

ORDINANCE NO. 2011-008

ORIGINAL
STAMPED IN RED

Annexing Bay Berry Mews, Capital Heights and 4219 Lester Drive, Richland County TMS #11611-08-09, 11611-03-03, 11611-03-04, 11611-03-05, 11611-03-06, 11611-03-07, 11611-03-08, 11611-03-09, 11611-03-10, 11611-03-11, 11611-03-12, 11611-03-13, 11611-03-14, 11611-03-15, 11611-03-16, 11611-03-17, 11611-03-18, 11611-03-19, 11611-03-20, 11611-03-21, 11611-03-22, 11611-03-23, 11611-03-24, 11611-03-25, 11611-03-26, 11611-03-27, 11611-03-28, 11611-03-29, 11611-03-30, 11611-03-31, 11611-03-32, 11611-03-33, 11611-03-34, 11611-03-35, 11611-03-36, 11611-03-37, 11611-03-38, 11611-03-39, 11611-03-40, 11611-07-01, 11611-07-02, 11611-07-03, 11611-07-04, 11611-07-05, 11611-07-06, 11611-07-07, 11611-07-08, 11611-07-09, 11611-07-10, 11611-07-11, 11611-07-12, 11611-07-13, 11611-07-14, 11611-07-15, 11611-07-16, 11611-07-17, 11611-07-18, 11611-07-19, 11611-07-20, 11611-07-21, 11611-07-22, 11611-07-23, 11611-07-24, 11611-07-25, 11611-07-26, 11611-08-01, 11611-08-02, 11611-08-03, 11611-08-04, 11611-08-05, 11611-08-06, 11611-08-07, 11611-08-08, 11611-08-10, 11611-08-11, 11611-08-12, 11611-08-13, 11611-08-14, 11611-08-15, 11611-08-16, 11611-08-17, 11611-08-18, 11611-08-19, 11611-08-20, 11611-08-21, 11611-08-22, 11611-08-23, 11611-08-24, 11611-08-25, 11611-08-26, 11611-08-27, 11611-08-28, 11611-08-29, 11611-08-30, 11611-08-31, 11611-08-32, 11611-08-33, 11612-06-01, 11612-06-02, 11612-06-03, 11612-06-04, 11612-06-05; 1611-02-15, 11611-02-16, 11611-02-17, 11611-02-18, 11611-02-19, 11611-02-20, 11611-02-21, 11611-02-22, 11611-02-23, 11611-02-24, 11611-02-25, 11611-02-26, 11611-02-27, 11611-02-28, 11611-02-29, 11611-02-30, 11611-02-31, 11611-02-32, 11611-02-33, 11611-02-34, 11611-02-35, 11611-02-36, 11611-02-37, 11611-02-38, 11611-02-39, 11611-02-40, 11611-02-41, 11611-09-01, 11611-09-02, 11611-09-03, 11611-09-04, 11611-09-05, 11611-09-06, 11611-09-07, 11611-09-08, 11612-04-06, 11612-04-10, 11612-04-11, 11612-04-12, 11612-04-13, 11612-04-14, 11612-04-15, 11612-04-16, 11612-04-17, 11612-04-18, 11612-04-19, 11612-04-20, 11612-04-21, 11612-04-22, 11612-04-23, 11612-04-24, 11612-04-25, 11612-04-26, 11612-04-27, 11612-04-28, 11612-04-29, 11612-04-30, 11612-04-31, 11612-04-32, 11612-04-33, 11612-04-34, 11612-04-35, 11612-04-36, 11612-04-37, 11612-04-38, 11612-04-39, 11612-04-40, 11612-04-41, 11612-04-42, 11612-04-43, 11612-04-44, 11612-04-45, 11612-07-05, 11612-07-06, 11612-07-07, 11612-07-08, 11612-07-09, 11612-07-10, 11612-07-11, 11612-07-12, 11612-07-13, 11612-07-14, 11612-07-15, 11612-07-16, 11612-08-01, 11612-08-02, 11612-08-03, 11612-08-04, 11612-08-05, 11612-08-06, 11612-08-07, 11612-08-08, 11612-08-09, 11612-08-10, 11612-08-11, 11612-08-12, 11612-08-13, 11612-08-14, 11612-08-15, 11612-08-16, 11612-08-17, 11612-08-18, 11612-08-19, 11612-08-20, 11612-07-04; and 11611-03-01

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,

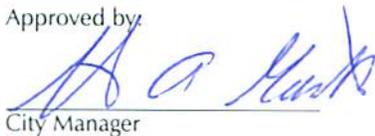
BE IT ORDAINED by the Mayor and Council of the City of Columbia, South Carolina, this 24th day of May, 2011 that the property described herein is hereby annexed to and becomes part of the City of Columbia effective immediately. This property shall be zoned RG-2 and apportioned to City Council District 1 and 2, Census Tract 109.

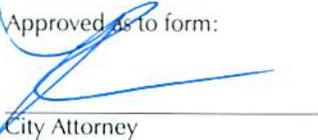
PROPERTY DESCRIPTION: See Attached Exhibit "A"
Richland County TMS NO.: See attached.

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

Requested by:
Planning and Development Services


MAYOR

Approved by:

City Manager

Approved as to form:

City Attorney

ATTEST:

City Clerk

Introduced: 2/1/2011 deferred to 5/17/2011
Public Hearing: 5/17/2011
Final Reading: 5/24/2011

**EXHIBIT A
PROPERTY DESCRIPTION
ORDINANCE NO.: 2011-008**

Bay Berry Mews:

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, containing 22.3498 acres, more or less, being shown and delineated as Lots 1 – 104, Lester Drive, and Bay Shell Drive on a final plat titled Bay Berry Mews Subdivision prepared for NHPAHP Bay Berry Mews, LP by American Engineering Consultants, Inc., and dated May 28, 1997. Said parcels having such boundaries and measurements as are shown on said final plat.

