

STATE OF SOUTH CAROLINA)
)
COUNTY OF YORK)
)
TOWN OF CLOVER)

ORDINANCE 19-01

AN ORDINANCE TO PROVIDE FOR THE ANNEXATION OF PROPERTY OWNED BY RONALD L. TAYLOR AND LARRY STEVEN TAYLOR, LOCATED AT 961 BETHEL STREET, WITH YORK COUNTY TAX MAP NUMBER 379-00-00-002; TO ESTABLISH A ZONING CLASSIFICATION OF B-2 HIGHWAY COMMERCIAL FOR SAID PROPERTY; AND TO AMEND THE FUTURE LAND USE MAP OF THE COMPREHENSIVE PLAN 2022 5-YEAR UPDATE TO PROVIDE FOR COMMERCIAL USE OF LAND AT THIS LOCATION.

WHEREAS, Petition on the part of Ronald L. Taylor and Larry S. Taylor, the owner(s) of the property described below, has been filed with the Town of Clover by which the Town of Clover is requested to annex the tract of land which is located without the corporate limits of the Town of Clover, which is described on the plat attached to said Petition, and

WHEREAS, said Petition sets forth that the area to be annexed is contiguous to the incorporate limits of the Town of Clover or is contiguous to other property being annexed concurrently herewith, and, therefore, an area of land available for annexation, and

WHEREAS, at their December 20, 2018, meeting, the Clover Planning Commission reviewed the applicant's request for B-2 Highway Commercial zoning, found that while the requested zoning classification is not consistent with the Comprehensive Plan's Future Land Use Map, it was appropriate for said property, and

WHEREAS, the Planning Commission recommends that the Future Land Use Map be amended such that the Land Use Type for said property be changed from Suburban Residential to Corridor Commercial and that said property be zoned B-2 Highway Commercial upon annexation, and

WHEREAS, as required by law, a public hearing on the zoning and Future Land Use Map amendment was held on the _____ day of _____, 2019.

NOW, THEREFORE, BE IT ORDAINED in Council duly assembled this ____ day of _____, 2019, as follows:

Section 1. That the following described platted land adjoining or touching the limits of the Town of Cover, having the address of **961 BETHEL STREET, CLOVER, SOUTH CAROLINA**, and having York County Tax Map No.: **379-00-00-002**, which is located in Kings Mountain Township, York County, South Carolina, is hereby added to, taken into, and made a part of the Town of Clover. Said area hereby annexed is described as follows:

DESCRIPTION

See Attached Exhibit "A."

Section 2. That the property described in Section 1 herein is being annexed pursuant to the authority of Section 5-3-150, Code of Laws of South Carolina for 1976, as amended.

Section 3. That on the taking effect of this ordinance the corporate limits and boundary line of the Town of Clover shall be changed and enlarged to include the area described in Section 1 above and such changes shall be made to the official Zoning Map of the Town of Clover.

Section 4. The above referenced property shall be zoned B-2 Highway Commercial.

Section 5. That this ordinance shall take effect and be in force from and after its final passage by the Town Council.

Section 6. That all ordinances or parts of ordinances inconsistent with this ordinance are hereby repealed to the extent of such inconsistency.

Section 7. Also included in the territory annexed hereunder are all contiguous portions of all public rights of way, streets, and highways.

Section 8. The Future Land Use Map of the Town of Clover Comprehensive Plan 2022 5-Year Update is hereby amended such that the Land Use Type for the above referenced property be changed from Suburban Residential to Corridor Commercial as set forth on the attached Exhibit B.

Mayor

Council:

(Town Seal)

Attest:

Town Clerk

First Reading: _____

Second Reading: _____

