

**CC-2015-23 Zoning Map Amendment to Rezone properties along Fendley Street, Earle Street, and Foy Creek from RM-3, Multi-family Residential, to PD-17, Planned Development.**

STATE OF SOUTH CAROLINA )  
 )  
CITY OF CLEMSON )

**ORDINANCE NO: CC-2015-23**

AN ORDINANCE TO AMEND THE CITY OF CLEMSON ZONING MAP TO REZONE

Tax ID 4044-20-81-1957 (0.47 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-81-1889 (0.26 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-82-3135 (0.43 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-82-3259 (0.21 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-82-3299 (0.09 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-82-4217 (0.09 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-82-4247 (0.08 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-82-4276 (0.11 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-82-5252 (0.25 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-82-5137 (0.13 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-82-5114 (0.10 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-82-4192 (0.11 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-82-4180 (0.11 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-82-4068 (0.11 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-82-4045 (0.11 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-82-4023 (0.11 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-81-4919 (0.15 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-81-3986 (0.15 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-81-3963 (0.08 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-81-3951 (0.10 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-81-3839 (0.09 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-81-3827 (0.08 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-81-3815 (0.15 acres), Existing Zoning RM-3, Multi-family Residential

Tax ID 4044-20-81-2519 (0.15 acres), Existing Zoning RM-3, Multi-family Residential

FROM RM-3, MULTI-FAMILY RESIDENTIAL, TO PD-17, PLANNED DEVELOPMENT. AS SHOWN ON THE ATTACHED MAP.

WHEREAS, the Clemson City Council identifies the need to provide the zoning classification of the herein specified property of the Official Zoning Map of the City of Clemson; and

WHEREAS, the property involved is located on the east side of Fendley Street, and the north side of Earle Street, and the west side of Foy Creek Drive; and

WHEREAS, the property is further identified as parcels 4044-20-81-1957, 4044-20-81-1889, 4044-20-82-3135, 4044-20-82-3259, 4044-20-82-3299, 4044-20-82-4217, 4044-20-82-4247, 4044-20-82-4276, 4044-20-82-5252, 4044-20-82-5137, 4044-20-82-5114, 4044-20-82-4192, 4044-20-82-4180, 4044-20-82-4068, 4044-20-82-4045, 4044-20-82-4023, 4044-20-81-4919, 4044-20-81-3986, 4044-20-81-3963, 4044-20-81-3951, 4044-20-81-3839, 4044-20-81-3827, 4044-20-81-3815, and 4044-20-81-2519 on Pickens County tax maps; and

WHEREAS, the boundaries for the PD-17 district is revised to include lots shown on the attached survey prepared by MSP and Associates; and

File #: 2015-R-02

Ordinance #: CC-2015-23

Informal Public Hearing: 3-10-2015

Planning Commission Meeting: 4-13-2015; 6-22-2015 (Review of Final Edits)

City Council Public Hearing: 5-18-2015

First Reading: 6-15-2015

Second Reading: 6-29-15

# **CC-2015-23 Zoning Map Amendment to Rezone properties along Fendley Street, Earle Street, and Foy Creek from RM-3, Multi-family Residential, to PD-17, Planned Development.**

WHEREAS, PD-17 meets and exceeds the recommendations of the 2024 Comprehensive Plan to encourage Smart Growth mixed-use high density development located downtown so that it is walkable, bikeable, and busable to Clemson University and the surrounding community; and

WHEREAS, PD-17 meets the recommendations of the 2024 Comprehensive Plan that encourages alternate transportation opportunities, including bike share and car share programs; and

WHEREAS, PD-17 serves the greater Clemson area by providing increased commercial space in downtown Clemson, providing considerable land for increased right-of-way widths for greater vehicular and emergency access, providing fifteen on-street public parking spaces in downtown, providing the opportunity for the City of Clemson to gain 30 to 50 additional public parking spaces in an parking deck, providing relocation of underground utilities, updating sewer and storm water infrastructure, providing and providing for wide sidewalks to increase the vibrancy in downtown Clemson; and

WHEREAS, the Official Zoning Map is being amended in accordance with applicable state laws and local ordinances;

NOW THEREFORE, BE IT ORDAINED that the governing body of the City of Clemson, South Carolina in Council duly assembled and by the authority of same, do hereby provide the zoning classification of PD-17 Planned Development for the said portion of the property referenced above.

