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LANCASTER, SC

STATE OF SOUTH CAROLINA                     (  
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COUNTY OF LANCASTER                     (  
  (

ORDINANCE NO. 2019-1587

**AN ORDINANCE**

**TO AMEND THE OFFICIAL ZONING MAP OF LANCASTER COUNTY SO AS TO REZONE  
A ± 4.5 ACRE TRACT OF PROPERTY OWNED BY JOHNNY HELMS LOCATED BETWEEN  
HIGHWAY 521 SOUTH & CHARLES PETTUS ROAD, INDIAN LAND, SC 29707 (A PORTION  
OF TMS# 0016-00-047.00) FROM LDR, LOW DENSITY RESIDENTIAL DISTRICT TO NB,  
NEIGHBORHOOD BUSINESS DISTRICT.**

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

**Section 1. Findings and Determinations.**

The Council finds and determines that:

- (a) David Freeman applied to rezone property Located between Highway 521 South & Charles Pettus Road, Indian Land, SC 29707 (A portion of TMS# 0016-00-047.00) from LDR, Low Density Residential District to NB, Neighborhood Business District.
- (b) On March 19, 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*. Parcels adjacent to the property are zoned NB, Neighborhood Business and LDR, Low Density Residential District. The surrounding properties in the immediate vicinity are zoned NB, Neighborhood Business. The rezoning of the property to Neighborhood Business District is compatible with the Comprehensive Plan.

**Section 2. Rezoning.**

The Official Zoning Map is amended by changing the zoning district classification from LDR, Low Density Residential District to NB, Neighborhood Business District for the following property as identified by tax map number or other appropriate identifier:

Tax Map No. a portion of 0016-00-047.00 (4.5 acre, 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.

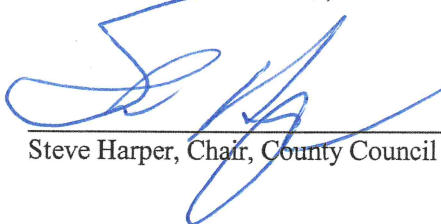
**Section 5. Effective Date.**

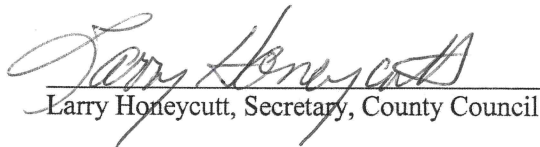
This ordinance is effective upon Third Reading.

**AND IT IS SO ORDAINED**


Dated this 13<sup>th</sup> day of MAY, 2019.

**LANCASTER COUNTY, SOUTH CAROLINA**

  
\_\_\_\_\_  
Steve Harper, Chair, County Council

  
\_\_\_\_\_  
Larry Honeycutt, Secretary, County Council

ATTEST:

  
\_\_\_\_\_  
Sherrie Simpson, Clerk to Council

First Reading: April 8, 2019  
Second Reading: April 29, 2019  
Public Hearing: April 29, 2019  
Third Reading: May 13, 2019