond, City Clerk*

SUBJECT: Council is asked to approve an allocation in the amount of \$150,000.00 to Capital City Lake Murray Country.

FUNDING SOURCE & ORIGINAL BUDGET: Funding Source: State Accommodations Tax Fund Surplus (2035202)



MEETING DATE: September 3, 2024

DEPARTMENT: City Clerk

FROM: *Erika Hammond, City Clerk*

SUBJECT: Discussion of the employment of an employee pursuant to S.C Code §30-4-70(a)(1)

FUNDING SOURCE & ORIGINAL BUDGET:

PURPOSE:
Municipal Court Judges
Benefits