
**CITY OF COLUMBIA
PLANNING COMMISSION**



**September 12, 2016
Regular Session 5:15 P.M.
City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201**

In attendance: Richard Cohn, Gene Dinkins, Jr., LaTrell Harts, April James, Joshua McDuffie, Brian Stern, Dale Stigamier

Absent: Rick Cohn, Brian Stern, John Taylor

Staff: John Fellows, Johnathan Chambers, Brian Cook, Krista Hampton, Andrea Wolfe

I CALL TO ORDER/ROLL CALL

Meeting called to order at 5:15 PM by vice -chairperson Gene Dinkins, Jr. Mr. Dinkins, Jr. explained the purpose and process of the Planning Commission and explained the rules of order for the Planning Commission.

Roll call and quorum established. John Fellows, Planning Administrator, proceeded with review of the Consent Agenda.

II CONSENT AGENDA

Approval of Minutes

1. Approve **August 1, 2016 Minutes**

Annexation, Interim Comprehensive Plan Map Amendment, And Interim Zoning Map Amendment

2. **ANNEX-2016-0005: N/S Deerpark Drive, N/S Island View Circle, Jacobs Mill Pond Road, TMS# 28912-02-01, 28912-03-01, 28900-01-16;** request recommendation concerning application to annex, assign an interim land use classification of Urban Edge Residential Large Lot (UER-2) and interim zoning of PUD-R, -FP where applicable. The property is currently classified as Neighborhood (Medium Density) by Richland County and zoned as PDD by Richland County.

Annexation, Comprehensive Plan Map Amendment, & Zoning Map Amendment

3. **ANNEX-2016-0003: 4815 Broad River Road, TMS# 06200-01-28;** request recommendation concerning application to annex, assign land use classification of Community Activity Corridor (AC-2) and assign zoning of C-2 (Neighborhood Commercial District). The property is currently classified as Mixed Use Corridor by Richland County and zoned GC Richland County.
4. **ANNEX-2016-0004: 1630 Browning Road, TMS# 06013-01-26;** request recommendation concerning application to annex, assign land use classification of Community Activity Corridor (AC-2) and assign zoning of C-3 (General Commercial District). The property is currently classified as Mixed Residential (High Density) by Richland County and zoned RU by Richland County.
5. **ANNEX-2016-0007: 10750 Two Notch Road (p), S/S Deerpark Drive, 102 Golf View Bend, 197 Golf View Bend, Deerpark Drive, Golf View Bend, Turnwall Lane, 139 Golf View Bend, TMS# 28900-01-11(p), 28900-01-40, 28911-01-01, 28911-02-10, 28911-03-01, 28911-04-01, 28911-04-03,**

28911-02-02; request recommendation concerning application to annex, assign land use classification of Urban Edge Residential – Large Lot (UER-1) to TMS# 28900-01-11(p), and Urban Edge Residential – Small Lot (UER-2) to the remaining parcels, and assign zoning of PUD-R (Planned Unit Development – Residential District). The property is currently classified as Neighborhood (Medium Density) by Richland County and zoned PDD by Richland County.

Site Plan Review

6. **SPLAN-2016-0002: 7841 Garners Ferry Road, TMS#19100-06-18**; request site plan approval to construct a ± 3,700 sq. ft. car wash within the Burnside Farm PUD. The property is zoned PUD-C (Commercial Planned Unit Development).

Comprehensive Plan Map Amendment

7. **LUMA2016-0002: 195, 203, 207, 213, 219, 225, 229, 233, 239, and 243 Thacher Loop, TMS# 28902-15-20, -19, -18, -17, -16, -15, -14, -13, -12, and -11; 1609 Woodcreek Farms Road (p), TMS# 28903-09-01(p); Open Area- Thacher Loop, TMS# 28902-21-01; Thacher Loop & Guthrie Loop (p), TMS# 28902-09-03(p)**; request recommendation to amend the Future Land Use Map to assign the land use classification of Urban Edge Residential – Large Lot (UER-2).
8. **LUMA2016-0003: 162, 122, 123 & 133, 137, 139, 141, 143, 147, 149, 161, 165 Thacher Loop, TMS# 25814-05-01, -02, 25814-06-01, -02, -03, -04, -05, -06, -07, -08, -09; Thacher Loop – Open Area, TMS# 25814-07-01; Thacher Loop & S. Olmsted Lane & Sidney Lane, TMS# 28902-09-02; Thacher Loop & Guthrie Loop (p), TMS# 28902-09-03(p); E/S Upper Will Lane, 208 Thacher Loop, TMS# 28902-10-01, -02; 5 Gillon Lane, 323, 317, 307 Sidney Lane, and 275, 271, 267, 263, 253, 247 Thacher Loop, TMS# 28902-15-01, -02, -03, -04, -05, -06, -07, -08, -09, -10; 266, 262, 254, 250 Thacher Loop, TMS# 28902-16-01, -02, -03, -04; 242, 238, 234, 230, 226, 222 Thacher Loop, TMS# 28902-17-01, -02, -03, -04, -05, -06; 188, 182, 178 Thacher Loop, TMS# 28902-18-01, -02, -03; 170, 166 Thacher Loop, TMS# 28902-19-01, -02; 179, 173, 169 Thacher Loop, TMS# 28902-20-01, -02, -03; Thacher Loop – Open Area, TMS# 28902-21-02; 1609 Woodcreek Farms Road (p), TMS# 28903-09-01(p)**; request recommendation to amend the Future Land Use Map to assign the land use classification of Urban Edge Residential – Small Lot (UER-1).

Motion by Mr. Stigamier to approve the Consent Agenda as presented.

Motion seconded by Mr. McDuffie. Motion approved 6-0.

IV. OTHER BUSINESS

2. Adjourn

There being no further business, Mr. Dinkins called for a motion to adjourn.

Motion to adjourn by Mr. Waites, seconded by Ms. Harts. Meeting adjourned at 5:20 PM.

Respectfully submitted by Andrea Wolfe
Sr. Admin. Secretary
Planning and Development Services Department
City of Columbia