

does show the future land use for this area to be Economic Development. The roads are adequate to handle any extra traffic this rezoning may incur. The Planning Staff does recommend that this portion of the real estate parcel be rezoned to Industrial (IND); and

WHEREAS, the Newberry County Joint Planning Commission, in case number MA01-11-15-16, had this matter on its agenda and considered this request and received comments as to both the existing and intended uses of the property. The Planning Commission determined that it concurs with the recommendation of the Planning Staff. The Planning Commission has now forwarded its report on the rezoning request to Newberry County Council, as required by law, for consideration of its actions by Newberry County Council; and

WHEREAS, Newberry County Council is familiar with the site and the existing uses of the properties along Jessamine Drive.

NOW, THEREFORE, Newberry County Council makes the following findings of fact and law as to the merits of the rezoning request concerning a four and nine hundredths (4.09) acres portion of TMS No. 397-91 containing fifteen (15.0) acres located on the northern side of Jessamine Drive, Newberry, SC as more particularly shown on the plat accompanying the submitted “Official Zoning Map Amendment Application” included in the submitted Planning Commission report attached hereto, to Industrial (IND) from General Commercial (GC):

A. That the proposed map amendment does not affect the implementation of the Comprehensive Plan in the area.

B. This amendment is needed because the proposed development cannot be accomplished by the owner under the existing zoning district regulations.

C. That traffic patterns in the neighborhood will not be adversely affected by the change in zoning.

NOW, THEREFORE, BE IT ORDAINED that:

Newberry County Council hereby determines, based on the findings set forth above, that the attached rezoning request for a map amendment for a four and nine hundredths (4.09) acres portion of TMS No. 397-91 comprising fifteen (15.0) acres real estate parcel as acted on by the Planning Commission, be:

- _____ disapproved;
- _____ approved; or
- _____ approved with the following modifications: _____

_____.

AND IT IS SO ORDAINED by Newberry County Council this 18th day of January, 2017 in meeting duly assembled at Newberry, South Carolina.

NEWBERRY COUNTY COUNCIL

(SEAL)

By: _____
Henry H. Livingston, III, Chairman

Attest:

Laurie N. Renwick, Clerk to Council

1st reading: December 14, 2016
Public Hearing: January 18, 2017
2nd reading: January 4, 2017
3rd reading: January 18, 2016

Reviewed and approved as to form:

A. J. Tothacer, Jr., County Attorney

Wayne Adams, County Administrator