

STATE OF SOUTH CAROLINA)

COUNTY OF BEAUFORT)

TOWN OF YEMASSEE)

ORDINANCE NUMBER:)

(20-07)

An Ordinance Annexing One Parcel of Land owned by Southern Pines Plantation, LLC. into the Town of Yemassee, South Carolina.

AN ORDINANCE ANNEXING INTO THE TOWN OF YEMASSEE, ONE PARCEL OF LAND TALLING 16.21 ACRES, LOCATED AT 592 CASTLE HALL RD OWNED BY SOUTHERN PINES PLANTATION, LLC., IN BEAUFORT COUNTY, NOT ALREADY WITHIN THE YEMASSEE TOWN LIMITS AND INCLUDING ALL ADJACENT PUBLIC RIGHTS OF WAY, RAILROAD RIGHTS OF WAY, WATERS, LOWLANDS AND WETLANDS.

Section 1. **Findings of Facts**

As an incident to the adoption of this ordinance, Town Council of Yemassee finds the following facts to exist:

- a) Section 5-3-150, Code of Laws of South Carolina (1976) as amended, provides a method of annexing property to a city or town by a Petition signed by all persons owning real estate in the area requesting annexation.
- b) A proper Petition has been filed with Town of Yemassee by one hundred percent (100%) of the freeholders owning one hundred percent (100%) of the assessed value of the contiguous property herein described, petitioning for annexation of the property to the Town of Yemassee under the provisions of South Carolina Section 5-3-150(3) and is requesting the Town's zoning of Mixed Use and have submitted proper submission materials supporting each application in accordance with Town requirements.
- c) It appears to Town Council that the annexation would be in the best interest of the property owners and the town.
- d) The Town Council is zoning the parcel Mixed Use.
- e) The Yemassee Town Council finds the proposed annexation and rezoning is consistent with the Yemassee Comprehensive Plan (as amended and revised);

Section 2.

NOW, THEREFOR IT BE ORDAINED by the Mayor and Council of the Town of Yemassee, South Carolina, duly assembled and with authority of the same, pursuant to Section 5-3-150, Code of Laws of South Carolina (1976), as amended, the following described property is hereby annexed to and made part of the Town of Yemassee, to wit:

ALL THOSE CERTAIN PIECES, PARCELS OR TRACTS OF LAND being known as R700 011 000 0001 0000 & 16.21 acres, and all adjacent public rights of ways and wetlands as shown on the attached map.

This Ordinance shall become effective upon ratification.

SO ORDERED AND ORDAINED THIS 12 Day of May 2020

By the Yemassee Town Council being duly and lawfully assembled.



Colin Moore, Mayor



Matthew E Garnes, Town Clerk



Peggy Bing-O'Banner, Councilmember

Michelle Hagan, Councilmember

Chuck Simmons, Councilmember



Alfred Washington, Councilmember

(Seal)

First Reading: April 14, 2020

Second Reading: May 12, 2020

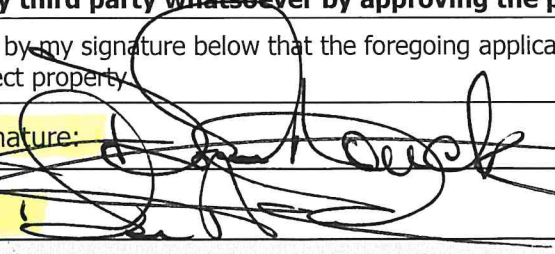





TOWN OF YEMASSEE ANNEXATION APPLICATION

Town of Yemassee
MAR 10 2020
Received

Yemassee Municipal Complex
P.O. BOX 577
Yemassee, SC 29945-0577
(843) 589-2565

Applicant		Property Owner	
Name: Southern Pines Plantation		Name: Southern Pines Plantation	
Phone: (803) 259-6083		Phone: (803) 259-6083	
Mailing Address: P.O. Box 1119 Allendale, SC 29810-1119		Mailing Address: P.O. Box 1119 Allendale, SC 29810-1119	
E-mail:		E-mail:	
Town Business License # (if applicable):			
Project Information			
Project Name: Southern Pines Property		Acreage: 16.210	
Project Location: 592 Castle Hall Rd			
Existing Zoning: T2R Sheldon		Proposed Zoning: Office Commercial District (OCD)	
Tax Map Number(s): R700 011 000 0001 0000			
Project Description: Annexation of 16 acre tract			
Select Annexation Method			
<input checked="" type="checkbox"/> 100 Percent Petition and Ordinance Method <input type="checkbox"/> 75 Percent Petition and Ordinance Method <input type="checkbox"/> 25 Percent Elector Petition and Election Method			
Minimum Requirements for Submittal			
<input checked="" type="checkbox"/> 1. Completed Annexation Petition(s) <input checked="" type="checkbox"/> 2. Copy of plat and/or survey of area requesting annexation			
Note: Application is not valid unless signed and dated by property owner.			
Disclaimer: The Town of Yemassee assumes no legal or financial liability to the applicant or any third party whatsoever by approving the plans associated with this permit.			
I hereby acknowledge by my signature below that the foregoing application is complete and accurate and that I am the owner of the subject property.			
Property Owner Signature: 		Date: 3/7/20	
Applicant Signature: 		Date: 3/7/20	
For Office Use			
Application Number: ANNEX-03-20-1010		Date Received: 3/10/20	
Received By: M. Garnes		Date Approved: 5/12/20	