



## REQUEST FOR COUNCIL ACTION

### City of Greenville, South Carolina

**TO:** Honorable Mayor and Members of City Council  
**FROM:** John F. McDonough, City Manager

Agenda Item No.

15c

Ordinance/First Reading    Ordinance/Second & Final Reading    Resolution/First & Final Reading    Information Only

**AGENDA DATE REQUESTED:** August 22, 2022

**ORDINANCE/RESOLUTION CAPTION:**

ORDINANCE TO ANNEX APPROXIMATELY 0.197 ACRE OF REAL PROPERTY AND 0.053 ACRE OF ADJACENT RIGHT-OF-WAY LOCATED AT EAST PINE LAKE CIRCLE AND TO PROVIDE THE ZONING DESIGNATION OF RM-2, SINGLE-FAMILY AND MULTIFAMILY RESIDENTIAL DISTRICT (TAX MAP NUMBER 0421000104800 (AX-15-2022))

**SUMMARY BACKGROUND:**

Conestee Foundation Inc., the owner of the subject property, applied for annexation of real property consisting of approximately 0.197 acre of real property and 0.053 acre of right-of-way located at East Pine Lake Circle (Tax Map Number 0421000104800), together comprising approximately 0.25 acre to be annexed, (collectively, the "Property"), and further applied for rezoning of the Property from county zoning designation R-MA, Multifamily residential district, to city zoning designation of RM-2, Single-family and multifamily residential district.

The City Planning Commission, pursuant to public notice, held a public hearing on July 21, 2022, to consider the annexation and proposed rezoning and recommended approval of the application by a vote of 6-0.

Planning Staff Recommendation: Approve

Planning Commission Recommendation: Approval by a vote of 6-0

**IMPACT IF DENIED:**

The Property will not be annexed and rezoned.

**FINANCIAL IMPACT:**

The Property annexed by this Ordinance shall be subject to Intergovernmental Agreements with Metropolitan Sewer Subdistrict dba MetroConnects and Greater Greenville Sanitation District according to its respective terms while it is in effect.

#### REQUIRED SIGNATURES

**Department Director**

DocuSigned by:

*Shannon Lamin*

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**City Attorney**

DocuSigned by:

*Leigh Padletti*

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**OMB Director**

**City Manager**

DocuSigned by:

*John F McDonough*

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## A N O R D I N A N C E

TO ANNEX APPROXIMATELY 0.197 ACRE OF REAL PROPERTY AND 0.053 ACRE OF ADJACENT RIGHT-OF-WAY LOCATED AT EAST PINE LAKE CIRCLE, AND TO PROVIDE THE ZONING DESIGNATION OF RM-2, SINGLE-FAMILY AND MULTIFAMILY RESIDENTIAL DISTRICT (TAX MAP NUMBER 0421000104800 (AX-15-2022))

WHEREAS, Conestee Foundation Inc., the owner of the subject property, applied for annexation of real property consisting of approximately 0.197 acre of real property and 0.053 acre of right-of-way located at East Pine Lake Circle (Tax Map Number 0421000104800), together comprising approximately 0.25 acre to be annexed, (collectively, the "Property"), and further applied for rezoning of the Property from county zoning designation R-MA, Multifamily residential district, to city zoning designation of RM-2, Single-family and multifamily residential district; and

WHEREAS, the City Planning Commission, pursuant to public notice, held a public hearing on July 21, 2022, to consider the annexation and proposed rezoning and recommended approval of the application by a vote of 6-0; and

WHEREAS, City Council has reviewed the application of the owner's agent and the recommendations of the Planning Commission and has found the proposed zoning designation of RM-2, Single-family and multifamily residential district, to be compatible with the City's Comprehensive Development Plan; and

WHEREAS, City Council has determined that annexation of the Property would promote the City's policy of planned growth and development;

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF GREENVILLE, SOUTH CAROLINA, the Property shall be annexed into the corporate limits of the city of Greenville. The Property is identified more particularly on the attached Exhibits A, B, and C, providing the annexation map, property description for Tax Map Number 0421000104800 and adjacent right-of-way, and the recorded plat by the Greenville County Register of Deeds, respectively. The annexed Property is provided the zoning designation of RM-2, Single-family and multifamily residential district, and shall be included in City Council District 2. The GVL2040 Comprehensive Plan Future Land Use Map shall also be amended to include the Property as Parks/Open Space.

Upon annexation, the Property shall become subject to the City's jurisdiction for the rendition of all municipal services, and all official maps regarding flood and storm water control shall be amended to include the property in such manner as the City Engineer determines to be in compliance with the criteria set forth in the City's Flood Plan Management Regulations, as from time to time amended.

The Property annexed by this Ordinance shall be subject to intergovernmental agreements with Metropolitan Sewer Subdistrict dba MetroConnects and Greater Greenville Sanitation District according to its respective terms while it is in effect.

This Ordinance shall take effect upon second and final reading and shall be effective for the 2022 tax year.

DONE, RATIFIED AND PASSED THIS THE \_\_\_\_ DAY OF \_\_\_\_\_, 2022.