Richland County TMS: 11611-08-09, 11611-03-03, 11611-03-04, 11611-03-05, 11611-03-06, 11611-03-07, 11611-03-08, 11611-03-09, 11611-03-10, 11611-03-11, 11611-03-12, 11611-03-13, 11611-03-14, 11611-03-15, 11611-03-16, 11611-03-17, 11611-03-18, 11611-03-19, 11611-03-20, 11611-03-21, 11611-03-22, 11611-03-23, 11611-03-24, 11611-03-25, 11611-03-26, 11611-03-27, 11611-03-28, 11611-03-29, 11611-03-30, 11611-03-31, 11611-03-32, 11611-03-33, 11611-03-34, 11611-03-35, 11611-03-36, 11611-03-37, 11611-03-38, 11611-03-39, 11611-03-40, 11611-07-01, 11611-07-02, 11611-07-03, 11611-07-04, 11611-07-05, 11611-07-06, 11611-07-07, 11611-07-08, 11611-07-09, 11611-07-10, 11611-07-11, 11611-07-12, 11611-07-13, 11611-07-14, 11611-07-15, 11611-07-16, 11611-07-17, 11611-07-18, 11611-07-19, 11611-07-20, 11611-07-21, 11611-07-22, 11611-07-23, 11611-07-24, 11611-07-25, 11611-07-26, 11611-08-01, 11611-08-02, 11611-08-03, 11611-08-04, 11611-08-05, 11611-08-06, 11611-08-07, 11611-08-08, 11611-08-10, 11611-08-11, 11611-08-12, 11611-08-13, 11611-08-14, 11611-08-15, 11611-08-16, 11611-08-17, 11611-08-18, 11611-08-19, 11611-08-20, 11611-08-21, 11611-08-22, 11611-08-23, 11611-08-24, 11611-08-25, 11611-08-26, 11611-08-27, 11611-08-28, 11611-08-29, 11611-08-30, 11611-08-31, 11611-08-32, 11611-08-33, 11612-06-01, 11612-06-02, 11612-06-03, 11612-06-04, and 11612-06-05

Property Address: 4120 Lester Dr, 4014 Lester Dr, 4016 Lester Dr, 4018 Lester Dr, 4020 Lester Dr, S/S Bay Shell Dr, 102 Bay Shell Dr, 104 Bay Shell Dr, 106 Bay Shell Dr, 108 Bay Shell Dr, 110 Bay Shell Dr, 112 Bay Shell Dr, 114 Bay Shell Dr, 116 Bay Shell Dr, 118 Bay Shell Dr, 120 Bay Shell Dr, 122 Bay Shell Dr, 124 Bay Shell Dr, 126 Bay Shell Dr, 128 Bay Shell Dr, 130 Bay Shell Dr, 132 Bay Shell Dr, 134 Bay Shell Dr, 136 Bay Shell Dr, 138 Bay Shell Dr, 140 Bay Shell Dr, 142 Bay Shell Dr, 144 Bay Shell Dr, 146 Bay Shell Dr, 148 Bay Shell Dr, 4200 Lester Dr, 4202 Lester Dr, 4206 Lester Dr, 4208 Lester Dr, 4210 Lester Dr, 4212 Lester Dr, 4214 Lester Dr, 4012 Lester Dr, 4010 Bay Shell Dr, 4207 Lester Dr, 4017 Lester Dr, 4019 Lester Dr, 4021 Lester Dr, 4101 Lester Dr, 4103 Lester Dr, 4105 Lester Dr, 4107 Lester Dr, 4109 Lester Dr, 4111 Lester Dr, 4113 Lester Dr, 4115 Lester Dr, 4117 Lester Dr, 4119 Lester Dr, 4121 Lester Dr, 4123 Lester Dr, 4125 Lester Dr, 4127 Lester Dr, 4129 Lester Dr, 4131 Lester Dr, 4133 Lester Dr, 4135 Lester Dr, 4137 Lester Dr, 4201 Lester Dr, 4203 Lester Dr, 4205 Lester Dr, 4104 Lester Dr, 4106 Lester Dr, 4108 Lester Dr, 4110 Lester Dr, 4112 Lester Dr, 4114 Lester Dr, 4116 Lester Dr, 4118 Lester Dr, 4122 Lester Dr, 4124 Lester Dr, 4126 Lester Dr, 4128 Lester Dr, 4130 Lester Dr, 4134 Lester Dr, 145 Bay Shell Dr, 141 Bay Shell Dr, 137 Bay Shell Dr, 135 Bay Shell Dr, 133 Bay Shell Dr, 131 Bay Shell Dr, 129 Bay Shell Dr, 127 Bay Shell Dr, 125 Bay Shell Dr, 123 Bay Shell Dr, 121 Bay Shell Dr, 119 Bay Shell Dr, 117 Bay Shell Dr, 115 Bay Shell Dr, 113 Bay Shell Dr, 109 Bay Shell Dr, 105 Bay Shell Dr, 101 Bay Shell Dr, 4209 Lester Dr, 4211 Lester Dr, 4213 Lester Dr, 4215 Lester Dr, AND 4216 Lester Dr

Capital Heights:

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, containing 21.5359 acres, more or less, being shown and delineated as Lots 1 – 104, Tarragon Drive, Cardamon Court, Tapioca Drive, and Gingerroot Way on a final plat titled Capital Heights Subdivision prepared for NHPAHP Capital Heights, LP by American Engineering Consultants, Inc., dated June 2, 1997, and revised June 13, 1997. Said parcels having such boundaries and measurements as are shown on said final plat.

Richland County TMS: 1611-02-15, 11611-02-16, 11611-02-17, 11611-02-18, 11611-02-19, 11611-02-20, 11611-02-21, 11611-02-22, 11611-02-23, 11611-02-24, 11611-02-25, 11611-02-26, 11611-02-27, 11611-02-28, 11611-02-29, 11611-02-30, 11611-02-31, 11611-02-32, 11611-02-33, 11611-02-34, 11611-02-35, 11611-02-36, 11611-02-37, 11611-02-38, 11611-02-39, 11611-02-40, 11611-02-41, 11611-09-01, 11611-09-02, 11611-09-03, 11611-09-04, 11611-09-05, 11611-09-06, 11611-09-07, 11611-09-08, 11612-04-06, 11612-04-10, 11612-04-11, 11612-04-12, 11612-04-13, 11612-04-14, 11612-04-15, 11612-04-16, 11612-04-17, 11612-04-18, 11612-04-19, 11612-04-20, 11612-04-21, 11612-04-22, 11612-04-23, 11612-04-24, 11612-04-25, 11612-04-26, 11612-04-27, 11612-04-28, 11612-04-29, 11612-04-30, 11612-04-31, 11612-04-32, 11612-04-33, 11612-04-34, 11612-04-35, 11612-04-36, 11612-04-37, 11612-04-38, 11612-04-39, 11612-04-40, 11612-04-41, 11612-04-42, 11612-04-43, 11612-04-44, 11612-04-45, 11612-07-05, 11612-07-06, 11612-07-07, 11612-07-08, 11612-07-09, 11612-07-10, 11612-07-11, 11612-07-12, 11612-07-13, 11612-07-14, 11612-07-15, 11612-07-16, 11612-08-01, 11612-08-02, 11612-08-03, 11612-08-04, 11612-08-05, 11612-08-06, 11612-08-07, 11612-08-08, 11612-08-09, 11612-08-10, 11612-08-11, 11612-08-12, 11612-08-13, 11612-08-14, 11612-08-15, 11612-08-16, 11612-08-17, 11612-08-18, 11612-08-19, 11612-08-20, AND 11612-07-04

