



CITY OF COLUMBIA PLANNING COMMISSION

January 6, 2020

Regular Session 5:15 P.M.

City Council Chambers, 3rd Floor, 1737 Main Street, Columbia, SC 29201

In attendance: James Frost II, LaTrell Harts, April James, Isa Mandell, Dale Stigamier, Ford Tupper, Craig Waites

Absent: Brian Dolphin

Staff: John Fellows, Shane Shaughnessy, Andrea Wolfe, Krista Hampton, Rachel Bailey, Hope Hasty

I. CALL TO ORDER/ROLL CALL

Meeting called to order at 5:15 PM by vice-chairman Dale Stigamier.
Roll call, quorum established.

John Fellows, Planning Administrator, proceeded with review of the Consent Agenda.

II. CONSENT AGENDA

Approval of Minutes

1. Approve December 2, 2019 Minutes

Comprehensive Plan Map Amendment & Zoning Map Amendment for Pending Annexation

2. **ANNEX-2019-0023: 151 Clemson Road; TMS# 25705-07-27;** request recommendation to annex, assign land use classification of Regional Activity Corridor (AC-3) and assign zoning of General Commercial District (C-3). The property is currently classified as Mixed Use Corridor and zoned GC by Richland County.
3. **ANNEX-2019-0024: 220 Deerwood Street; TMS# 13805-05-18;** request recommendation to annex, assign land use classification of Urban Core Residential Small Lot (UCR-1) and assign zoning of General Residential District (RG-2). The property is currently classified as Mixed Use Corridor and zoned RM-HD by Richland County.
4. **ANNEX-2019-0025: 171 Clemson Road; TMS# 25705-07-25;** request recommendation to annex, assign land use classification of Regional Activity Corridor (AC-3) and assign zoning of General Commercial District (C-3). The property is currently classified as Mixed Use Corridor and zoned GC by Richland County.

Zoning Map Amendment

5. **ZMA-2019-0016: 209 Council Loop, TMS# 16313-05-18;** request to make a Minor Amendment to a Planned Unit Development-Large Scale (PUD-LS).

6. **ZMA-2019-0018: 626 Blanding Street, TMS# 09010-12-17;** request to make a Minor Amendment to a Planned Unit Development – Residential District (PUD-R), City Center Design/Development District (-DD).

Zoning Map and Text Amendment

7. **ZMA-2018-0017: 1 acre portion of 2.14 acres W/S Barnwell Street, TMS# 11404-10-04(p);** rezone the parcel from Planned Unit Development – Large Scale (PUD-LS) to Planned Unit Development – Large Scale (PUD-LS), –Design and Preservation Area (–DP) and Amend Chapter 17 – Article V, Division 4 - §17-691(d) to designate structure as a Group III Landmark.

There were no requests to have any items removed from the Consent Agenda for discussion.

Motion by Ms. James to recommend approval of the Consent Agenda.

Motion seconded by Mr. Frost. Motion passed 7-0.

III. REGULAR AGENDA

Zoning Text Amendment

8. **TA-2019-0006: Amend §17-322- -5p Five Points Overlay District** –Amend the text of §17-322 to eliminate parking requirements for uses occupying 4,000 sq. ft. or less with the exception of SIC 5813, Drinking Establishments in the Five Points Overlay District.

Mr. Fellows presented the request.

Krista Hampton, Director of Planning and Development Services, applicant, was available for questions.

As no one spoke in favor or opposition of the request, testimony closed for Board discussion.

Motion by Mr. Frost to recommend approval to amend Amend §17-322 to eliminate parking requirements for uses occupying 4,000 sq. ft. or less with the exception of SIC 5813, Drinking Establishments in the Five Points Overlay District.

Motion seconded by Ms. James. Motion passed 7-0.

Zoning Map Amendment

9. **ZMA-2019-0014: 3915 Devine Street, TMS# 13808-09-16;** request to rezone the parcel from General Residential District (RG-1) to Office and Institutional District (C-1).

Ms. DeForth introduced the request for rezoning.

John Whitaker, agent for the applicant, stated he had spoken with residents surrounding the property, the neighborhood association president, and other individuals in the area who voiced some concerns regarding traffic and signage for his business. However, he felt feedback received was positive.

As no one spoke in favor or opposition of the request, testimony closed for Board discussion.

Motion by Mr. Frost to approve the request.

Motion seconded by Ms. James. Motion approved 7-0.

IV. OTHER BUSINESS

Recognition of Appreciation for Services Rendered

Rick Cohn was recognized and thanked for his service as a Commission member, Vice-chairman, and Chairman from May 5, 2017 to December 2, 2019. Mr. Cohn resigned as Chairman of the Planning Commission in December to take on the Chairman At-Large position at SCETV.

He provided a few words of thanks to fellow Commission members for their work during his time on the Commission in the development of downtown Columbia and maintaining the protection of neighborhoods.

Election of Officers – Chair and Vice-Chair

As Mr. Cohn stepped down from the Chairman position, elections were required. The Commission Bylaws state nominations take place in May of each year, therefore the appointments made today would run through May 2020, when new elections would occur. Written votes for Chairman and Vice-chairman were provided.

Nominations for Chairman:

Mr. Waites nominated Mr. Stigamier
Ms. James nominated herself

Seven votes cast, votes tallied.

Mr. Stigamier - Six

Ms. James - One

Mr. Stigamier was appointed Chairperson through May 2020.

Nominations for Vice-chairman:

Mr. Waites nominated Mr. Frost
Ms. James nominated herself

Seven votes cast, votes tallied.

Mr. Frost - Five

Ms. James - Two

Mr. Frost was appointed Vice-chairperson through May 2020.

V. ADJOURN

**There being no further business, motion by Ms. James to adjourn the meeting.
Motion seconded by Mr. Frost. Meeting adjourned at 5:29PM**

Respectfully submitted by Andrea Wolfe
Land Use Board Coordinator
Planning and Development Services Department