

TOWN OF YEMASSEE

Ordinance No. 23-12

AN ORDINANCE AMENDING THE TOWN OF YEMASSEE’S ZONING ORDINANCE, ARTICLE V, REQUIREMENTS BY DISTRICT, SECTION 5.8, titled “LIGHT INDUSTRIAL DISTRICT (LID)”, TO AMEND THE MINIMUM ACERAGE REQUIRED FOR A PARCEL TO BE ZONED LIGHT INDUSTRIAL DISTRICT.

WHEREAS, THE Town of Yemassee desires to periodically improve its Zoning Ordinance and to identify areas for potential modifications; and

WHEREAS, to establish the necessary provisions to accomplish the above, the Town of Yemassee has the authority to enact resolutions, ordinances, regulations, and procedures pursuant to South Carolina Code of Laws 1976, Section 5-7-30; and,

WHEREAS, the Town of Yemassee Town Code and the Town of Yemassee Zoning Ordinance provides a framework for development within the Town of Yemassee through regulations set forth to protect and promote the interests of all in the Town of Yemassee and as authorized by the South Carolina Local Government Comprehensive Planning Enabling Act of 1994; and,

WHEREAS, the Town of Yemassee Town Council adopted its zoning ordinance, known as the Town of Yemassee Zoning Ordinance, on March 9, 2007; and,

WHEREAS, the Zoning Ordinance establishes zoning districts that serves as a regulatory tool identifying specific areas for land use; and,

WHEREAS, the Zoning Ordinance establishes a Light Industrial District (LID) to dictate appropriate development of Industrial properties within the Town limits; and

WHEREAS, revisions are desired to amend the minimum acreage a lot is required to have in order to be zoned Light Industrial District; and

WHEREAS, the Planning Commission conducted a review of the proposed text amendment at their March 7, 2023, Planning Commission Meeting and recommended forwarding the proposed amendment to the Town Council for consideration; and

WHEREAS, a Public Hearing shall be conducted by the Town Council prior to second reading; and

WHEREAS, the Town of Yemassee Town Council desires to amend the Zoning Ordinance to adopt the amendments listed below in Section 1, Amendments.

**NOW THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF
YEMASSEE, SOUTH CAROLINA**, in accordance with the foregoing, the Town hereby amends

the Zoning Ordinance of the Town of Yemassee, Article V, Section 5.8 Light Industrial District (LID) as follows:

Section 1. AMENDMENTS. The Town of Yemassee hereby amends the Zoning Ordinance of the Town of Yemassee, South Carolina by adopting and incorporating amendments to the Town of Yemassee Zoning Ordinance, Article V, Section 5.8, Light Industrial District, Section 5.8.5(a) General Requirements as follows:

“5.8.5 General Requirements.

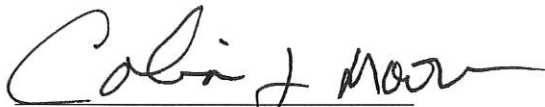
a) Minimum lot size is five (5) acres.


Section 2. REPEAL OF CONFLICTING ORDINANCES. All ordinances or parts of ordinances inconsistent with this Ordinance are hereby repealed to the extent of such inconsistency.


Section 3. ORDINANCE IN FULL FORCE AND EFFECT. This entire Ordinance shall take full force and effect upon adoption.

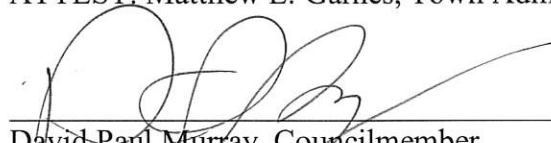
DONE, RATIFIED AND ENACTED THIS 9th DAY OF May, 2023.

This Ordinance was read and passed at First Reading on: April 11, 2023


Colin J. Moore, Mayor


ATTEST: Matthew E. Garnes, Town Administrator



Peggy O'Banner, Mayor Pro Tem


David Paul Murray, Councilmember

Alfred Washington, Council Member

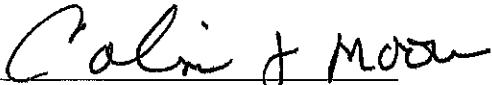
Stacy Pinckney, Councilmember

A Public Hearing on this Ordinance was held on: May 9, 2023


Colin J. Moore, Mayor

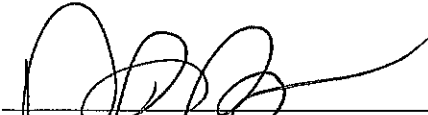

ATTEST: Matthew E. Garnes, Town Administrator

This Ordinance was read and passed at Second and Final Reading held on: May 9, 2023


Colin J. Moore, Mayor


ATTEST: Matthew E. Garnes, Town Administrator


Peggy O'Bannes, Mayor Pro Tem


David Paul Murray, Councilmember

Alfred Washington, Council Member

Stacy Pinckney, Councilmember

(seal)