Property Address: 126 Cardamon Ct, 128 Cardamon Ct, 200 Cardamon Ct, 202 Cardamon Ct, 204 Cardamon Ct, 206 Cardamon Ct, 208 Cardamon Ct, 209 Cardamon Ct, 207 Cardamon Ct, 205 Cardamon Ct, 203 Cardamon Ct, 201 Cardamon Ct, 300 Gingerroot Way, 302 Gingerroot Way, 304 Gingerroot Way, NW/S Gingerroot Way, 305 Gingerroot Way, 303 Gingerroot Way, 301 Gingerroot Way, 229 Gingerroot Way, 227 Gingerroot Way, 225 Gingerroot Way, 223 Gingerroot Way, 221 Cardamon Ct, 219 Gingerroot Way, 217 Gingerroot Way, 215 Gingerroot Way, 125 Cardamon Ct, 127 Cardamon Ct, 226 Gingerroot Way.

224 Gingerroot Way, 222 Gingerroot Way, 220 Gingerroot Way, 218 Gingerroot Way, 216 Gingerroot Way, E/S Farrow RD, 109 Tarragon Dr, 111 Tarragon Dr, 113 Tarragon Dr, 201 Tarragon Dr, 203 Tarragon Dr, 205 Tarragon Dr, 207 Tarragon Dr, 118 Gingerroot Way, 116 Gingerroot Way, 114 Gingerroot Way, 112 Gingerroot Way, 110 Gingerroot Way, 108 Gingerroot Way, 106 Gingerroot Way, 104 Gingerroot Way, 102 Gingerroot Way, 100 Gingerroot Way, 101 Gingerroot Way, 103 Gingerroot Way, 105 Gingerroot Way, 107 Gingerroot Way, 109 Gingerroot Way, 111 Gingerroot Way, 113 Gingerroot Way, 115 Gingerroot Way, 117 Gingerroot Way, 119 Gingerroot Way, 121 Gingerroot Way, 123 Gingerroot Way, 201 Gingerroot Way, 203 Gingerroot Way, 205 Gingerroot Way, 207 Gingerroot Way, 209 Gingerroot Way, 211 Gingerroot Way, 213 Gingerroot Way, 102 Cardamon Ct, 104 Cardamon Ct, 106 Cardamon Ct, 108 Cardamon Ct, 110 Cardamon Ct, 112 Cardamon Ct, 114 Cardamon Ct, 116 Cardamon Ct, 118 Cardamon Ct, 120 Cardamon Ct, 122 Cardamon Ct, 124 Cardamon Ct, 123 Cardamon Ct, 121 Cardamon Ct, 119 Cardamon Ct, 117 Cardamon Ct, 115 Cardamon Ct, 113 Cardamon Ct, 111 Cardamon Ct, 109 Cardamon Ct, 107 Cardamon Ct, 105 Cardamon Ct, 103 Cardamon Ct, 101 Cardamon Ct, 200 Gingerroot Way, 202 Gingerroot Way, 204 Gingerroot Way, 206 Gingerroot Way, 208 Gingerroot Way, 210 Gingerroot Way, 212 Gingerroot Way, 214 Gingerroot Way, and 100 Cardamon Ct

Bay Capital Water:

Property Description: All that certain piece, parcel or tract 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, containing 9.1296 acres, more or less, being shown and delineated as Parcel B on an ALTA/ACSM Land Title Survey prepared for Bay-Capital Water Works Limited Partnership by A & S of Columbia, INC., dated June 16, 1998, last revised December 22, 1998, and recorded in the Office of the Register of Deeds for Richland County in Book 305, at page 124. Said parcel having such boundaries and measurements as are shown on said plat.

Richland County TMS: 11611-03-01

Property Address: 4219 Lester Road

MEMORANDUM

Office of the City Manager

TO: Department Heads

FROM: Steven A. Gantt, City Manager

DATE: 7/22/2010

RE: **Property Address:** Bay Berry Mews, Capital Heights, and 4219 Lester Drive
Richland County TMS: 11611-02-15 thru 41, 11611-03-01, 11611-03-03 thru 40, 11611-07-01 thru 26, 11611-08-01 thru 33, 11611-09-01 thru 08, 11612-04-06, 11612-04-10 thru 45, 11612-06-01 thru 05, 11612-07-04 thru 16, 11612-08-01 thru 20
Owner(s): NHPAHP Bay Berry Mews Limited Partnership, NHPAHP Capital Heights Limited Partnership, and Bay-Capital Water Works Limited Partnership
Current Use: Residential and water works **Current County Zoning:** GC / RM-HD
Proposed Use: same **Proposed City Zoning:** RG-2
Reason for Annexation: Contiguous, donut hole, by request of the owner
City Council District: 1 and 2 **Census Tract:** 109

The Planning & Development Services 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 Planning & Development Services. Planning & Development Services will compile your comments for City Council consideration.

