



CITY OF COLUMBIA PLANNING COMMISSION

November 9, 2023

Regular Session 4:00 P.M.

City Hall • 3rd Floor, Council Chambers

1737 Main Street • Columbia, SC

RYAN CAUSEY • HARRIS COHN • STEVEN COOK • ANNA DAVIS •
JAMES FROST II • MASON HARPE • RAQUEL THOMAS • CARLOS OSORIO

In attendance: Ryan Causey, Harris Cohn, Steven Cook, Anna Davis, Mason Harpe, Raquel Thomas and Carlos Osorio

Absent: James Frost II

Staff: Skye Robinson Barnes, Johnathan Chambers, Hope Hasty, Krista Hampton, Tristian Kercher Andrew Livengood, and Lucinda Statler

I. CALL TO ORDER/ROLL CALL

Mr. Cohn, Co-Chair, called the meeting to order at 4:01 p.m. Mr. Cohn welcomed attendees. Lucinda Statler, Planning Administrator, called the roll; a quorum was established. Mr. Cohn reviewed the meeting format and ways to communicate during the meeting.

II. CONSENT AGENDA

Approval of Minutes

1. Approve **October 30, 2023 Minutes (Special Session rescheduled from 10/12)**

Future Land Use Map Amendment & Zoning Map Amendment for Pending Annexation

2. **ANNEX-2023-0023: 103.07 acres B/S Circleview Road and 21.90 acres W/S Circleview Road, TMS# 09203-01-01 and 07415-02-02;** Request recommendation on the assignment of the land use classifications of Urban Core Residential Small Lot (UCR-1) and Transitional/Sensitive Lands (T/S) and the assignment of zoning of Residential Single Family Small Lot District (RSF-3), portions within the Floodplain Overlay District (OV-FP) and the Floodway Overlay District (OV-FW), for a pending annexation. The property is currently classified as Mixed Residential (High Density), and zoned RU and RS-HD by Richland County.
3. **ANNEX-2023-0024: 0.04-acre portion of 702 Percival Road, TMS# 16813-04-01 (portion);** Request recommendation on the assignment of the land use classification of Urban Edge Mixed Residential (UEMR) and the assignment of zoning of Residential Mixed District (RM-1) for a pending annexation. The property is currently classified as Mixed Residential (High Density) and zoned RM-HD by Richland County.

Zoning Map Amendment

4. **ZMA-2023-0017: 1213 Pickens Street, TMS# 11401-05-09;** Request recommendation to rezone the property from Downtown Activity Center District (DAC) in the City Center Overlay District (OV-CC) to Mixed Use District (MU-2) in the City Center Overlay District (OV-CC).

Ms. Statler completed her review of the consent agenda. Pause provided for public input no public input received. Ms. Thomas made a motion to approve the October 30th minutes and consent agenda subject to staff comments. Mr. Harpe seconded the motion; motion passed all aye (7-0).

III. REGULAR AGENDA

Zoning Map Amendment

5. **ZMA-2023-0016: 480 S. Pickens Street, TMS# 11212-06-06;** Request recommendation to rezone the property from Employment Campus District (EC) in the Airport Safety Overlay District (OV-A) to Mixed Residential District (RM-2) in the Airport Safety Overlay District (OV-A).

Applicant Jeff Koon, provided overview of project. Pause provided for public input. A representative with SCAC spoke in opposition of the project citing safety and high-density concerns. Public input platform closed as no additional comments were made. Ms. Thomas made motion to approve subject to staff comments. Mr. Harpe seconded the motion, motion passed; all aye (7-0).

IV. OTHER BUSINESS

V. ADJOURN

Mr. Cohn asked for a motion to adjourn. Mr. Causey made a motion to adjourn the meeting, which was seconded by Ms. Davis. The motion to adjourn passed by a unanimous vote (7-0), and the meeting was adjourned at 4: 31 PM.

**Respectfully submitted,
Planning & Development Services Department**