

ORDINANCE NO. 2005-107

Annexing Lots 1, 2, 3 and 4, Timberlane Drive at Glenhaven Road,  
Richland County TMS #13710-04-01; 13710-04-02 and 13710-04-03

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 RS-2.

PROPERTY DESCRIPTION: See attached EXHIBIT A  
Richland County TMS NO.: 13710-04-01; 13710-04-02 and 13710-04-03

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

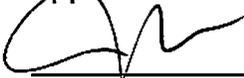
Requested by:

  
\_\_\_\_\_  
MAYOR

Approved by:

  
\_\_\_\_\_  
City Manager

Approved as to form:

  
\_\_\_\_\_  
City Attorney

ATTEST:

  
\_\_\_\_\_  
City Clerk

Introduced: 12/14/2005  
Final Reading: 1/11/2006

**EXHIBIT A**  
**PROPERTY DESCRIPTION**  
**ORDINANCE NO.: 2005-107**

All those certain pieces, parcels or lots 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 13710, Block 04, Lot 01; Sheet 13710, Block 04, Lot 02 and Sheet 13710, Block 04, Lot 03. Said parcels having such boundaries and measurements as are shown on said map.

107

# MEMORANDUM

## Office of the City Manager

TO: Department Heads

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

DATE: August 2, 2005

TO BE COMPLETED BY  
DEVELOPMENT DIRECTOR:

County Zoning:  
Proposed City Zoning:  
Proposed Use:

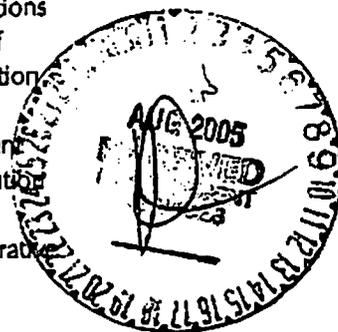
RE: **Property Address:** Lots 1, 2, 3 and 4, Timberlane Drive at Glenhaven Road  
**Richland County TMS:** 13710-04-01; 13710-04-02 and 13710-04-03  
**Owner(s):** William P. Fowler, Jr.  
**Current Use:** vacant  
**Reason for Annexation:** Contiguous; water  
**City District:** 3

The City Attorney 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.

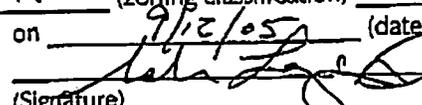
### Attachments

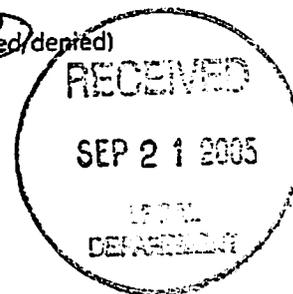
- |   |  |
|---|--|
| cc: John Dooley, Utilities Director                         | Shahid Khan, Engineering               |
| Marc Mylott, Zoning Administrator                           | Cathy Alexander, Finance Director      |
| Rick Semon, Community Dev. Admin.                           | Office of the Building Official        |
| S. Allison Baker, Parks and Recreation Director             | Missy Gentry, Public Services Director |
| Janet LaSchuma, Business License Admin.                     | H. Dean Crisp, Chief of Police         |
| Sonya Covington, Water Customer Service                     | Judy Spell, 911 Communications         |
| Nathaniel Land, Deputy Planning Director                    | Bradley Anderson, Fire Chief           |
| Tawana Shine, Accounting                                    | Ted Morgan, Water Distribution         |
| Skip Hudson, Community Planner                              | Denny Daniels, Engineering             |
| James Johnson, Utilities                                    | Joseph Floyd, Fire Department          |
| Howard Boyd, Engineering                                    | Lloyd Brown, Water Distribution        |
| Andrew Livengood, Zoning                                    | Susan Leitner, Engineering             |
| Carolyn Wilson, Police Planning & Research                  | Mid Carolina Electric Cooperat         |
| Wendy Brawn, South Carolina Electric & Gas                  |  |
| Marlin C. Henderson, Richland County Solid Waste Collection |  |
| Alfreda Tindall, Richland County 911 Addressing Coordinator |  |



Planning Commission Zoning Recommendation: RS-2 (zoning classification) 80 (approved/denied)

on 9/12/05 (date)

 (Signature)



