Ordinance #2018-010

An Ordinance to amend Ordinance #99-004, the Anderson County Zoning Ordinance, as adopted July 20, 1999, by amending the Anderson County Official Zoning Map to rezone +/- 2.6 acres from R-A (Residential - Agricultural) to C-1R (Commercial - Rural) on a parcel of land, identified as the corner of Old Greenville Highway and Mountainview Road in the Three and Twenty Precinct shown in Deed Book 11209 page 00107. The parcel is further identified as p/o TMS #165-02-02-003.

Whereas, Anderson County, a body politic and corporate and a political subdivision of the State of South Carolina (the “County”), acting by and through its County Council (the “County Council”) has previously adopted Anderson County Ordinance #99-004, the Anderson County Zoning Ordinance (the “Ordinance”), which Ordinance contains the Anderson County Official Zoning Map (the “Map”); and,

Whereas, the Ordinance contains provisions providing for the amendment of the Map; and,

Whereas, County Council desires to amend the Map by adopting a zoning map amendment from R-A to C-1R for +/- 2.6 acres of TMS #165-02-02-003 (portion) described above; and,

Whereas, the Anderson County Planning Commission has held a duly advertised Public Hearing on March 13, 2018, during which it reviewed the proposed rezoning from to R-A to C-1R +/- 2.6 acres of TMS #165-02-02-003 (portion) described above; and,

Whereas, the Anderson County Council has duly advertised and held a Public Hearing on April 3rd, 2018, regarding said amendment of the Anderson County Official Zoning Map:

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NOW, THEREFORE, be it ordained by Anderson County Council, in meeting duly assembled, that:

1. The Anderson County Council hereby finds that this proposed rezoning is consistent with the Anderson County Comprehensive Plan and in accord with requirements of the South Carolina Code of Laws Title 6, Chapter 29, Article 5.

2. The Anderson County Council hereby amends the Anderson County Official Zoning Map as previously adopted July 20, 1999, by Anderson County Ordinance #99-004 to rezone from R-20 to C-1R +/- 2.6 acres of TMS # 165-02-02-003 (portion) described above.

3. Should any portion of this Ordinance be deemed unconstitutional or otherwise unenforceable by any court of competent jurisdiction, such determination shall not affect the remaining terms and provisions of this ordinance, all of which are hereby deemed separable.

4. All orders, resolutions, and enactments of Anderson County Council inconsistent herewith are, to the extent of such inconsistency only, hereby repealed, revoked, and rescinded.

5. This ordinance shall take effect and be in full force and effect from and after third reading and enactment by Anderson County Council.

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ATTEST: Ordinance 2018-010

Rusty Burns
County Administrator

Tommy Dunn, Chairman
County Council

Lacey A. Croegaert
Clerk to Council

APPROVED AS TO FORM:

Leon C. Harmon
County Attorney

1st Reading: April 3, 2018
2nd Reading: April 17, 2018
3rd Reading: May 1, 2018
Public Hearing: April 3, 2018