\_\_\_\_\_  
J.C. Cook, III, Mayor

Attest:

\_\_\_\_\_  
Beverly Coleman, City Clerk

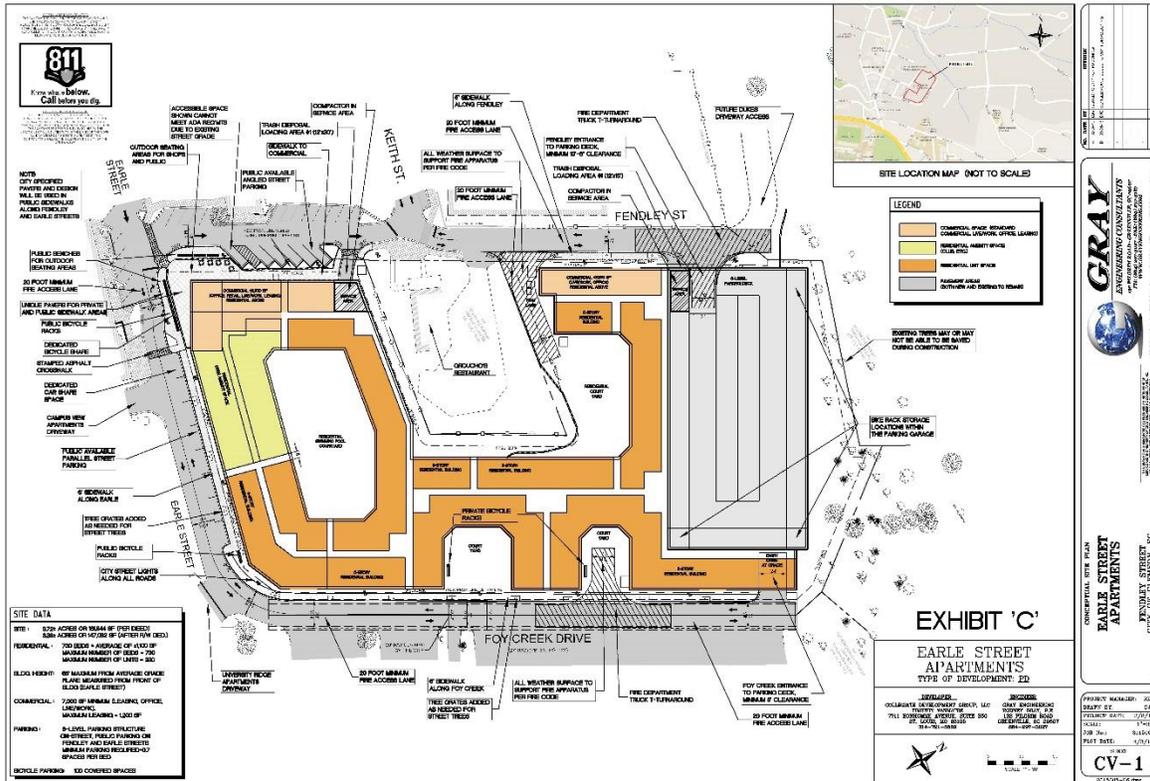
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AN ORDINANCE TO AMEND THE CITY OF CLEMSON ZONING MAP TO REZONE PROPERTIES FRONTING FENDLEY STREET, EARLE STREET, AND FOY CREEK DRIVE FROM RM-3, MULTI-FAMILY RESIDENTIAL TO PD-17, PLANNED DEVELOPMENT. AS SHOWN ON THE ATTACHED MAP.



File #: 2015-R-02  
Ordinance #: CC-2015-23  
Informal Public Hearing: 3-10-2015  
Planning Commission Meeting: 4-13-2015; 6-22-2015 (Review of Final Edits)  
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File #: 2015-R-02  
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