# CITY OF COLUMBIA

Address: Lots 1, 2, 3 and 4  
Timberlane Drive at  
Glenhaven Road

TMS: 13710-04-01; 13710-04-02  
and 13710-04-03

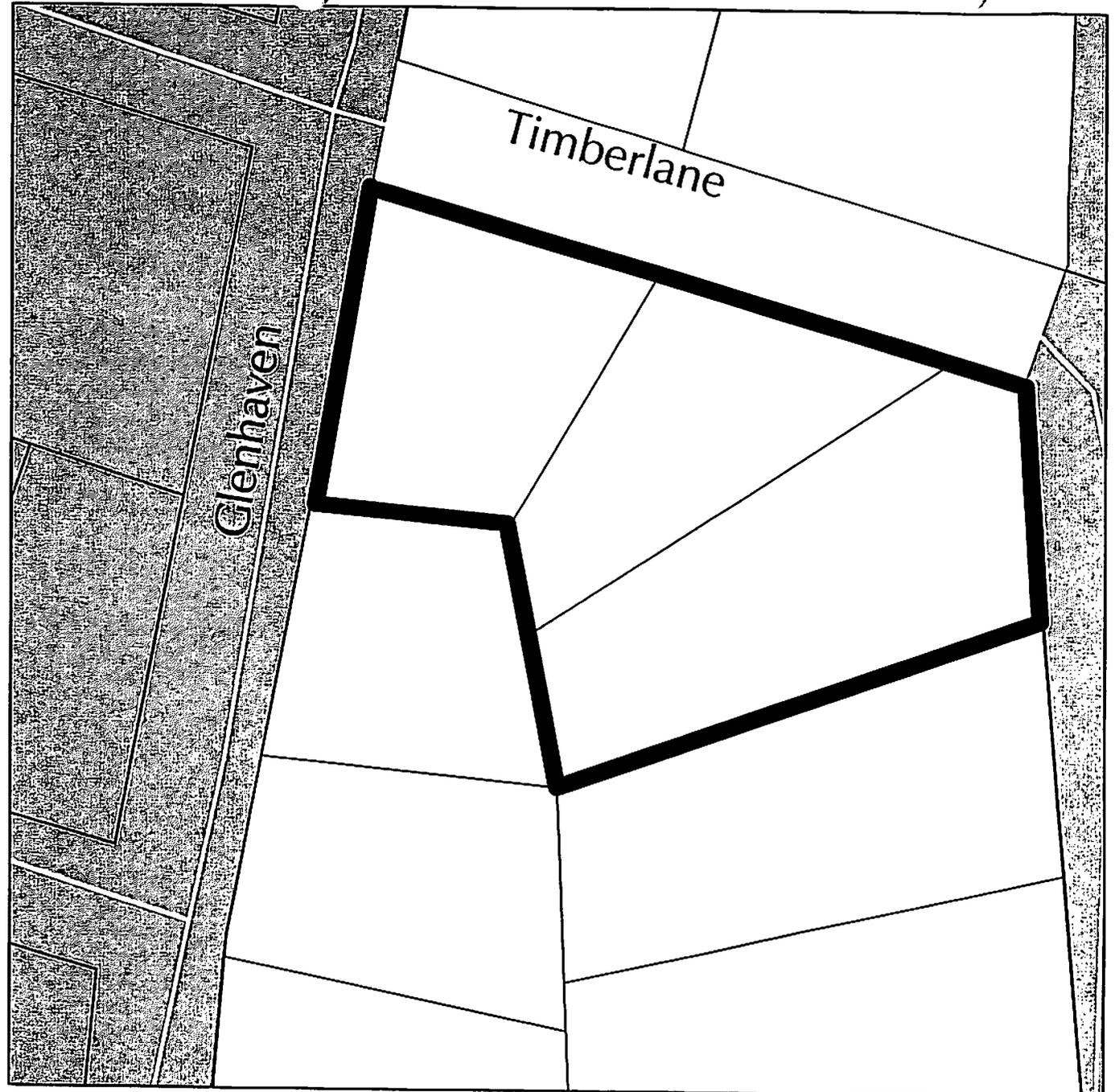
Proposed Use of Property: residential

Purpose of Annexation: water

Council District: 3



City of Columbia - Department of Engineering  
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.



PROPERTY MAY BE SUBJECT TO UNRECORDED OR UNRECORDED EASEMENTS OR RESTRICTIONS NOT OBSERVED AND TO INFORMATION REVEALED IN A COMPLETE TITLE SEARCH. THE SURVEYOR DID NOT PERFORM A TITLE SEARCH. UNDERGROUND UTILITIES MAY BE PRESENT, BUT THEIR LOCATION WAS NOT DETERMINED.

