

ORDINANCE NO. 2005-132

Annexing 717 Deerwood Street, Richland County TMS #13708-07-10

WHEREAS, a proper petition has been filed with the City Council by one hundred (100%) per cent of the property owners of the within described property under the provisions of South Carolina Code Ann. Section 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; NOW, THEREFORE,

BE IT ORDAINED by the Mayor and Council of the City of Columbia, South Carolina, this 11th day of January, 2006, that the property described herein is hereby annexed to and becomes part of the City of Columbia effective April 15, 2006. This property shall be zoned RG-1.

PROPERTY DESCRIPTION: See attached EXHIBIT A  
Richland County TMS NO.: 13708-07-10

Also included in the territory hereby annexed are all contiguous portions of all public rights of way, streets and highways.

Requested by:

  
MAYOR

Approved by:

  
City Manager

Approved as to form:

  
City Attorney

ATTEST:

  
City Clerk

Introduced: 12/15/2005  
Final Reading: 1/11/2006

ORIGINAL  
STAMPED IN REC

**EXHIBIT A**  
**PROPERTY DESCRIPTION**  
**ORDINANCE NO.: 2005-132**

All that certain piece, parcel or lot of land, with improvements thereon, if any, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, being shown and delineated on Richland County Tax Map Sheet 13708, Block 07, Lot 10. Said parcel having such boundaries and measurements as are shown on said map.

# MEMORANDUM

## Office of the City Manager

TO: Department Heads

FROM: Charles P. Austin, Sr., City Manager

DATE: November 1, 2005

RE: Property Address: 717 Deerwood Street  
Richland County TMS: 13708-07-10  
Owner(s): Yellow Hammer, LLC  
Current Use: SF Residential  
Proposed Use: Construction of additional SF dwelling  
Reason for Annexation: Contiguous; water/sewer  
City Council District: 3  
Current County Zoning: RM-MD  
Proposed City Zoning: RG-1

The Planning Department 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 the Planning Department. The Planning Department will compile your comments for City Council consideration.

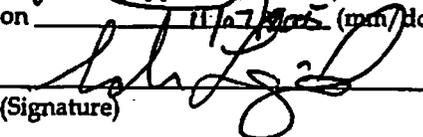
Time is of the essence and you must act promptly with regard to this matter. Planning Department staff will see to it that this matter is placed on the Planning Commission's agenda. Planning Department staff will notify the City Attorney of the Planning Commission's zoning recommendation by forwarding a copy of this form, completed, as soon as the Planning Commission has met.

