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LANCASTER, SC

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STATE OF SOUTH CAROLINA

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ORDINANCE NO. 2019-1565

COUNTY OF LANCASTER

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AN ORDINANCE

**TO AMEND THE OFFICIAL ZONING MAP OF LANCASTER COUNTY SO AS TO REZONE A ± 1.00 ACRE TRACT OF PROPERTY OWNED BY CHRISTOPHER S. FUNDERBURKE, LOCATED AT 1345 WILMA DRIVE (A PORTION OF TAX MAP 19, PARCEL 10.13) FROM RN, RURAL NEIGHBORHOOD DISTRICT TO MH, MANUFACTURED HOME DISTRICT.**

Be it ordained by the Council of Lancaster County, South Carolina:

**Section 1. Findings and Determinations.**

The Council finds and determines that:

(a) Christopher S. Funderburke applied to rezone a 1.00-acre portion of property located at 1345 Wilma Drive (a portion of Tax Map 19, Parcel 10.13) from RN, Rural Neighborhood District to MH, Manufactured Home District in order to place a mobile home on the property.

(b) On January 15, 2019 the Lancaster County Planning Commission held a public hearing on the proposed rezoning and, by a vote of (7-0), recommended approval of the rezoning.

(c) The Future Land Use Map identifies this property as Neighborhood Mixed Use based on the *Lancaster County Comprehensive Plan 2014-2024*.

(d) Prior to the rewrite of the Unified Development Ordinance, this parcel was zoned R-30S, Low Density Residential/Manufactured Housing/Agricultural District, which allowed for manufactured housing. There are several manufactured homes in the vicinity of the property, therefore the request to rezone to place a mobile home on the owner's property is a compatible use.

**Section 2. Rezoning.**

The Official Zoning Map is amended by changing the zoning district classification from RN, Rural Neighborhood District to MH, Manufactured Home District for the following property as identified by tax map number or other appropriate identifier:

Portion of Tax Map No. 0019-00-010.13 (a 1.00-acre portion, more or less)

**Section 3. Severability.**

If any section, subsection or clause of this ordinance is held to be unconstitutional or otherwise invalid, the validity of the remaining sections, subsections and clauses shall not be affected.

**Section 4. Conflicting Provisions.**

To the extent this ordinance contains provisions that conflict with provisions contained elsewhere in the Lancaster County Code or other County ordinances, the provisions contained in this ordinance supersede all other provisions and this ordinance is controlling.

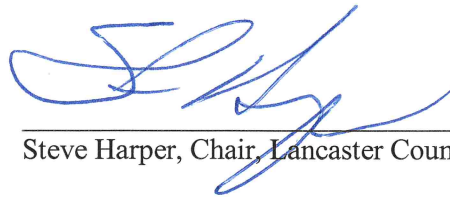
**Section 5. Effective Date.**

This ordinance is effective upon Third Reading.

**AND IT IS SO ORDAINED**

Dated this 11<sup>th</sup> day of MARCH, 2019.

**LANCASTER COUNTY, SOUTH CAROLINA**



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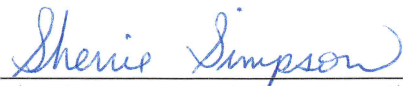
Steve Harper, Chair, Lancaster County Council



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Larry Honeycutt, Secretary, Lancaster County Council

ATTEST:



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Sherrie Simpson, Clerk to Council

First Reading: February 11, 2019  
Second Reading: February 25, 2019  
Third Reading: March 11, 2019