



Richland County Council

ZONING PUBLIC HEARING
November 15, 2018 – 7:00 PM
Council Chambers
2020 Hampton Street, Columbia, SC 29204

COUNCIL MEMBERS PRESENT: Bill Malinowski, Vice Chair; Norman Jackson, Paul Livingston, Dalhi Myers, Calvin Jackson, and Jim Manning

OTHERS PRESENT: Michelle Onley, Geo Price, Tommy DeLage, Trenia Bowers, Ashley Powell, Tracy Hegler, and Brian Crooks

1. **CALL TO ORDER** – Mr. Malinowski called the meeting to order at approximately 7:00 PM.
2. **ADDITIONS/DELETIONS TO THE AGENDA** – Ms. Hegler stated the applicant for Case No. 18-036MA has requested a withdrawal.
3. **ADOPTION OF THE AGENDA** – Mr. Manning moved, seconded by Mr. C. Jackson, to adopt the agenda as published.

In Favor: Malinowski, Myers, N. Jackson, Livingston and C. Jackson

The vote in favor was unanimous.

4. **MAP AMENDMENTS**

- a. 18-030MA
Stanley T. Bell
RS-HD to RU (.44 Acres)
2024 Harlem Street
TMS# R13515-05-06 [FIRST READING]

Ms. Myers moved, seconded by Mr. Manning, to deny the re-zoning request.

In Favor: Malinowski, Myers, N. Jackson, Livingston, C. Jackson and Manning

The vote in favor was unanimous.

- b. 18-033MA
Sanjiv Narang
HI to GC (1.46 Acres)
809 Idlewild Boulevard
TMS# R11209-02-04 [FIRST READING]

Ms. Myers moved, seconded by Mr. Manning, to approve this item.

In Favor: Malinowski, Myers, N. Jackson, Livingston, C. Jackson and Manning

The vote in favor was unanimous.

OPEN PUBLIC HEARING/MAP AMENDMENTS

- a. 18-034MA
Johnathan L. Yates
PDD to PDD (49.27 Acres)
1141 Kelly Mill Road
TMS # R23300-03-06 [FIRST READING]

Mr. Malinowski opened the floor to the public hearing.

Mr. Johnathan Yates spoke in favor of this item.

The floor to the public hearing was closed.

Mr. C. Jackson moved, seconded by Mr. Manning, to approve this item.

In Favor: Malinowski, Myers, N. Jackson, Livingston, C. Jackson and Manning

The vote in favor was unanimous.

- b. 18-035MA
Avery Winder
RU to GC (7.63 Acres)
916 Kennerly Road
TMS # R05100-03-07 [FIRST READING]

Mr. Malinowski opened the floor to the public hearing.

Ms. Diane Blocker spoke in against this item.

The floor to the public hearing was closed.

Mr. Malinowski moved, seconded by Mr. N. Jackson, to deny the re-zoning request.

In Favor: Malinowski, Myers, N. Jackson and C. Jackson

Opposed: Livingston

Abstain: Manning

The vote was in favor.

- c. 18-036MA
George R. McElveen, III
RU to NC (2.9 Acres)
698 Kelly Mill Road
TMS # R26103-03-05 [FIRST READING]

Mr. C. Jackson moved, seconded by Ms. Myers, to accept the applicant's withdrawal.

In Favor: Malinowski, Myers, N. Jackson, Livingston, C. Jackson and Manning

The vote in favor was unanimous.

- d. 18-037MA
Ben H. Higgins
RU to NC (1.02 Acres)
1041 McCords Ferry Road
TMS # R38000-03-02 [FIRST READING]

Mr. Malinowski opened the floor to the public hearing.

Mr. Adam Higgins spoke in favor of this item.

The floor to the public hearing was closed.

Ms. Myers moved, seconded by Mr. Manning, to approve this item.

In Favor: Malinowski, Myers, N. Jackson, Livingston, C. Jackson and Manning

The vote in favor was unanimous.

- e. 18-038MA
Ken Jones
RS-LD to NC (1.62 Acres)
3409 Hardscrabble Road
TMS # R17300-06-08 [FIRST READING]

Mr. Malinowski opened the floor to the public hearing.

Mr. Ken Jones spoke in favor of this item.

The floor to the public hearing was closed.

Mr. Livingston moved, seconded by Mr. Manning, to approve this item.

