

REZONING APPLICATION OVERVIEW FOR CASE 15-18

APPLICANT: Steve McGirt 6922 Pine Moss Lane Clover, SC 29710	PROPERTY OWNER(S): S & R Investments 13001 General Drive Charlotte, NC 28273
REQUESTED ACTION	To rezone approximately +/- 1.5 acres from RUD to BD-II
TAX MAP NUMBER	553-00-00-007; 553-00-00-008
LOT SIZE	+/- 1.5 acres
LOCATION	3039 & 3041 Hands Mill Hwy in the York community
EXISTING SITE CONDITIONS AND LAND USE	Vacant Residence/Single-Family Residential
COUNCIL DISTRICT	Two (2) Bruce Henderson

Business Development District II Office & Institutional (BD-II)

This district is designed to encourage the development of office and institutional parks in areas relatively free of general commercial activity. This district is considered compatible with multifamily and condominium housing, which is also permitted herein. ***Permitted uses (some of which may require site plan approval) within the BD-II zoning district include: churches; commercial parking lots; lodges and civic clubs; museums, art galleries, and libraries; professional uses; and multi-family dwellings to include townhouses, apartment buildings, and condominiums.*** (For more detailed information, please refer to York County Zoning Code §155.135 & §155.136.)

Above is a description of the requested zoning; below is a description of the existing zoning.

Rural Development District (RUD)

This district is intended to protect and preserve areas of the county which are presently rural in character and use. This district is to serve to discourage rapid growth while allowing growth through orderly use and timely transition of rural areas. ***Permitted uses (some of which may require site plan approval) within the RUD zoning district include:*** animal hospitals and veterinarian clinics; keeping or raising of animals (including equestrian stables, tracks, and fields, and kennels); campgrounds; churches; schools; community centers; family day care and nursing homes; general farming facilities; greenhouses; outdoor recreation facilities; and dwellings of no more than one per approved platted lot to include manufactured homes, modular homes, and single family detached homes. (For more detailed information, please refer to York County Zoning Code §155.046 & §155.047.)

Vicinity Map

Tax Map#: 553-00-00-007; 553-00-00-008
McGirt/S & R Investments

