
**CITY OF COLUMBIA
PLANNING COMMISSION**



April 6, 2015

**Walk Bike Columbia Work Session 4:15 P.M. – Council Conference Room, 3rd Floor
Regular Session 5:15 P.M.
City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201**

In attendance: Richard Cohn, Gene Dinkins, Jr., Kendora Foster, Dr. Joshua McDuffie, Brian Stern, Dale Stigamier, John Taylor, Paige Tyler, Craig Waites

Staff in attendance: John Fellows, Lucinda Statler

WORK SESSION – 4:15 P.M. – Council Conference Room, 3rd Floor

I CALL TO ORDER/ROLL CALL - called to order at 4:15 PM

II PLANNING COMMISSION REVIEW/DISCUSSION

Walk Bike Columbia – Pedestrian Bicycle Master Plan

Lucinda Statler, Urban Design Planner, and John Fellows, Planning Administrator provided an overview of the updated Walk Bike Columbia – Pedestrian Bicycle Master Plan.

Work Session ended at 4:45 PM

REGULAR SESSION – 5:15 P.M.

In attendance: Richard Cohn, Gene Dinkins, Jr., Kendora Foster, Dr. Joshua McDuffie, Brian Stern, Dale Stigamier, John Taylor, Paige Tyler, Craig Waites

Staff: John Fellows, Brian Cook, Amy Moore, Lucinda Statler, Krista Hampton

I CALL TO ORDER/ROLL CALL

Meeting called to order at 5:15 PM by Chairperson Rick Cohn. Mr. Cohn 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 REGULAR AGENDA

Approval of Minutes

1. Approve March 2, 2015 Minutes

Motion by Mr. Dinkins to approve the March 2, 2015 Minutes as presented.

Motion seconded by Mr. Stern.

Motion approved 9-0.

Text and Map Amendment

2. Amend Article V Historic Preservation and Architectural Review, Divisions I, 17-651 Purpose of Article and 17-674(f) Review Process.

Amy Moore, Preservation Planner, presented on the proposed demolition delay ordinance. Ms. Moore discussed the request origination, committee/public action, staff preparation, the objective of the Ordinance, research, the proposed process, and an addendum added prior to the meeting.

Robin Waites, Executive Director for Historic Columbia, spoke in support of the proposed demolition delay ordinance. Ms. Waites provided numerous examples of demolitions of historic or culturally significant structures that had taken place in the past few years because they had no protection.

Motion by Mr. Stern to deny the request to Amend Article V Historic Preservation and Architectural Review.

Motion seconded by Mr. Dinkins.

Mr. Stigamier spoke strongly in favor of approval of the proposal.

Mr. Cohn and Ms. Tyler had concerns with the 180-day waiting period.

Ms. Moore stated that some cities do have shorter times frames. Efficacy of the demolition delay is tied in the timeframe. An alternate time frame could be suggested if desired by the Board.

Mr. Stern, Mr. Taylor, Mr. Cohn, and Mr. Dinkins in favor of the motion to deny the request. Mr. Stigamier, Ms. Foster, Ms. Tyler, Mr. Waites, and Mr. McDuffie in opposition of the motion.

Motion fails 5-4.

Motion by Mr. Stigamier to recommend for approval by City Council to amend Article V Historic Preservation and Architectural Review as written, and recommend approval to include the addendum to the Ordinance as written.

Motion seconded by Mr. McDuffie.

Mr. Cohn requested a new motion with a shorter time frame be made.

Mr. Fellows said a request to withdraw the motion and second would need to be made by the requestors.

Mr. Stigamier stated the motion would stand as is. Mr. McDuffie stated second of the motion to stand as is.

In favor of the motion to recommend approval are Mr. Stigamier, Ms. Foster, Ms. Tyler, Mr. Waites, and Mr. McDuffie.

In opposition of motion are Mr. Stern, Mr. Taylor, Mr. Cohn, and Mr. Dinkins.

Motion to recommend the request for approval by City Council passes.

Map Amendment

3. **1000/1010 Lady Street, 1218 Park Street**, TMS#09013-09-01, 02, 22; request to rezone from M-1, -DD (Light Industrial, Design Development Overlay) to C-4, -DD (Central Area Commercial, Design Development Overlay).

Scott Altizer, applicant, presented on behalf of the property owner. The request is to rezone property that is currently used as a lot for parking. A current plan has not been established, however three uses are proposed: student housing, a hotel development, or residential apartments with retail below.

Richard Rowe, resident, voiced opposition to the request.

Sarah Lewis, Executive Director of the Congaree Vista Guild, spoke in opposition of the request.

Bart Walrath, resident, voiced opposition to the request.

Steve Hinson, resident, spoke in opposition to the request.

Motion by Mr. McDuffie to recommend denial of the rezoning request for 1000/1010 Lady Street, 1218 Park Street.

Motion seconded by Mr. Taylor.

Motion to recommend denial of request passes 7-2. Mr. Stern and Mr. Stigamier in opposition.

4. ~~N/S Buckner Road & E/S Alcott Drive~~, TMS#11704-03-21, 11704-03-19, 11704-03-20, 11703-01-26, 11703-01-27; request to rezone from M-1 (Light Industrial) to RG-2 (General Residential). **Withdrawn at Request of Applicant**

Comprehensive Plan

5. **Land Use Element:** Request recommendation to amend the City of Columbia Comprehensive Plan to update the Future Land Use Map to include recently annexed parcels between April 2014 and March 2015.

Mr. Fellows provided background on the Comprehensive Plan approved in February 2015 by City Council. Recently annexed parcels were not included in the new districts that were incorporated in April. The Future Land Use Map will need to be updated to include those properties, and will be updated each time annexations are brought into the City.

Motion by Mr. McDuffie to recommend approval to amend the City of Columbia Comprehensive Plan to update the Future Land Use Map to include recently annexed parcels between April 2014 and March 2015.

Motion seconded by Ms. Foster.

Motion passes 9-0.

6. **Transportation Element:** Request recommendation to amend Chapter Eight “Physical Area Development, Transportation Element Subsection 8.2-3” of the City of Columbia Comprehensive Plan.
 - a. Click **HERE** to access **Walk Bike Columbia – Pedestrian Bicycle Master Plan document**

Lucinda Statler, Urban Design Planner, provided an overview and update on the Walk Bike Columbia – Pedestrian Bicycle Master Plan.

Mr. Fellows spoke on the feasibility analysis of the Bike Share Program, recommendations and proposed improvements.

Motion by Mr. McDuffie to recommend approval to amend Chapter Eight “Physical Area Development, Transportation Element Subsection 8.2-3” of the City of Columbia Comprehensive Plan.

Motion seconded by Ms. Tyler.

Motion passes 8-1 with Mr. Stern in opposition of the motion.

III OTHER BUSINESS

1. Adjourn

There being no further business, meeting adjourned at 6:25 PM.

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