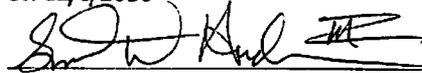
Time is of the essence and you must act promptly with regard to this matter. Planning & Development Services staff will see to it that this matter is placed on the Planning Commission's agenda. Planning & Development Services staff will notify the City Attorney of the Planning Commission's zoning recommendation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

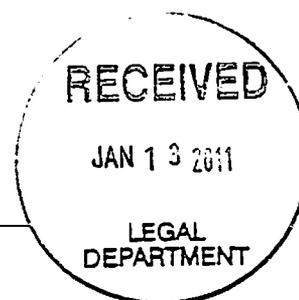
/swh
Attachments

cc: Joseph Jaco, City Engineer
Marc Mylott, Planning & Development Services
Tony Lawton, Community Dev. Administrator
S. Allison Baker, Parks and Recreation Director
Brenda Kyzer, Business License Administrator
Angela Adams, Water Customer Service
Ken Gaines, City Attorney
Jan Alonso, Accounting
S. W. Hudson, Planner
James Johnson, Utilities
Johnathan Chambers, Zoning
Carolyn Wilson, Police Planning & Research
Richland County Solid Waste Collection
Alfreda Tindall, Richland County 911 Addressing Coordinator

Bill Ellis, Finance Director
Jerry Thompson, Building Official
Missy Gentry, Public Services Director
Carl Burke, Interim Chief of Police
Kimberly Gathers, Columbia-Richland 911
Aubrey Jenkins, Interim Fire Chief
Ted Morgan, Water Distribution
Denny Daniels, Engineering
Carmen Floyd, Fire Marshal
Lloyd Brown, Water Distribution
Susan Leitner, Engineering

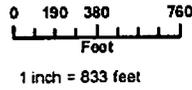
Planning Commission Zoning Recommendation: **RG-2 (Zoning classification)**
7-0 (Approved)
on 12/6/2010


(Signature)



ANNEXATION

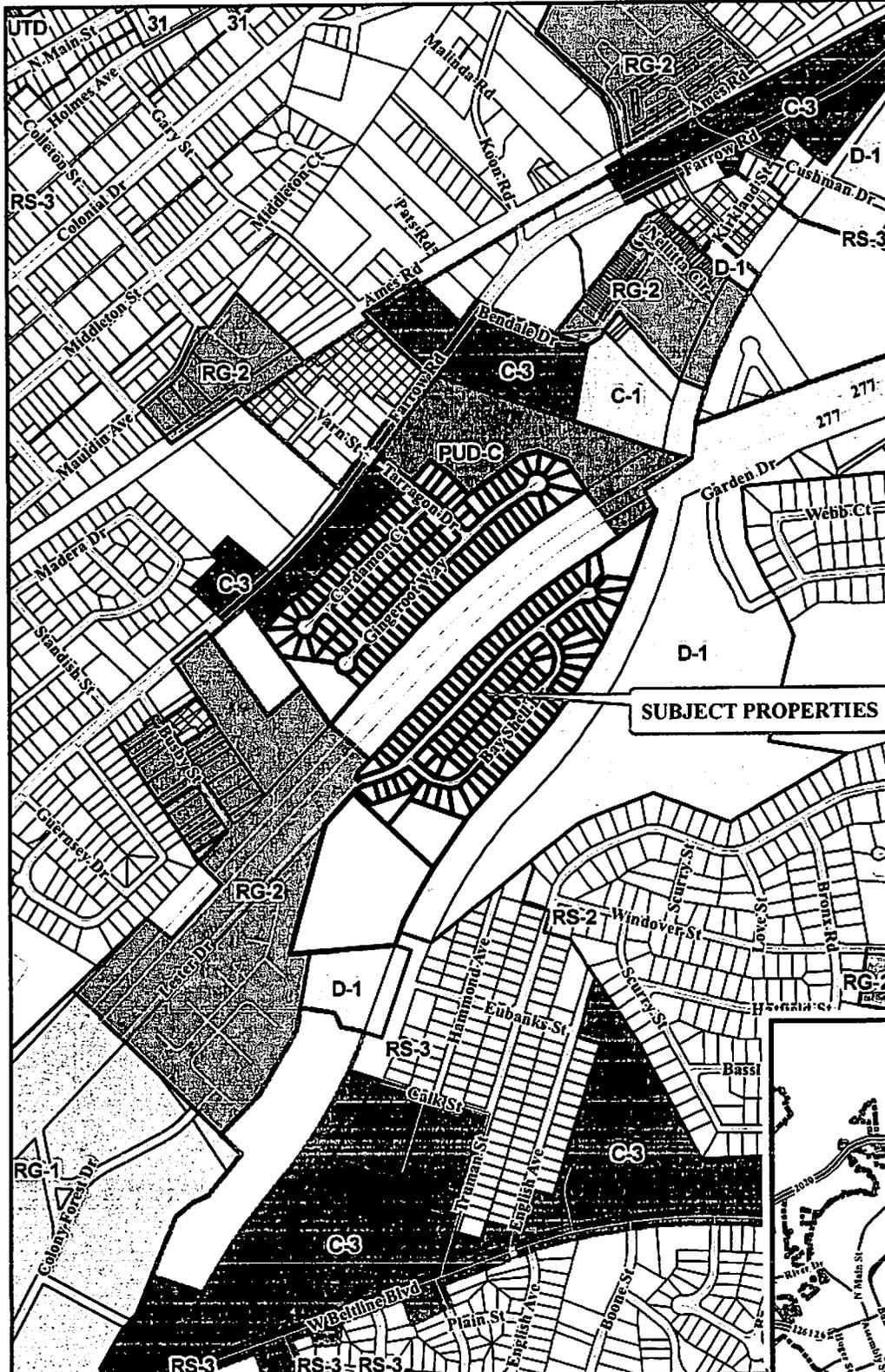
Bay Berry Mews and Capital Heights
Zoned: GC and RM-HD



Planning & Development Services

LEGEND

- Subject Parcels
- Railroads
- STREETS
- COLUMBIA CITY LIMITS
- PARCELS
- OTHER MUNICIPALITIES
- ZONING**
- C-1
- C-2
- C-3
- C-4
- C-5
- D-1
- M-1
- M-2
- MX-1
- MX-2
- OUT OF CITY
- PUD-C
- PUD-LS
- PUD-LS-E
- PUD-LS-R
- PUD-R
- RD
- RG-1
- RG-1A
- RG-2
- RG-3
- RS-1
- RS-1A
- RS-1B
- RS-2
- RS-3
- UTD
- PENDING ANNEXATIONS



SUBJECT PROPERTIES

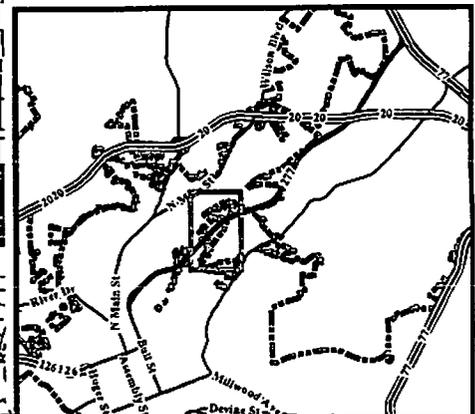
ORIGINAL PREPARATION/DATE:

This map was prepared by:
S. W. Hudson, III
Planning & Development Services
July 22, 2010

REVISION NUMBER/DATE:

DISCLAIMER

The City of Columbia Department of Engineering and Development Services Department 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.



