

**ORDINANCE PD-01-08
TO AMEND THE ZONING MAP
OF THE COUNTY OF SUMTER, SOUTH CAROLINA
BY REZONING 1.9 +/- ACRES ADJACENT TO
ATWELL STREET OWNED BY ROBERT SPAIN
FROM GENERAL RESIDENTIAL (GR) TO
PLANNED DEVELOPMENT (PD).**

WHEREAS, Article I, Section T, entitled "Amendment Authorization and Procedure" of the Zoning and Development Standards Ordinance for the County of Sumter adopted December 7, 1999, provides a procedure for amending the Official Zoning Map of the County of Sumter; and

WHEREAS, said procedure has been followed, and the Sumter City-County Planning Commission has reviewed and hereby recommends favorably the following amendment to the Official Sumter County Zoning Map.

NOW THEREFORE, BE IT ORDAINED BY THE CHAIRMAN AND THE COUNTY COUNCIL OF SUMTER COUNTY, SOUTH CAROLINA, IN MEETING DULY ASSEMBLED BY THE AUTHORITY THEREOF, THAT:

- I. The property located at 233 Atwell Street owned by Robert Spain is hereby rezoned from General Residential (GR) to Planned Development (PD), in accordance with the attached development plan and identified by the following Tax Map Block and Parcel Numbers: 268-07-01-001
- II. The Planned Development rezoning shall be with the following conditions:
 1. The existing buildings will be used with no new structures on the lot.
 2. An opaque fence should be installed to buffer the uses from the adjacent neighbors and to screen any storage of vehicles from the public right-of-way.
 3. One 32 sq. ft. (with permit) freestanding sign with 10-foot setbacks will be allowed on the McLeen Street frontage. No other signs will be permitted other than the one, no permit required, 6 sq. ft. freestanding sign.
- III. The Planned Development zoning shall include the following permitted uses and no others, unless further reviewed and recommended by the Sumter City-County Planning Commission, and specifically approved by the Chairman and County Council of Sumter, South Carolina.
 1. Towing Services - SIC 7549
 2. Electrical Services - SIC 1731

3. Auto Repair Services - SIC 7539

IV. Said property being officially rezoned to the classification Planned Development (PD), the official Zoning Map of the County of Sumter is so amended to reflect said change.

V. This Ordinance shall become effective immediately upon its adoption on Third Reading.

DONE RATIFIED AND ADOPTED BY THE CHAIRMAN AND THE COUNTY COUNCIL OF THE COUNTY OF SUMTER, SOUTH CAROLINA, ON THIS _____ DAY OF _____, 2001.

SUMTER COUNTY, SOUTH CAROLINA

Its Chairman: Frank E. Williams, Jr.

ATTEST:

Mary Blanding, County Clerk