

REZONING APPLICATION OVERVIEW FOR CASE 16-26

<p>APPLICANT: S & G Financial Group, LLC 8332 Regent Parkway Fort Mill, SC 29715</p>	<p>PROPERTY OWNER(S): S & G Financial Group, LLC T & A Excavating LLC 8340 Regent Parkway Fort Mill, SC 29715</p>
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REQUESTED ACTION	A major amendment to 5 acres of a Planned Development
TAX MAP NUMBER	729-00-00-554; 729-00-00-565P
LOT SIZE	+/- 5 acres
LOCATION	8264 Regent Parkway in the Fort Mill community
EXISTING SITE CONDITIONS AND LAND USE	Vacant; Medium-High Density Residential
COUNCIL DISTRICT	One (1) Michael Johnson

Planned Development District (PD)

This district is to encourage flexibility in the development of land in order to promote its most appropriate use; to improve the design, character and quality of new development; to facilitate the provision of streets and utilities; and to preserve the natural and scenic features of open areas. This district is intended for uses in the undeveloped areas designated on the officially adopted land use and development plan map for commercial mixed uses, and in other undeveloped areas of the county undergoing development pressure, where "planned development" is a superior response to less coordinate single-lot development as permitted elsewhere by the Zoning Ordinance. (For more detailed information, please refer to York County Zoning Code §155.206-215.)

The original Regent Park Master Plan provided this site to York County for a potential convenience center. The county subsequently decided not to use the site, and the applicant is seeking to replace this use with commercial development.

S&G Financial Group, LLC/T&A Excavating LLC
Tax Maps: 7290000554; 565P
Case: 16-26 Acres: 5



Vicinity Map