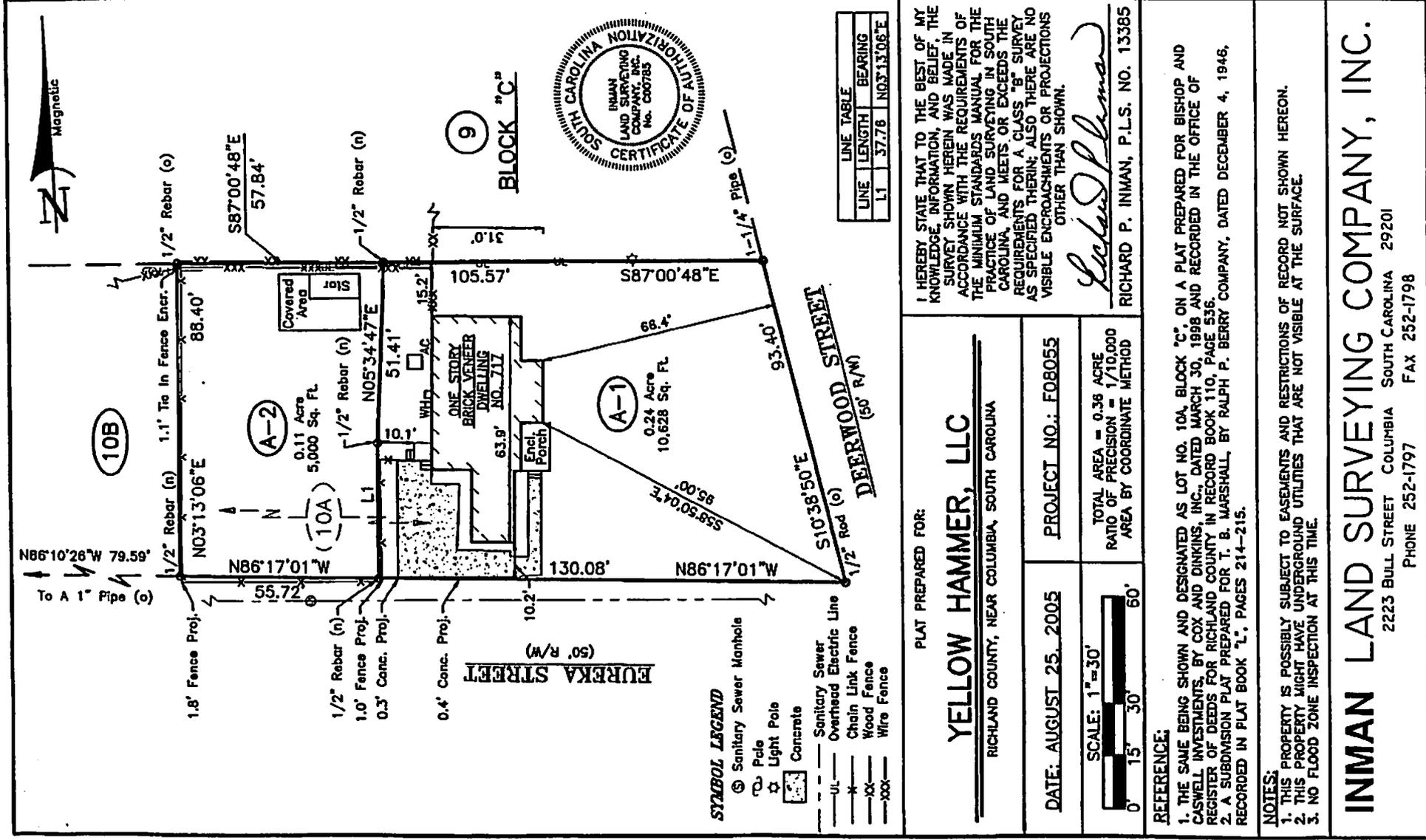
/swh  
Attachments

cc: John Dooley, Utilities Director  
Marc Mylott, Development Services Director  
Rick Semon, Community Dev. Admin.  
S. Allison Baker, Parks and Recreation Director  
Janet LaSchuma, Business License Admin.  
Sonya Covington, Water Customer Service  
James Meggs, City Attorney  
Tawana Shine, Accounting  
Skip Hudson, Community Planner  
James Johnson, Utilities  
Howard Boyd, Engineering  
Andrew Livengood, Zoning  
Carolyn Wilson, Police Planning & Research  
Wendy Brawn, South Carolina Electric & Gas  
Marlin C. Henderson, Richland County Solid Waste Collection  
Alfreda Tindall, Richland County 911 Addressing Coordinator

Shahid Khan, Engineering  
Cathy Alexander, Finance Director  
Office of the Building Official  
Missy Gentry, Public Services Director  
H. Dean Crisp, Chief of Police  
Judy Spell, 911 Communications  
Bradley Anderson, Fire Chief  
Ted Morgan, Water Distribution  
Denny Daniels, Engineering  
Franklin Maples, Fire Department  
Lloyd Brown, Water Distribution  
Susan Leitner, Engineering  
Mid Carolina Electric Cooperative

Planning Commission Zoning Recommendation:

RG-1 (Zoning classification)  
8-0 (Approved/Denied)  
on 11/07/2005 (mm/dd/yyyy)  
  
(Signature)



LINE TABLE		
LINE	LENGTH	BEARING
L1	37.78	N03°13'06\"E

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.

*Richard P. Inman*  
 RICHARD P. INMAN, P.L.S. NO. 13385

PLAT PREPARED FOR:  
**YELLOW HAMMER, LLC**  
 RICHLAND COUNTY, NEAR COLUMBIA, SOUTH CAROLINA

DATE: AUGUST 25, 2005  
 PROJECT NO.: F08055

TOTAL AREA = 0.36 ACRE  
 RATIO OF PRECISION = 1/10,000  
 AREA BY COORDINATE METHOD



**REFERENCES:**

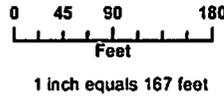
1. THE SAME BEING SHOWN AND DESIGNATED AS LOT NO. 10A, BLOCK "C", ON A PLAT PREPARED FOR BISHOP AND CASWELL INVESTMENTS, BY COX AND DINKINS, INC., DATED MARCH 30, 1998 AND RECORDED IN THE OFFICE OF REGISTER OF DEEDS FOR RICHLAND COUNTY IN RECORD BOOK 110, PAGE 536.
2. A SUBDIVISION PLAT PREPARED FOR T. B. MARSHALL, BY RALPH P. BERRY COMPANY, DATED DECEMBER 4, 1946, RECORDED IN PLAT BOOK "L", PAGES 214-215.

**NOTES:**

1. THIS PROPERTY IS POSSIBLY SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD NOT SHOWN HEREON.
2. THIS PROPERTY MIGHT HAVE UNDERGROUND UTILITIES THAT ARE NOT VISIBLE AT THE SURFACE.
3. NO FLOOD ZONE INSPECTION AT THIS TIME.

