



The Columbia Municipal Planning Commission will meet on Wednesday, February 14, 2024 at 4:00 PM in Council Chambers in the basement of City Hall, 700 N. Garden Street. The Planning Commission will consider the following:

I. Organization

1. Call to Order
2. Roll Call
3. Welcome of Visitors/Rules of Conduct
4. Acknowledgement of Official Communications of the Columbia City Council on Annexation and Zoning.
5. Approval of Minutes
6. Review of Bonds and Letters of Credit

II. Consent

III. Discussion Items

1. Request from WES Engineers & Surveyors for Comprehensive Plan amendment to change the future land use classification of two parcels off [Morningside Lane, being Tax Map 89E Group F Parcels 1.01 and 1.02](#), from Urban Neighborhood to Suburban Neighborhood and to Rezone the property from CD-3L (Large Lot Neighborhood Character District) to CD-3 (Neighborhood Character District).
THIS ITEM WAS REFERRED FROM CITY COUNCIL
THIS ITEM WAS DEFERRED FROM A PREVIOUS AGENDA
2. Request from Andrew Wiseman to approve partial revocation of the Villages at Carters Creek PUD Master plan with rezoning to CD-4C (General Urban Corridor Character District) at [2425 Nashville Highway](#).

THIS ITEM WAS DEFERRED FROM A PREVIOUS AGENDA

3. Request from Allen O'Leary for Preliminary and Final Plat approval of three lots at [1485 Bear Creek Pike and Lasea Road](#).
4. Request from Colton Davis for Preliminary and Final Plat approval for properties at [Tax Map 51 Parcels, 19, 20, and 20.01 at Nashville Highway and Greens Mill Road](#).
5. Request from Greg Gamble for approval of Annexation with a Plan of Services and zoning to PUD-R (Residential Planned Unit Development) under a Preliminary PUD Site Development Plan for an approximate 410 acre portion of property at [400 Bear Creek Pike being Tax Map 90 Parcel 12.01](#).
6. Request from Greg Gamble for Annexation approval with a Plan of Services, Comprehensive Plan amendment to Urban Neighborhood, and zoning to CD-4 (General Urban Character District) for an approximate three acre portion of [Tax Map 90 Parcel 12.01 located at 400 Bear Creek Pike](#)
7. Request from Development Services for consideration and recommendation to City Council regarding revisions to the text of the Zoning Ordinance at 8.5.19 (process and criteria for amendments to the official zoning map), and various sections of Articles 3 and 4 referencing Connect Columbia, the comprehensive plan.

THIS ITEM WAS REFERRED FROM CITY COUNCIL

IV. Other Business

V. Adjournment

The Planning Commission of the City of Columbia welcomes your presence and participation at this meeting. If you wish to address the Commission regarding any item on the Agenda, please sign the sign-up sheet and indicate which agenda item you would like to comment on. You will have the opportunity to comment on an item when it comes up on the Agenda and before the Commission votes on the item. Once recognized, you may then come to the podium and state your name and address.

Anyone requesting accommodation due to disabilities should contact the ADA Coordinator, Wanda McClain, at 931-560-1570 prior to the meeting. For other questions, please contact the Department of Development Services at 931-560-1560.