I HEREBY CERTIFY THAT THIS PLAN DESCRIBED HEREON IS A TRUE AND ACCURATE SURVEY TO THE REQUIREMENTS OF RICHLAND COUNTY SUBDIVISION REGULATIONS AND THE MONUMENTS SHOWN HEREON HAVE BEEN PLACED TO THE ACCURACY OF SAID REGULATIONS.

PROPERTY LIES WITHIN ZONE "A-E" PER FIRM MAPS NO. 45079C0176G, DATED JANUARY 19, 1994, AND NO. 45079C0178H, DATED FEBRUARY 20, 2002. BASE FLOOD ELEVATION IS 145.0 FEET. MINIMUM FINISHED FLOOR ELEVATION IS 147.0 FEET.

TMS NOS. 13710-04-01, 13710-04-02, & 13710-04-03

CURRENT ZONING: R92

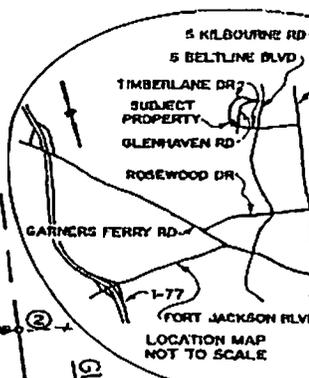
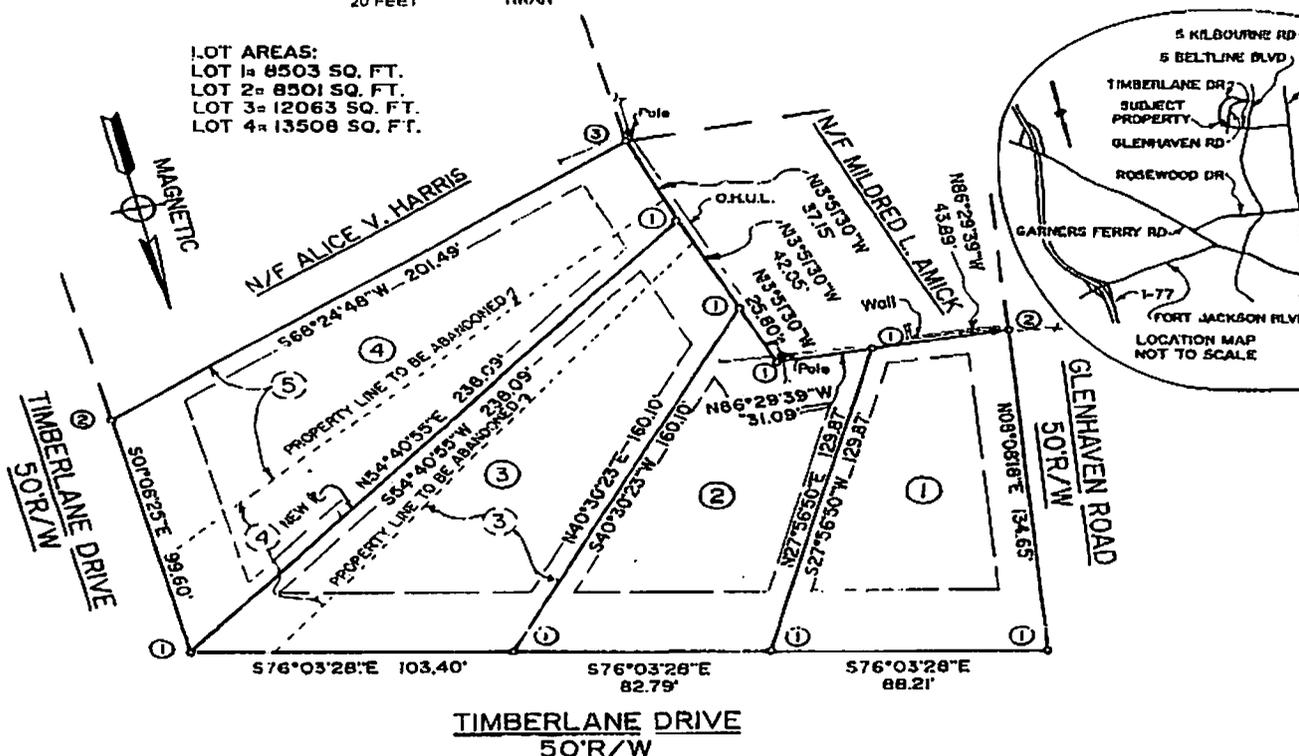
LOT NO. 1 IS A PORTION OF TMS NO. 13710-04-01  
LOT NO. 2 IS A PORTION OF TMS NOS. 13710-04-01 & 02  
LOT NO. 3 IS A PORTION OF TMS NOS. 13710-04-02 & 03  
LOT NO. 4 IS A PORTION OF TMS NO. 13710-04-03

MINIMUM BUILDING SETBACKS:

25 FEET FRONT (PRIMARY)  
12.5 FEET FRONT (SECONDARY)  
13 FEET SIDE (COMBINED TOTAL - INDIVIDUAL NOT LESS THAN 4 FEET)  
20 FEET REAR

TOTAL AREA IS .98 ACRES - 42,984 SQUARE FEET

LOT AREAS:  
LOT 1 = 8503 SQ. FT.  
LOT 2 = 8501 SQ. FT.  
LOT 3 = 12063 SQ. FT.  
LOT 4 = 13508 SQ. FT.



