

**AN ORDINANCE  
APPROVING THE AMENDMENT OF THE CHARLESTON COUNTY  
COMPREHENSIVE PLAN (TEXT AND MAPS) PROVISIONS TO IMPLEMENT  
THE TEN-YEAR UPDATE.**

WHEREAS, the Charleston County Council (the "County Council") adopted Ordinance No. 1095, effective April 20, 1999, with subsequent amendments and additions made thereto, which enacted and amended the Charleston County Comprehensive Plan (the "Comprehensive Plan") in compliance with the South Carolina Local Government Comprehensive Planning Enabling Act of 1994 (Title 6, Chapter 29 of the Code of Laws of South Carolina 1976, as amended) ("Planning Act"); and

WHEREAS, pursuant to the Planning Act, the County Council adopted Ordinance No. 1274, effective November 18, 2003, with subsequent amendments and additions made thereto, at the Five-Year review of the Comprehensive Plan; and

WHEREAS, pursuant to the Planning Act, the County Council adopted Ordinance No. 1567, effective November 18, 2008, with subsequent amendments and additions made thereto, at the Ten-Year Update of the Comprehensive Plan; and

WHEREAS, pursuant to the Planning Act, the County Council adopted Ordinance No. 1835, effective January 6, 2015, with subsequent amendments and additions made thereto, at the Five-Year Review of the Comprehensive Plan; and

WHEREAS, the Charleston County Planning Commission (the "Planning Commission") reviewed proposed amendments to the Comprehensive Plan in accordance with the procedures established in State law and the Charleston County Zoning and Land Development Regulations Ordinance and adopted a resolution completing the Ten-Year Update of the Comprehensive Plan on July 9, 2018; and

WHEREAS, upon receipt of the recommendation of the Planning Commission, County Council held at least one public hearing and after close of the public hearing, County Council approves the proposed amendments to the Comprehensive Plan.

NOW, THEREFORE, BE IT ORDAINED, by the County Council of Charleston County, South Carolina, in meetings duly assembled, 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. AMENDMENTS TO THE COMPREHENSIVE PLAN

County Council amends the Comprehensive Plan provisions, including the changes attached thereto as Exhibit "A" and made part of this Ordinance by reference, to implement the findings of the Ten-Year Update.

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 its approval following third reading by the County Council.

ADOPTED and APPROVED in meeting duly assembled this 9<sup>th</sup> day of October, 2018.

CHARLESTON COUNTY, SOUTH CAROLINA

By: \_\_\_\_\_  
A. Victor Rawl  
Chair of County Council

ATTEST:

By: \_\_\_\_\_  
Kristen Salisbury  
Clerk to County Council

First Reading: September 20, 2018  
Second Reading September 25, 2018  
Third Reading: October 9, 2018

## EXHIBIT "A"

### COUNTY COUNCIL

#### RECOMMENDED CHANGES AND CONDITIONS TO THE COMPREHENSIVE PLAN

##### APPROVED BY CHARLESTON COUNTY COUNCIL

1. Add the following language to the first paragraph of the Conservation Subdivision discussion in the Implementation Toolbox (page A-22): "Conservation subdivisions/clustering and connectivity through existing neighborhoods should be coordinated with and supported by existing residents.";
2. Add the following sentence to the end of the last paragraph under "Intermodal Freight Terminals Under Construction" (Community Facilities Element pages 120-121): "The feasibility of constructing overpasses over railroad tracks along port access roads should be explored.";
3. Add a new Transportation Element strategy: "Monitor emerging transportation technologies such as personal rapid transit systems and implement as feasible.";
4. Keep Transportation Element Strategy T18, which is proposed to be deleted ("Coordinate with the City of Charleston, Dorchester County, Town of Summerville, and the SC Department of Transportation on the potential extension of the Glenn McConnell Parkway.");
5. Amend the MRF discussion on page 125 of the Community Facilities Element to state "The County is constructing a new 57,000 square foot Materials Recovery Facility (MRF). The facility will be located on an approximately 20-acre site on Palmetto Commerce Parkway. The MRF has been designed to meet future regional recycling needs and will operate at 25 tons per hour, 52,000 tons per year on a single 8-hour shift.";
6. Add the following to the list on page 121 of the Community Facilities Element: "Government facilities such as the O.T. Wallace County Office Building, Lonnie Hamilton, III Public Services Building, Consolidated 911 Center, and 3600 Rivers Avenue.";
7. Delete references to "The Mount Pleasant Open Space Foundation";
8. Change "Lowcountry Open Land Trust" to "Lowcountry Land Trust";
9. Delete references to "The East Cooper and Mount Pleasant Preservation Society";
10. Add "as amended" following all references to the 2006 Comprehensive Greenbelt Plan;
11. Amend the language regarding 526 to state: "The South Carolina Transportation Infrastructure Bank (Bank) made a commitment to fund the Mark Clark Completion Project's construction, from its current terminus at US Highway 17 South to the James Island Connector, as funding becomes available to the Bank. At the time of this commitment in 2006, the total project cost was estimated to be \$420 million, and since then, the Bank has awarded the County \$99 million for preliminary design, environmental impact studies, engineering, and right-of-way acquisition."; and
12. Allow amendments up to third reading.