\_\_\_\_\_  
MAYOR

ATTEST:

\_\_\_\_\_  
CITY CLERK

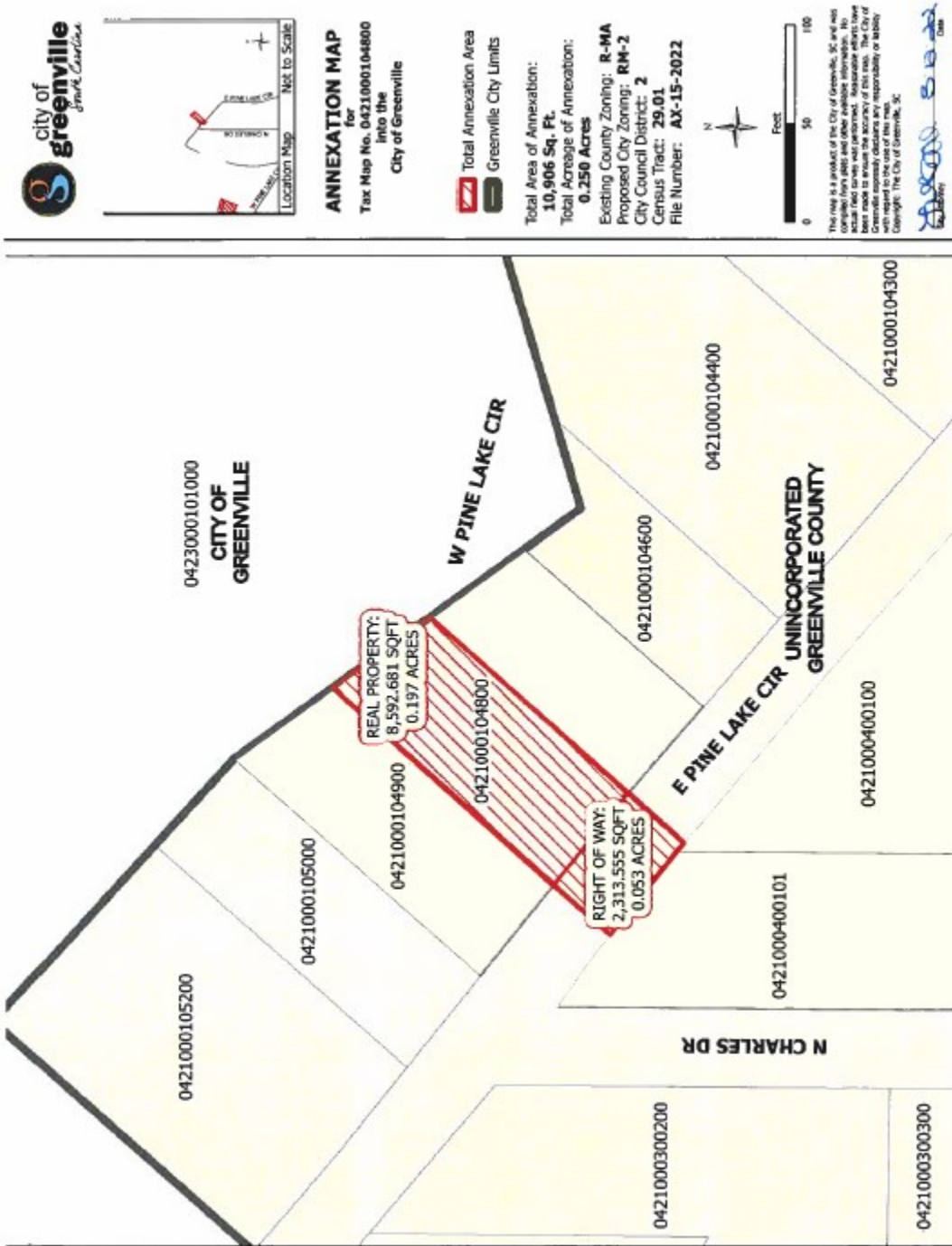
APPROVED AS TO FORM

\_\_\_\_\_  
CITY ATTORNEY

REVIEWED

\_\_\_\_\_  
CITY MANAGER

EXHIBIT A



## EXHIBIT B

### **Property Description**

ALL that certain piece, parcel or lot of land situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot No. 222 of PINE FOREST, as shown on the plat of Pine Forest - Conestee - Plat No. 2, prepared by Madison H. Woodward, recorded January 2, 1952 in the Office of the Register of Deeds for Greenville County, SC in Plat Book T at Pages 383-384, reference being hereby made to said plat for a complete metes and bounds description of the property.

This is the same property conveyed to Conestee Foundation, Inc., by deed of Leroy Hughey and Georgia A. Hughey dated and recorded June 8, 2011 in the Office of the Register of Deeds for Greenville County, SC in Deed Book 2390 at Page 5982.

TM# 0421000104800

### **Property Description for Right-of-Way**

To include the 0.053 acres of East Pine Lake Circle right-of-way as shown within the associated Annexation Map exhibit.

EXHIBIT C