**INMAN LAND SURVEYING COMPANY, INC.**  
 2223 BULL STREET COLUMBIA SOUTH CAROLINA 29201  
 PHONE 252-1797 FAX 252-1798

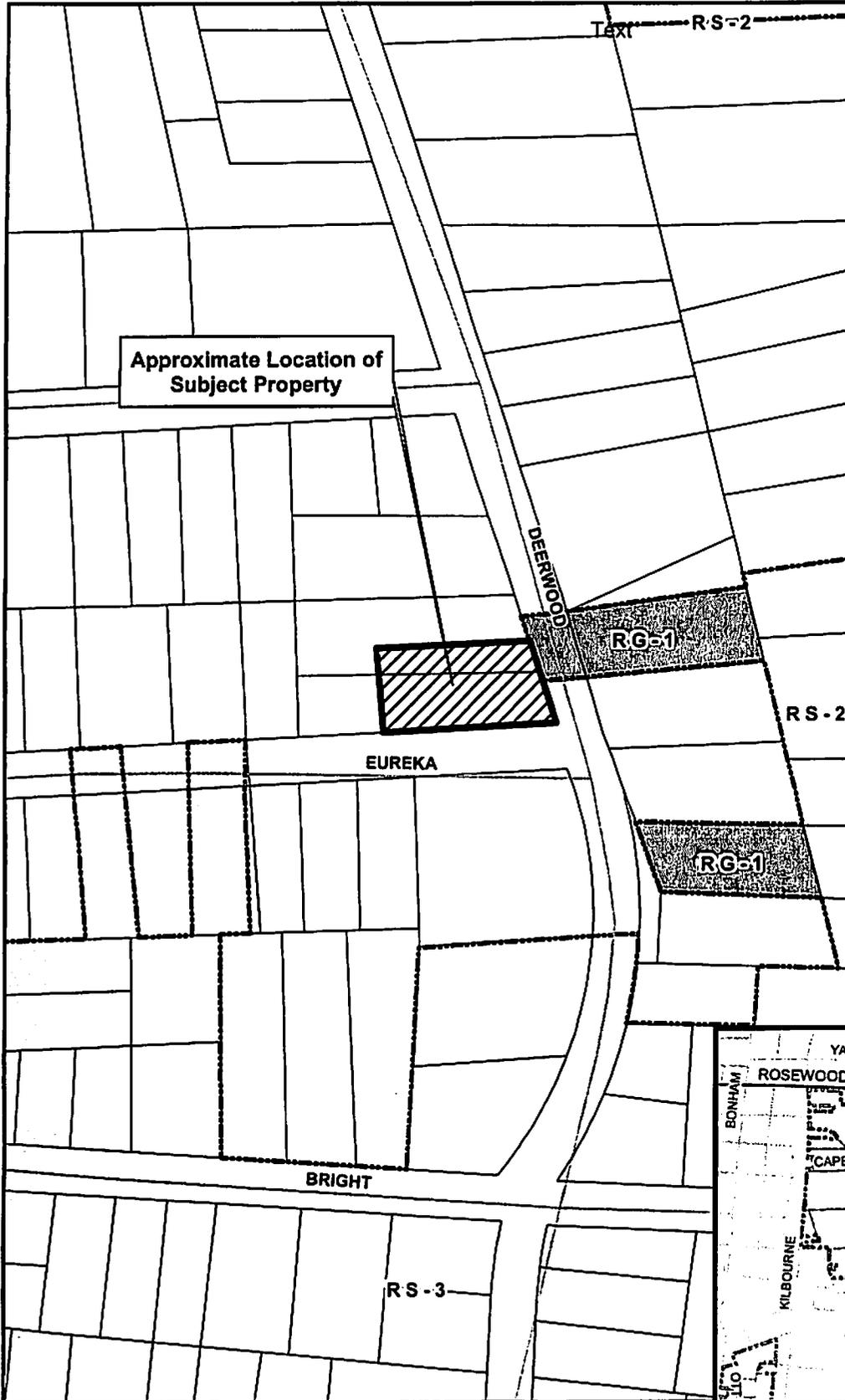
**717 Deerwood  
Annexation  
RG-1 in the County**



**COLUMBIA**  
A Capital Place To Be



Planning & Zoning Department  
Zoning Division



**LEGEND**

- Street Centerlines
- City Limits
- Parcels
- Zoning Districts**
- D-1
- RS-1
- RS-1A
- RS-1B
- RS-2
- RS-3
- RD
- RG-1
- RG-1A
- RG-2
- RG-3
- UTD
- C-1
- C-2
- C-3
- C-3A
- C-4
- C-5
- M-1
- M-2
- PUD-R
- PUD-C
- PUD-LS (Harbison)
- Out of City
- Lexington Streets

**ORIGINAL PREPARATION/DATE:**

This map was prepared by:  
Andrew Livengood  
Planning Commission  
November 7, 2005

**REVISION NUMBER/DATE:**

None

**DISCLAIMER:**

The City of Columbia Department of Engineering and Department of Planning and Zoning 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.