** DATA SOURCE - CITY OF COLUMBIA, GIS DIVISION

DATE: 10/21/82
 DRAWN BY: J. BERRY
 CHECKED BY: J. BERRY
 PROJECT: BAY BERRY MEWS SUBDIVISION

AMERICAN ENGINEERING CONSULTANTS, INC.
 1300 12th Street, P.O. Box 2299, Cary, NC 27571
 (404) 791-1400 • FAX (404) 791-8110

BAY BERRY MEWS SUBDIVISION
 NINERD BAY BERRY MEWS, LP
 PHIL FLAI

PROFESSIONAL ENGINEER
 J. BERRY
 STATE OF NORTH CAROLINA
 EXPIRES 12/31/83

PROFESSIONAL ENGINEER
 J. BERRY
 STATE OF NORTH CAROLINA
 EXPIRES 12/31/83

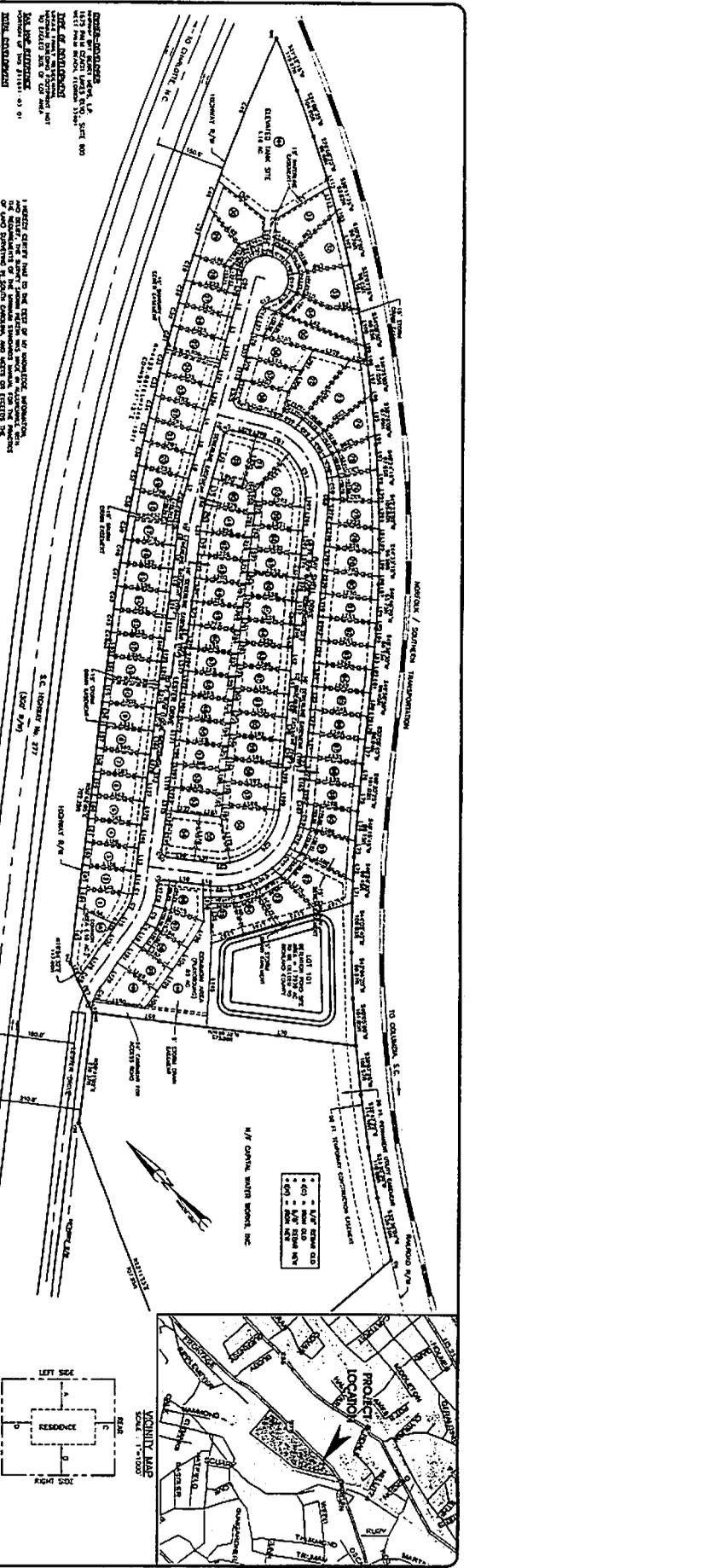
GENERAL NOTES:
 1. THIS PLAN IS TO BE CONSIDERED AS A PART OF THE SUBDIVISION MAP AND SHALL BE SUBJECT TO THE SAME RECORDATION REQUIREMENTS.
 2. THE SUBDIVISION MAP SHALL BE SUBJECT TO THE RECORDATION REQUIREMENTS OF THE STATE OF NORTH CAROLINA.
 3. THE SUBDIVISION MAP SHALL BE SUBJECT TO THE RECORDATION REQUIREMENTS OF THE STATE OF NORTH CAROLINA.
 4. THE SUBDIVISION MAP SHALL BE SUBJECT TO THE RECORDATION REQUIREMENTS OF THE STATE OF NORTH CAROLINA.

