



AGENDA

The Columbia Municipal Planning Commission will hold a Study session December 7, 2022, at 4:00 P.M., and a Voting Session on Wednesday December 14, 2022, at 4:00 P.M. Both sessions will be held 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 Letters of Credit

II. Consent

1. 22-0293 - Baker Creek Place Ph 1 - Final Plat
Request for final plat approval of Baker Creek Place Phase 1 with surety consisting of 42 lots off Mooresville Pike at [Tax Map 99P Group D Parcel 13](#).
2. 22-0294 - Trotwood Avenue PUD - Final PUD Plan
Request from Highland Corporation for final PUD plan approval of the Highland Convenience Market Trotwood Avenue PUD located at [4015 Trotwood Avenue](#).

III. Discussion

1. 22-0182 - Heritage Green - Preliminary Plat
Request from Lynn Ealey for preliminary plat approval of Heritage Green consisting of 185 single family lots at [626 Baker Road](#).

Documents:

[22-0182_Staff Report Heritage Green_1205.pdf](#)
[22-0182_Tech Review_1110.pdf](#)

22-0182 - Initial Application - 07182022

Documents:

[22-0182_app_0621.pdf](#)
[22-0182_checklist.pdf](#)
[22-0182_HERITAGE GREEN PRELIMINARY PLAT_0621.pdf](#)

2. 22-0280 - Arden Village PUD - Mixed Use Revision
Request from Garry M. Batson for revision to mixed use for Building A on lots 209 and 210 within the Arden Village PUD at [2475 Nashville Highway](#).
3. 22-0282 Woodland & Glade - Bristol Multifamily - Site Development Plan
Request from Jeff Heinze for multifamily site development plan consisting of 221 units off [E. 6th, Woodland, and N. Glade Streets](#).
4. 22-0292 1754 Hampshire Pike, Annexation w/ Plan of Services, Land Use Amend, Rezoning
Request from David M. Cumming for annexation with a Plan of Services at [1754 Hampshire Pike](#) with a comprehensive plan amendment from Suburban Neighborhood to Suburban Corridor along with rezoning approximately 94 acres to CD-3 (Neighborhood Character District) and nine acres to CD-4C (General Urban Corridor Character District).
5. 22-0296 - 400 / 420 Bear Creek Pike - Annexation, Plan of Services, Land Use Amend, Rezoning
Request from Greg Gamble for annexation with a Plan of Services including a comprehensive plan amendment from Suburban Neighborhood to Urban Neighborhood along with rezoning to CD-4 (General Urban Character District) for [420 Bear Creek Pike](#) and a portion of 400 Bear Creek Pike.

IV. Other Business

V. Adjourn

Anyone requesting accommodations due to disabilities should contact the City's ADA Coordinator at 931-560-1570 prior to the meeting. The [2022 Meeting Schedule](#) can be found on the [City of Columbia Municipal Planning Commission webpage](#). The City's Comprehensive Plan, [Connect Columbia](#) can be found on the [Planning & Zoning webpage](#). For other questions, please contact the Department of Development Services at 931-560-1560.