Mr. Malinowski stated in the agenda packet Planning staff list Hardscrabble as a minor arterial, but the Planning Commission says the current classification is wrong. He inquired as to who is right, and who is wrong.

Ms. Hegler stated the conversation was more a matter of that is how it is currently classified, and will be by the SCDOT, and the Planning Commission stated that just seems wrong.

Ms. Myers inquired if the Planning staff still disagrees with the Planning Commission.

Ms. Hegler stated staff does disagree with the Planning Commission because it is a matter of us applying the Comprehensive long range plan to it.

Mr. N. Jackson stated, usually, if the SCDOT is widening, and the property is not of use anymore, they have no choice but to purchase it. He is concerned if that was not done properly.

Mr. Malinowski stated, even though there is traffic light and a turn lane on that side of the road, looking at the map in front of us, the entire portion is still zoned RS-LD.

In Favor: Myers, Manning, N. Jackson and Livingston

Opposed: Malinowski and C. Jackson

The vote was in favor.

- f. 18-039MA
Gabriel McFadden
RU to NC (1.21 Acres)
Dutch Fork Road
TMS # R01507-02-05 [FIRST READING]

Mr. Malinowski opened the floor to the public hearing.

Mr. Chris Cloyd and Gabriel McFadden spoke in favor of this item.

The floor to the public hearing was closed.

Mr. Malinowski moved, seconded by Mr. Manning, to approve this item.

In Favor: Malinowski, N. Jackson, Livingston, C. Jackson and Manning

Abstain: Myers

The vote in favor was unanimous.

- g. 18-040MA
Scott Morrison
GC to RM-HD (7.22 Acres)
Brighton Road
TMS # R17004-02-02(portion)

Mr. Malinowski opened the floor to the public hearing.

Mr. Paul Flowers spoke in favor of this item.

The floor to the public hearing was closed.

Mr. Livingston moved, seconded by Mr. Manning, to approve this item.

In Favor: Malinowski, Myers, N. Jackson, Livingston and Manning

Abstain: C. Jackson

The vote in favor was unanimous.

- h. 18-041MA
Ridgewood Missionary Baptist Church
RU to OI (1.63 Acres)
Lawton Street
TMS # R09310-03-14, 16-23

Mr. Malinowski opened the floor to the public hearing.

No one signed up to speak.

The floor to the public hearing was closed.

Mr. Livingston moved, seconded by Mr. Manning, to approve this item.

In Favor: Malinowski, Myers, N. Jackson, Livingston, C. Jackson and Manning

The vote in favor was unanimous.

5. **OTHER BUSINESS**

- a. An Ordinance Amending the Richland County Code of Ordinances: Chapter 26, so as to permit radio, television, and other similar transmitting towers with special requirements in the Rural (RU), Light Industrial (LI), and Heavy Industrial (HI) Districts and to remove the special exception requirements for radio, television, and other similar transmitting towers in the Rural (RU), Light Industrial (LI), and Heavy Industrial (HI) Districts [FIRST READING]

Mr. Malinowski opened the floor to the public hearing.

No one signed up to speak.

The floor to the public hearing was closed.

Mr. Livingston moved, seconded by Ms. Myers, to approve this item.

Ms. Myers noted for the record that they have gotten a lot of input about this. Just to clarify, this will not remove from citizens the right to have input. It is streamlining a process and removing the special exception requirements, and allowing staff more flexibility. They already have a checklist of things. It does not change that, and does no damage to the public's right of input.

Mr. Manning stated early on we had one of these in District 8, that he represents. It was pretty amazing to him, because he watched the process. The Federal government requires the County to meet 8 - 10 things on a checklist, so staff has to see that all of that happens.

Mr. C. Jackson stated, since 2005 we have had 42 requests, and all have been approved without objection. Not only is it a requirement, but in every case, without exception, they have been approved.

Ms. Myers stated the point of this is to advance the goal of high speed internet access in the rural parts of Richland County. There is no hidden agenda in this. This is just a way that we can use existing cell towers to provide access to high speed internet in places where otherwise it might take years to get. It will be a benefit to those areas, and not a burden.

In Favor: Malinowski, Myers, N. Jackson, Livingston, C. Jackson and Manning

The vote in favor was unanimous.

6. **ADJOURNMENT** – The meeting adjourned at approximately 7:29 PM.