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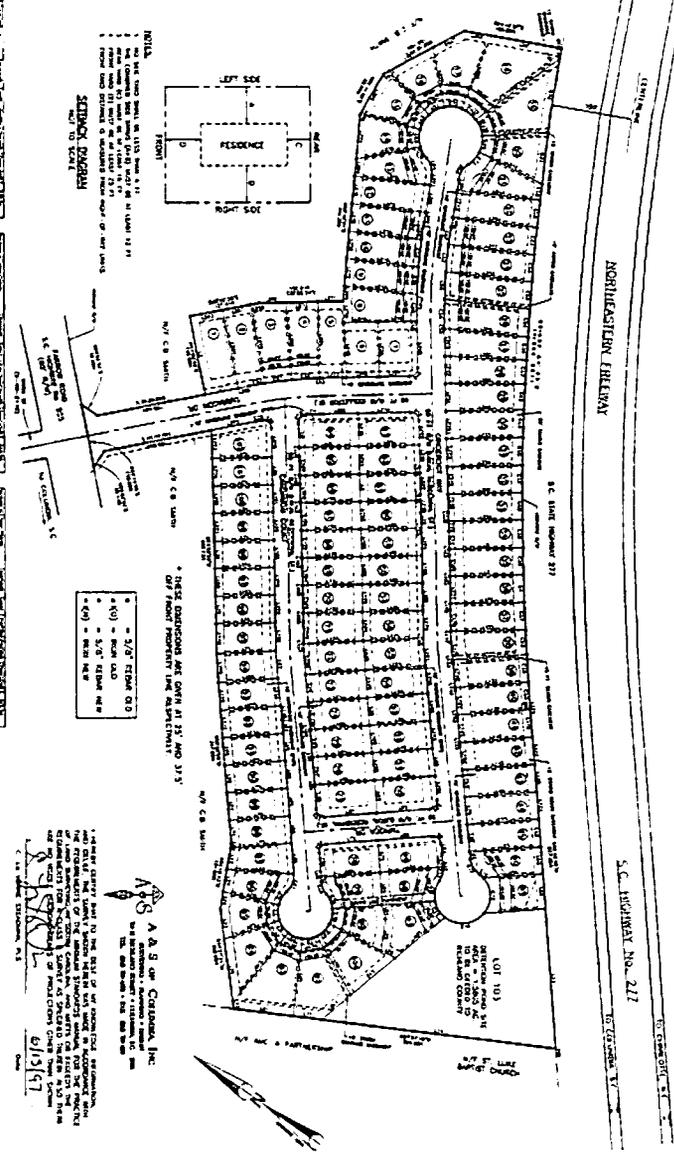
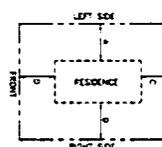
GENERAL NOTES:
 1. THE SUBDIVISION MAP SHALL BE SUBJECT TO THE RECORDATION REQUIREMENTS OF THE STATE OF NORTH CAROLINA.
 2. THE SUBDIVISION MAP SHALL BE SUBJECT TO THE RECORDATION REQUIREMENTS OF THE STATE OF NORTH CAROLINA.
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NO.	DESCRIPTION
1	EXISTING LOT LINES
2	EXISTING BUILDING FOOTPRINTS
3	EXISTING DRIVEWAYS
4	EXISTING SIDEWALKS
5	EXISTING CURBS
6	EXISTING UTILITIES
7	EXISTING TREES
8	EXISTING FENCES
9	EXISTING WALLS
10	EXISTING POLES
11	EXISTING SIGNAGE
12	EXISTING DRIVEWAYS
13	EXISTING SIDEWALKS
14	EXISTING CURBS
15	EXISTING UTILITIES
16	EXISTING TREES
17	EXISTING FENCES
18	EXISTING WALLS
19	EXISTING POLES
20	EXISTING SIGNAGE

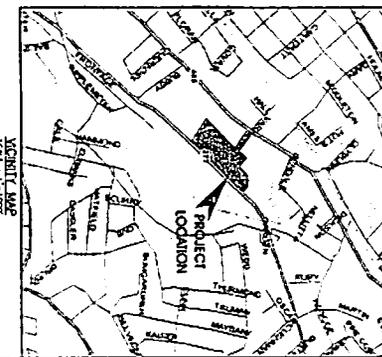
THIS PLAN, SPECIFICATIONS AND CONTRACT DOCUMENTS SHALL BE READ AND UNDERSTOOD IN CONNECTION WITH THE GENERAL CONDITIONS OF CONTRACT FOR CONSTRUCTION OF RESIDENTIAL BUILDINGS, WHICH ARE ATTACHED HERETO AS PART OF THESE CONTRACT DOCUMENTS. THESE CONTRACT DOCUMENTS SHALL BE READ AND UNDERSTOOD IN CONNECTION WITH THE SPECIFICATIONS FOR CONSTRUCTION OF RESIDENTIAL BUILDINGS, WHICH ARE ATTACHED HERETO AS PART OF THESE CONTRACT DOCUMENTS.

NOTES:
 1. THESE DIMENSIONS ARE GIVEN AT 1/8" AND 3/16"
 2. OFF FRONT PROPERTY LINE RESPECTIVELY
 3. 20' - 20' REAR LOT
 4. 5' - 5' SIDE LOT
 5. 5' - 5' SIDE LOT



AAS OF CHARLINA, INC.
 ARCHITECTS
 1000 W. BROADWAY, SUITE 100
 CHARLINA, NC 28001
 704.333.1111
 6/15/97

AMERICAN ENGINEERING CONSULTANTS, INC.
 1500 W. BROADWAY, SUITE 2200
 CHARLINA, NC 28001
 704.333.1111
 6/15/97



GENERAL NOTES:
 1. THE PROJECT IS TO BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF CHARLINA ZONING ORDINANCE AND THE CITY OF CHARLINA SUBDIVISION MAP ACT.
 2. THE PROJECT IS TO BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF CHARLINA ZONING ORDINANCE AND THE CITY OF CHARLINA SUBDIVISION MAP ACT.
 3. THE PROJECT IS TO BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF CHARLINA ZONING ORDINANCE AND THE CITY OF CHARLINA SUBDIVISION MAP ACT.

DEVELOPER:
 CAPITAL HEIGHTS SUBDIVISION
 MEMPHIS CAPITAL HEIGHTS, LP
 1000 W. BROADWAY, SUITE 100
 CHARLINA, NC 28001
 704.333.1111

CONTRACTOR:
 [Name and address of contractor]

NO.	DESCRIPTION
1	EXISTING LOT LINES
2	EXISTING BUILDING FOOTPRINTS
3	EXISTING DRIVEWAYS
4	EXISTING SIDEWALKS
5	EXISTING CURBS
6	EXISTING UTILITIES
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20	EXISTING SIGNAGE

AEC
 AMERICAN ENGINEERING CONSULTANTS, INC.
 1500 W. BROADWAY, SUITE 2200
 CHARLINA, NC 28001
 704.333.1111

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CAPITAL HEIGHTS SUBDIVISION
 MEMPHIS CAPITAL HEIGHTS, LP
 1000 W. BROADWAY, SUITE 100
 CHARLINA, NC 28001
 704.333.1111

FINAL PLAN

SCALE:
 1" = 100'

1

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, containing 22.3498 acres, more or less, being shown and delineated as Lots 1 - 104, Lester Drive, and Bay Shell Drive on a final plat titled Bay Berry Mews Subdivision prepared for NHPAHP Bay Berry Mews, LP by American Engineering Consultants, INC, and dated May 28, 1997. Said parcels having such boundaries and measurements as are shown on said final plat.

