

## **ORDINANCE 2018-05**

**AN ORDINANCE TO APPROVE THE KINGSTREE PLANNING COMMISSION'S RECOMMENDATION TO REZONE PROPERTY AT 215 WEST MAIN STREET, WILLIAMSBURG COUNTY TAX MAP NUMBERS 11-026-116, 11-026-117, AND 11-026-118, FROM THE CORE COMMERCIAL DISTRICT TO THE HIGHWAY COMMERCIAL DISTRICT.**

**WHEREAS**, the owner, Brewer's Foods, Incorporated, of the property containing the Hardee's restaurant located at 215 W. Main Street in the Town of Kingstree submitted a request to the Kingstree Planning Commission therein requesting the property at 215 West Main Street, further identified by Williamsburg County Tax Map Numbers 11-026-116, 11-026-117, and 11-026-118, be rezoned from the Core Commercial District to the Highway Commercial District.

**AND WHEREAS**, the aforementioned owner of the subject property wishes to have the existing structure on the property demolished and a new structure built on the site;

**AND WHEREAS**, the existing zoning ordinance applicable to the subject property does not allow a "drive-thru" window to be a part of the business if any significant modifications are made to the property;

**AND WHEREAS**, the property meets the minimum lot size of 10,000 square feet, minimum lot width, and zoning requirements for an eating establishment with dive-in facilities for the Highway Commercial District;

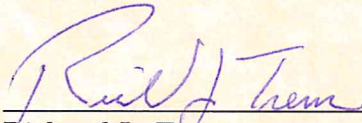
**AND WHEREAS**, this request came before the Kingstree Planning Commission in the form of a hearing on February 27, 2018, where the Commission approved said request and unanimously found that the request was consistent with the Town's Comprehensive Plan, conformed to the conditions as provided in the Zoning Ordinance, and should not interfere with the Town's ability to provide essential services in the identified district;

**AND WHEREAS**, the Kingstree Planning Commission recommends that Council accepts and supports the Planning Commission's recommendation to approve said rezoning request.

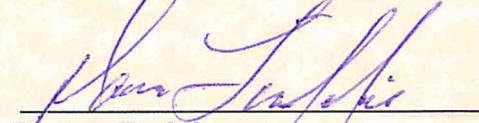
**NOW THEREFORE, BE IT ORDAINED BY THE TOWN OF KINGSTREE**, by the Mayor and Council of the Town of Kingstree, South Carolina, in Council assembled and by Authority of the same:

The above recommendation by the Kingtree Planning Commission be granted and the property located at 215 W. Main Street, Kingtree, SC 29556, further identified by Williamsburg County Tax Map Numbers 11-026-116, 11-026-117, and 11-026-118 be rezoned to a Highway Commercial Zoning District.

**PASSED AND RATIFIED IN COUNCIL**, duly assembled the 16th day of April, 2018, and shall become effective immediately.

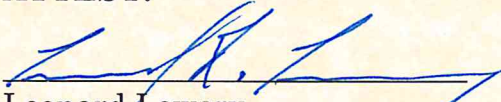


Richard L. Treme  
Town Manager

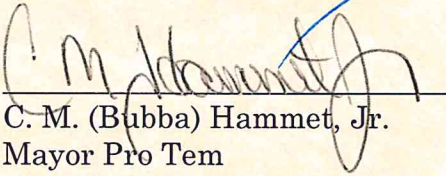


Darren Tisdale  
Mayor

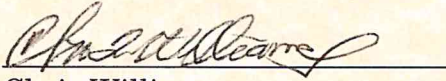
**ATTEST:**



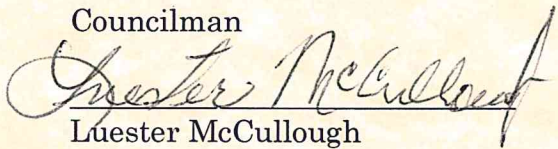
Leonard Lowery  
Municipal Clerk



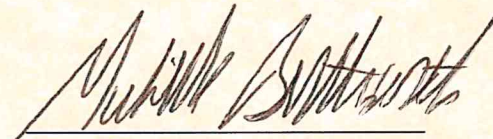
C. M. (Bubba) Hammet, Jr.  
Mayor Pro Tem



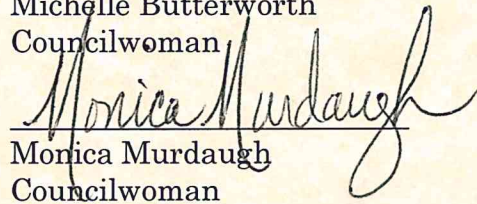
Chris Williams  
Councilman



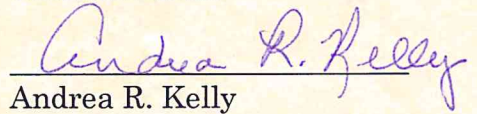
Luester McCullough  
Councilwoman



Michelle Butterworth  
Councilwoman



Monica Murdaugh  
Councilwoman

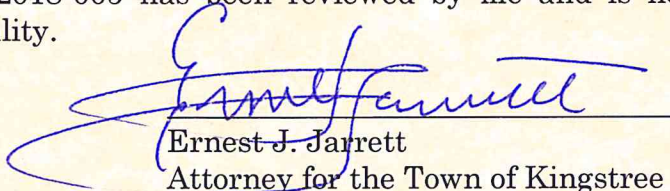


Andrea R. Kelly  
Councilwoman

First Reading: March 19, 2018

Second Reading: April 16, 2018

This Ordinance No: 2018-005 has been reviewed by me and is hereby approved as to form and legality.



Ernest J. Jarrett  
Attorney for the Town of Kingtree