



**CITY COUNCIL  
ANNEXATION WITH MAP AMENDMENT CASE SUMMARY**

**NX 1409 DUNSTON ROAD  
ANNEX AND ZONE PROPERTY M-1 (LIGHT INDUSTRIAL)**

**Public Hearing – November 19, 2013**  
City Council Chambers, 3<sup>rd</sup> Floor, City Hall, 1737 Main Street

---

<b>Subject Property:</b>	NX 1409 Dunston Road; Richland County TMS: 16309-06-01		
<b>Applicant:</b>	John Richardson, Jr.		
<b>Council District:</b>	3	<b>Census Tract:</b>	117.02
<b>Current Zoning:</b>	RS-MD	<b>Current Use:</b>	Vacant Residential Lot
<b>Proposed Zoning:</b>	M-1	<b>Proposed Use:</b>	Distribution warehouse
<b>Reason for Annexation:</b>	Contiguous, Secondary annexation area, owner request		
<b>Staff Recommendation:</b>	Annexation with M-1 zoning		
<b>PC Recommendation</b>	Approve (7-0), 09/09/13		

---

**Detail:** The owner of this parcel has requested to annex into the City of Columbia and rezone the property to M-1. The parcel is contiguous to incorporated property to the north, east and west, and has available water service. The property is under contract to sell to the adjacent property owner, and will become a portion of that development. This parcel is located in a Secondary annexation area as identified in the Urban Service Area plan.

---

**CITY AGENCY COMMENTS FOR ANNEXATION**

---

<b>Krista M. Hampton, Planning &amp; Development Services</b>	Approve.
---	----------

---

**CITY AGENCY COMMENTS FOR MAP AMENDMENT**

---

<b>Brian Cook, Zoning Administrator</b>	Approve. Though this lot located in a community with several residential homes, it is largely a warehouse and industrial zoned and used area with heavy and light industrial zoned tracts. Richland County has the whole community labeled as the Allied Corporation subdivision.
---	---

---

# Zoning Map

NX 1409 Dunston Road  
TMS# 16309-06-01 ZONED: RS-MD

Department of Planning & Development Services

**Legend**

RAILROADS  
 CITY LIMITS  
 STREETS  
 PARCELS

**Zoning Districts**

	D-1		C-1
	RS-1		C-2
	RS-1A		C-3
	RS-1B		C-3A
	RS-2		C-4
	RS-3		C-5
	RD		M-1
	RG-1		M-2
	RG-1A		PUD-C
	RG-2		PUD-LS
	RG-3		PUD-R
	UTD		PUD-LS-R
	MX-1		PUD-LS-E
			FP Overlay

**ORIGINAL PREPARATION/DATE:**  
This map was prepared by:  
S. W. Hudson, III  
February 25, 2013

**DISCLAIMER:**  
The City of Columbia Department of Planning and Development Services data represented on this map or plan is the product of compilation, as produced by others. It is provided for informational purposes only and the City of Columbia makes no representation as to its accuracy. Its use without field verification is at the sole risk of the user.



\*\* DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

