



PLANNING COMMISSION  
PROJECT DEVELOPMENT APPLICATION  
DEADLINE: 3<sup>RD</sup> MONDAY OF THE MONTH AT 4:00 PM

ADDRESS/LOCATION	913 Riverside Dr.		
	TAX MAP: 90J	GROUP: C	PARCEL: 2.00
SUMMARY OF NATURE OF REQUEST AND WORK	Rezone property located at 913 Riverside Drive, which contains approximately 3.54 acres on the west side of Riverside Drive and 0.93 acres on the east side of Riverside Drive, from zone R-10 to zone RS-6. This request complies with the City's Comprehensive Plan.		

REQUEST DATE FOR PRE-APPLICATION CONFERENCE	09/09/2020	<i>Pre-application meetings are scheduled for Wednesdays between 8 and 10 am. Meeting must be requested by Monday of the same week.</i>
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SUBMITTAL REQUIREMENTS  
25 copies of plan + PDF  
Fold all submittals larger than 8 1/2"x11"

SELECT REQUEST	PLAN SHALL INCLUDE
<input type="checkbox"/> Annexation <input type="checkbox"/> Annexation & Rezoning <input checked="" type="checkbox"/> Rezoning <input type="checkbox"/> Sketch Plat – <i>Must be submitted at least two weeks prior to Preliminary Plat submittal</i> <input type="checkbox"/> Preliminary Plat <input type="checkbox"/> Final Plat <input type="checkbox"/> PUD Master Plan <input type="checkbox"/> PUD Final Plan <input type="checkbox"/> Multi-Family Site Plan <input type="checkbox"/> Other: _____	<u>Annexations/Rezoning:</u> <ul style="list-style-type: none"> <li>• Written Legal Description required</li> <li>• Requested zone</li> <li>• Compliance with Comprehensive Plan <i>Additional public notice is required for comprehensive plan amendments. See meeting schedule for dates.</i></li> <li>• Annexation Permission Form</li> </ul> <u>Plats/PUDs:</u> <ul style="list-style-type: none"> <li>• Project Name (include Sections &amp; Phases)</li> <li>• Total Number of Lots</li> <li>• Total acreage</li> </ul>

Applications and all required submittals must be filed with the Department of Development Services prior to the established deadline. Both the applicant and property owner (if different from applicant) must sign the application. A representative for the project is required to be present at the meeting, at the request of the Commission.

22-0008

**APPLICANT**

NAME	TKC Architecture and Engineering (Cole Newton, PE)	PHONE	904.885.0245
ADDRESS	2004 Carmack Blvd., Suite C, Columbia TN	EMAIL	cole@tkc-ae.com

**PROPERTY OWNER**

NAME	Cole Investments LLC	PHONE	615.260.5523
ADDRESS	PO Box 682186, Franklin TN 37068	EMAIL	justin@colesignaturehomes.com

*In filling out this application, I attest that (1) I am familiar with the rules, regulations, and procedures of the City of Columbia & (2) all information contained herein is accurate & true to the best of my knowledge.*

Cole Newton

APPLICANT NAME

*Cole Newton*

APPLICANT SIGNATURE

01/17/2022

DATE

\* Zoning Ordinance Article 3.3.3, Applications will be reviewed for completeness within 5 days of submittal. Incomplete applications will be removed and the applicant will be notified by certified mail listing incomplete information.\*

Cole Investments LLC

PROPERTY OWNER NAME

*[Signature]*

PROPERTY OWNER SIGNATURE

01/17/2022

DATE

*STAFF USE ONLY*

DOCKET NO.		FEE PAID	
RECEIPT NO.		REQUESTED AGENDA	
DATE NOTICES SENT TO ADJACENT PROPERTY OWNERS			
DATE OF PUBLIC NOTICES IN DAILY HERALD			
BOARD ACTION			

**DEVELOPMENT SERVICES  
PLANNING DIVISION - FEES RECORD**

**#206**

		MEETING DATE
<input type="checkbox"/> BOARD OF ZONING APPLICATION	\$200.00	_____
<input type="checkbox"/> PLATS		_____
<input type="checkbox"/> MINOR	\$125.00	_____
<input type="checkbox"/> SKETCH	\$100.00	_____
<input type="checkbox"/> PRELIMINARY	\$20/lot	_____
<input type="checkbox"/> FINAL	\$15/lot	_____
<input type="checkbox"/> ANNEXATION FEES	\$300.00	_____
<input checked="" type="checkbox"/> REZONING FEES 3.54 Acres	<del>\$300.00</del> \$500.00	_____
<input type="checkbox"/> SUBDIVISIONS AND PLANS		_____
<input type="checkbox"/> SITE PLAN		_____
<input type="checkbox"/> PUD MASTER PLAN		_____
<input type="checkbox"/> RESIDENTIAL		_____
<input type="checkbox"/> COMMERCIAL/INDUSTRIAL		_____
<input type="checkbox"/> AMENDMENTS		_____
<input type="checkbox"/> COMP PLAN TEXT GUIDELINE		_____
<input type="checkbox"/> ACCESS MGMT EXCEPTION		_____
<input type="checkbox"/> OTHER		_____
<input type="checkbox"/> MOBILE VENDING	\$50	_____

TOTAL \$300.00 CR# 130 TKC  
913 Riverside

Receipt Date: 1/18/2022

**City Of Columbia**  
700 North Garden Street  
Columbia, TN 38401  
(931) 560-1500  
Receipt Number: 10072540

**Miscellaneous Receipt**

Name: TKC Architecture & Engineering

Code: 206-ZONING PERMITS AND FEES

Amt: \$300.00

MR #: 10057398

Description: REZONING FEES FOR 3.54 ACRES

Reference: 913 RIVERSIDE

Notes:

<u>GL Account</u>	<u>Description</u>	<u>Amount</u>
110-32660-	Zoning Permits & Fees	300.00

**Payment Information**

Check 130 \$300.00

Paid By: TKC Architecture & Engineering

Amount Tendered: \$300.00

Total Paid: \$300.00

Change: \$0.00

Voided

Collecting Official, City Of Columbia

Batch: SH - 1/18/2022

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