Richland County TMS: 11611-08-09, 11611-03-03, 11611-03-04, 11611-03-05, 11611-03-06, 11611-03-07, 11611-03-08, 11611-03-09, 11611-03-10, 11611-03-11, 11611-03-12, 11611-03-13, 11611-03-14, 11611-03-15, 11611-03-16, 11611-03-17, 11611-03-18, 11611-03-19, 11611-03-20, 11611-03-21, 11611-03-22, 11611-03-23, 11611-03-24, 11611-03-25, 11611-03-26, 11611-03-27, 11611-03-28, 11611-03-29, 11611-03-30, 11611-03-31, 11611-03-32, 11611-03-33, 11611-03-34, 11611-03-35, 11611-03-36, 11611-03-37, 11611-03-38, 11611-03-39, 11611-03-40, 11611-07-01, 11611-07-02, 11611-07-03, 11611-07-04, 11611-07-05, 11611-07-06, 11611-07-07, 11611-07-08, 11611-07-09, 11611-07-10, 11611-07-11, 11611-07-12, 11611-07-13, 11611-07-14, 11611-07-15, 11611-07-16, 11611-07-17, 11611-07-18, 11611-07-19, 11611-07-20, 11611-07-21, 11611-07-22, 11611-07-23, 11611-07-24, 11611-07-25, 11611-07-26, 11611-08-01, 11611-08-02, 11611-08-03, 11611-08-04, 11611-08-05, 11611-08-06, 11611-08-07, 11611-08-08, 11611-08-10, 11611-08-11, 11611-08-12, 11611-08-13, 11611-08-14, 11611-08-15, 11611-08-16, 11611-08-17, 11611-08-18, 11611-08-19, 11611-08-20, 11611-08-21, 11611-08-22, 11611-08-23, 11611-08-24, 11611-08-25, 11611-08-26, 11611-08-27, 11611-08-28, 11611-08-29, 11611-08-30, 11611-08-31, 11611-08-32, 11611-08-33, 11612-06-01, 11612-06-02, 11612-06-03, 11612-06-04, AND 11612-06-05

Property Address: 4120 LESTER DR, 4014 LESTER DR, 4016 LESTER DR, 4018 LESTER DR, 4020 LESTER DR, S/S BAY SHELL DR, 102 BAY SHELL DR, 104 BAY SHELL DR, 106 BAY SHELL DR, 108 BAY SHELL DR, 110 BAY SHELL DR, 112 BAY SHELL DR, 114 BAY SHELL DR, 116 BAY SHELL DR, 118 BAY SHELL DR, 120 BAY SHELL DR, 122 BAY SHELL DR, 124 BAY SHELL DR, 126 BAY SHELL DR, 128 BAY SHELL DR, 130 BAY SHELL DR, 132 BAY SHELL DR, 134 BAY SHELL DR, 136 BAY SHELL DR, 138 BAY SHELL DR, 140 BAY SHELL DR, 142 BAY SHELL DR, 144 BAY SHELL DR, 146 BAY SHELL DR, 148 BAY SHELL DR, 4200 LESTER DR, 4202 LESTER DR, 4206 LESTER DR, 4208 LESTER DR, 4210 LESTER DR, 4212 LESTER DR, 4214 LESTER DR, 4012 LESTER DR, 4010 BAY SHELL DR, 4207 LESTER DR, 4017 LESTER DR, 4019 LESTER DR, 4021 LESTER DR, 4101 LESTER DR, 4103 LESTER DR, 4105 LESTER DR, 4107 LESTER DR, 4109 LESTER

DR, 4111 LESTER DR, 4113 LESTER DR, 4115 LESTER DR, 4117 LESTER DR, 4119 LESTER DR, 4121 LESTER DR, 4123 LESTER DR, 4125 LESTER DR, 4127 LESTER DR, 4129 LESTER DR, 4131 LESTER DR, 4133 LESTER DR, 4135 LESTER DR, 4137 LESTER DR, 4201 LESTER DR, 4203 LESTER DR, 4205 LESTER DR, 4104 LESTER DR, 4106 LESTER DR, 4108 LESTER DR, 4110 LESTER DR, 4112 LESTER DR, 4114 LESTER DR, 4116 LESTER DR, 4118 LESTER DR, 4122 LESTER DR, 4124 LESTER DR, 4126 LESTER DR, 4128 LESTER DR, 4130 LESTER DR, 4134 LESTER DR, 145 BAY SHELL DR, 141 BAY SHELL DR, 137 BAY SHELL DR, 135 BAY SHELL DR, 133 BAY SHELL DR, 131 BAY SHELL DR, 129 BAY SHELL DR, 127 BAY SHELL DR, 125 BAY SHELL DR, 123 BAY SHELL DR, 121 BAY SHELL DR, 119 BAY SHELL DR, 117 BAY SHELL DR, 115 BAY SHELL DR, 113 BAY SHELL DR, 109 BAY SHELL DR, 105 BAY SHELL DR, 101 BAY SHELL DR, 4209 LESTER DR, 4211 LESTER DR, 4213 LESTER DR, 4215 LESTER DR, AND 4216 LESTER DR

NHPAHP BAY BERRY MEWS LIMITED PARTNERSHIP

BY: 
(Signature)

6-14-2010
Date

WILLIAM ST. BERNARD
(Print Name)

Its: DIRECTOR
(Print Title)

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.

