

**AN ORDINANCE
REZONING THE BILLBOARD
PLANNED DEVELOPMENT (PD-52)**

WHEREAS, the property located at 2233 Highway 17 North, identified as Tax Map Parcel Identification Number 558-00-00-146 is currently zoned PD, Planned Development Zoning District; and

WHEREAS, the applicant requests to rezone the Planned Development Zoning District (PD-52) and has submitted a complete application for PD Development Plan amendment approval pursuant to Article 4.27 of the Charleston County Zoning and Land Development Regulations Ordinance (ZLDR); and

WHEREAS, the Charleston County Planning Commission has reviewed the proposed PD Development Plan and adopted a resolution, by majority vote of the entire membership, recommending that County Council disapprove the proposed development plan with conditions, which recommendation is based on the Approval Criteria of Section 4.27.9.E.9 of the ZLDR; and

WHEREAS, upon receipt of the recommendation of the Planning Commission, Charleston County Council held at least 1 public hearing and after close of the public hearing, County Council approves the proposed PD Development Plan with conditions based on the Approval Criteria of Section 4.27.9.E.9 of Article 4.27 of the ZLDR;

WHEREAS, County Council has determined the PD Development Plan meets the following criteria:

- A. The PD Development Plan complies with the standards contained in Article 4.27 of the ZLDR;
- B. The development is consistent with the intent of the Charleston County Comprehensive Plan;
- C. The County and other agencies will be able to provide necessary public services, facilities, and programs to serve the development proposed, at the time the property is developed.

NOW, THEREFORE, BE IT ORDAINED by County Council of Charleston County, South Carolina, in meeting duly assembled, finds as follows:

SECTION I. FINDINGS INCORPORATED

The above recitals and findings are incorporated herein by reference and made a part of this Ordinance.

SECTION II. REZONING OF PROPERTIES

A. Charleston County Council rezones the property located at 2233 Highway 17 North, identified as Tax Map Parcel Identification Number 558-00-00-146 from Planned Development (PD-52) to Planned Development (PD-52A); and

B. The PD Development Plan submitted by the applicant and identified as the "Development Guidelines Billboard Planned Development" shall constitute the PD Development Plan for the parcel identified in this Ordinance; and

C. Any and all development of PD-52A must comply with the PD Development Plan, ZLDR, and all other applicable ordinances, rules, regulations, and laws; and

D. The zoning map for Tax Map Parcel Identification Number 558-00-00-146 is amended to PD-52A in accordance with Section 4.27.10 of Article 4.27 of the ZLDR.

SECTION III. SEVERABILITY

If, for any reason, any part of this Ordinance is invalidated by a court of competent jurisdiction, the remaining portions of this Ordinance shall remain in full force and effect.

SECTION IV. EFFECTIVE DATE

This Ordinance shall become effective immediately upon approval of County Council following third reading.

ADOPTED and APPROVED in meeting duly assembled this 24th day of January 2012.

CHARLESTON COUNTY, SOUTH CAROLINA

Teddie E. Pryor, Sr.
Chairman of Charleston County Council

ATTEST:

Beverly T. Craven
Clerk to Charleston County Council

First Reading: December 20, 2011
Second Reading: January 10, 2012
Third Reading: January 24, 2012