- 1 - 1/2" Rebar(in)
- 2 - 3/4" Pipe(o)
- 3 - 1/2" Pipe(o)

NOTE:  
ENTIRE LOTS TO BE CLEARED UPON SECURING BUILDING PERMIT.  
WATER AND SEWER TO BE PROVIDED BY THE CITY OF COLUMBIA

OWNER/DEVELOPER:  
WILLIAM P. FOWLER, JR.  
721 KING STREET  
COLUMBIA, SC 29205  
(803) 266-0295

Book 01065-0459  
Page 110.00 County Tax \$0.00 Date 1st \$0.00  
Not Overlaid



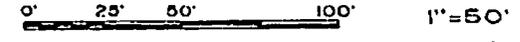
REFERENCES:  
SAME BEING SHOWN AS LOTS "A", "D", & "C" ON PLAT PREPARED FOR FAOAN & WILKERSON ASSOC., BY MCMILLAN ENGINEERING COMPANY, DATED FEBRUARY 13, 1988, AND RECORDED IN THE OFFICE OF REGISTER OF DEEDS FOR RICHLAND COUNTY IN PLAT BOOK 32, PAGE 400.  
REFERENCE ALSO PLAT PREPARED FOR GEORGE H. DAVIS, JR., BY BAXTER LAND SURVEYING CO., INC., DATED JUNE 21, 2004.  
REFERENCE ALSO PLAT PREPARED FOR WILLIAM P. FOWLER, JR. BY BAXTER LAND SURVEYING CO., INC. DATED AUGUST 6, 2004 AND RECORDED IN RECORD BOOK 990 PAGE 1069.

Richland County, South Carolina  
Approved For Recording  
Date: 6/15/05 SD-05-35  
*Carl D. Gosline*  
Carl D. Gosline, AICP Subdv. Admin.

PREPARED FOR  
WILLIAM P. FOWLER, JR.  
RICHLAND COUNTY, NEAR COLUMBIA, SOUTH CAROLINA



I HEREBY STATE THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF, THE SURVEY SHOWN HEREON 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 D SURVEY AS SPECIFIED THEREIN, ALSO THERE ARE NO VISIBLE ENCROACHMENTS OR PROJECTIONS OTHER THAN SHOWN.



BAXTER LAND SURVEYING CO., INC.  
533 HARDEN STREET - COLUMBIA, SC 29205  
PH. (803)252-8564 FAX. (803) 252-2610

JUNE 10 2005  
*Ross R. W. Baxter*  
ROSS R. W. BAXTER, JR.  
SCPLS NO. 7013

JUN 14 2005

STATE OF SOUTH CAROLINA    )  
   )  
 COUNTY OF RICHLAND        )

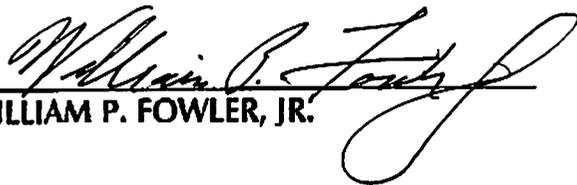
PETITION FOR ANNEXATION

The undersigned, being the owner(s) of the property described below hereby petition(s) the Mayor and City Council for annexation to the City of Columbia, South Carolina pursuant to S.C. Code Ann. Section 5-3-150, 1976, as amended.

Property Description:       All those certain pieces, parcels or lots 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, and being shown and delineated as Richland County Tax Map Sheet 13710, Block 04, Lot 01, Sheet 13710, Block 04, Lot 02 and Sheet 13710, Block 04, Lot 03. Said parcels having such boundaries and measurements as are shown on said map.

Richland County TMS:       13710-04-01, 13710-04-02 and 13710-04-03

Property Address:           Lots 1, 2, 3 and 4  
   Timberlane Drive at Glenhaven Road

  
 \_\_\_\_\_  
 WILLIAM P. FOWLER, JR.

Date: 7/25/2005