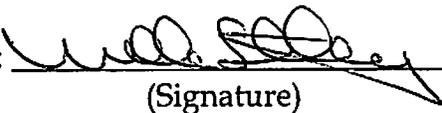
Property Description: All those certain pieces, parcels or lots of land, with improvements thereon, if any, situate, lying and being near the City of Columbia, in the County of Richland, State of South Carolina, containing 21.5359 acres, more or less, being shown and delineated as Lots 1 - 104, Tarragon Drive, Cardamom Court, Tapioca Drive, and Gingerroot Way on a final plat titled Capital Heights Subdivision prepared for NHPAHP Capital Heights, LP by American Engineering Consultants, INC, dated June 2, 1997, and revised June 13, 1997. Said parcels having such boundaries and measurements as are shown on said final plat.

Richland County TMS: 11611-02-15, 11611-02-16, 11611-02-17, 11611-02-18, 11611-02-19, 11611-02-20, 11611-02-21, 11611-02-22, 11611-02-23, 11611-02-24, 11611-02-25, 11611-02-26, 11611-02-27, 11611-02-28, 11611-02-29, 11611-02-30, 11611-02-31, 11611-02-32, 11611-02-33, 11611-02-34, 11611-02-35, 11611-02-36, 11611-02-37, 11611-02-38, 11611-02-39, 11611-02-40, 11611-02-41, 11611-09-01, 11611-09-02, 11611-09-03, 11611-09-04, 11611-09-05, 11611-09-06, 11611-09-07, 11611-09-08, 11612-04-06, 11612-04-10, 11612-04-11, 11612-04-12, 11612-04-13, 11612-04-14, 11612-04-15, 11612-04-16, 11612-04-17, 11612-04-18, 11612-04-19, 11612-04-20, 11612-04-21, 11612-04-22, 11612-04-23, 11612-04-24, 11612-04-25, 11612-04-26, 11612-04-27, 11612-04-28, 11612-04-29, 11612-04-30, 11612-04-31, 11612-04-32, 11612-04-33, 11612-04-34, 11612-04-35, 11612-04-36, 11612-04-37, 11612-04-38, 11612-04-39, 11612-04-40, 11612-04-41, 11612-04-42, 11612-04-43, 11612-04-44, 11612-04-45, 11612-07-05, 11612-07-06, 11612-07-07, 11612-07-08, 11612-07-09, 11612-07-10, 11612-07-11, 11612-07-12, 11612-07-13, 11612-07-14, 11612-07-15, 11612-07-16, 11612-08-01, 11612-08-02, 11612-08-03, 11612-08-04, 11612-08-05, 11612-08-06, 11612-08-07, 11612-08-08, 11612-08-09, 11612-08-10, 11612-08-11, 11612-08-12, 11612-08-13, 11612-08-14, 11612-08-15, 11612-08-16, 11612-08-17, 11612-08-18, 11612-08-19, 11612-08-20, AND 11612-07-04

Property Address: 126 CARDAMOM CT, 128 CARDAMOM CT, 200 CARDAMOM CT, 202 CARDAMOM CT, 204 CARDAMOM CT, 206 CARDAMOM CT, 208 CARDAMOM CT, 209 CARDAMOM CT, 207 CARDAMOM CT, 205 CARDAMOM CT, 203 CARDAMOM CT, 201 CARDAMOM CT, 300 GINGERROOT WAY, 302 GINGERROOT WAY, 304 GINGERROOT WAY, NW/S GINGERROOT WAY, 305 GINGERROOT WAY, 303 GINGERROOT WAY, 301 GINGERROOT WAY, 229 GINGERROOT WAY, 227 GINGERROOT WAY, 225 GINGERROOT WAY, 223 GINGERROOT WAY, 221 CARDAMOM CT, 219 GINGERROOT WAY, 217 GINGERROOT WAY, 215 GINGERROOT WAY, 125 CARDAMOM CT, 127 CARDAMOM CT, 226 GINGERROOT WAY, 224

GINGERROOT WAY, 222 GINGERROOT WAY, 220 GINGERROOT WAY, 218 GINGERROOT WAY, 216 GINGERROOT WAY, E/S FARROW RD, 109 TARRAGON DR, 111 TARRAGON DR, 113 TARRAGON DR, 201 TARRAGON DR, 203 TARRAGON DR, 205 TARRAGON DR, 207 TARRAGON DR, 118 GINGERROOT WAY, 116 GINGERROOT WAY, 114 GINGERROOT WAY, 112 GINGERROOT WAY, 110 GINGERROOT WAY, 108 GINGERROOT WAY, 106 GINGERROOT WAY, 104 GINGERROOT WAY, 102 GINGERROOT WAY, 100 GINGERROOT WAY, 101 GINGERROOT WAY, 103 GINGERROOT WAY, 105 GINGERROOT WAY, 107 GINGERROOT WAY, 109 GINGERROOT WAY, 111 GINGERROOT WAY, 113 GINGERROOT WAY, 115 GINGERROOT WAY, 117 GINGERROOT WAY, 119 GINGERROOT WAY, 121 GINGERROOT WAY, 123 GINGERROOT WAY, 201 GINGERROOT WAY, 203 GINGERROOT WAY, 205 GINGERROOT WAY, 207 GINGERROOT WAY, 209 GINGERROOT WAY, 211 GINGERROOT WAY, 213 GINGERROOT WAY, 102 CARDAMOM CT, 104 CARDAMOM CT, 106 CARDAMOM CT, 108 CARDAMOM CT, 110 CARDAMOM CT, 112 CARDAMOM CT, 114 CARDAMOM CT, 116 CARDAMOM CT, 118 CARDAMOM CT, 120 CARDAMOM CT, 122 CARDAMOM CT, 124 CARDAMOM CT, 123 CARDAMOM CT, 121 CARDAMOM CT, 119 CARDAMOM CT, 117 CARDAMOM CT, 115 CARDAMOM CT, 113 CARDAMOM CT, 111 CARDAMOM CT, 109 CARDAMOM CT, 107 CARDAMOM CT, 105 CARDAMOM CT, 103 CARDAMOM CT, 101 CARDAMOM CT, 200 GINGERROOT WAY, 202 GINGERROOT WAY, 204 GINGERROOT WAY, 206 GINGERROOT WAY, 208 GINGERROOT WAY, 210 GINGERROOT WAY, 212 GINGERROOT WAY, 214 GINGERROOT WAY, AND 100 CARDAMOM CT

NHPAHP CAPITAL HEIGHTS LIMITED PARTNERSHIP

BY: 
(Signature)

6-14-2010
Date

WILLIAM STOBBE
(Print Name)

Its: Director
(Print Title)

