

ORDINANCE # 03-522 -- PD-03-22
TO AMEND THE ZONING MAP
OF THE COUNTY OF SUMTER, SOUTH CAROLINA
BY REZONING 1.5 +/- ACRES AT 334 MYRTLE BEACH HIGHWAY,
OWNED BY SAMUEL STEELE ET AL
FROM GENERAL RESIDENTIAL (GR) TO PLANNED DEVELOPEMNT (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 amendments to the Official County of Sumter Zoning Map.

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

- I. The property located at 334 Myrtle Beach Highway and owned by Samuel Steele ET AL 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:
 - 267-01-02-009
- II. The Planned Development rezoning shall be with the following conditions:
 1. The existing building will be used.
 2. Two handicap parking spaces will be paved, the driveway entrance will be paved and the remaining parking area will be “crush and run” gravel.
 3. Railroad ties will be used as curbing around the parking lot area.
 4. Buffering will fully comply with applicable zoning ordinances.
 5. Future construction of a front porch on to the existing building may be initiated at the owner’s discretion. A building permit will be required.
- III. The Planned Development zoning shall include the following permitted uses and no others, unless further reviewed and recommend by the Sumter City-County Planning Commission, and specifically approved by the Chairperson and County Council of Sumter, South Carolina.
 - Retail Nursery, Lawn and Garden Supplies (SIC 526), and Florist (SIC 5992).

- 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 CHAIRPERSON AND THE COUNTY COUNCIL OF THE COUNTY OF SUMTER, SOUTH CAROLINA, ON THIS

10TH DAY OF FEBRUARY 2004.

COUNTY OF SUMTER, SOUTH CAROLINA

Naomi Sanders, Chairwoman
Sumter County Council

ATTEST:

Mary Blanding, Clerk, Sumter County Council

First Reading: December 9, 2003

Second Reading: January 13, 2004

Public Hearing: January 13, 2004

Third Reading and Adoption: February 10, 2004