



CITY OF FOLLY BEACH

1st Reading: May 10, 2022

2nd Reading:

Introduced by: Mayor Goodwin

Date: May 10, 2022

ORDINANCE 014-22

**AN ORDINANCE REZONING THE FOLLOWING PARCELS BY INCLUDING THEM
IN THE CENTER STREET OVERLAY DISTRICT AMENDING THE OFFICIAL
ZONING MAP TO REFLECT SUCH CHANGE:**

TMS: 328-14-00-389 (Center St, Pavillion Watch Horizontal)

TMS: 328-14-00-138 (7 Center St, Richard Weatherford)

TMS: 328-14-00-137 (Center St, William Larry Trust)

TMS: 328-14-00-136 (11 Center St, Stretford End LLC)

TMS: 328-14-00-135 (13 Center St, 13 Center Street LLC)

TMS: 328-14-00-229 (Center St, 13 B Center Street LLC)

TMS: 328-14-00-134 (15 Center St, Follyway LLC)

TMS: 328-14-00-133 (17 Center St, Slightly Off Center LLC)

TMS: 328-14-00-132 (21 Center St, Folly Beach Town Hall)

TMS: 328-14-00-131 (23 Center St, 23 Center LLC)

TMS: 328-14-00-130 (Center St, JLW 27 Center Street LLC)

TMS: 328-14-00-127 (31 Center St, 31 Center St LLC)

TMS: 328-14-00-129 (Center St, Tiedemann Living Trust)

TMS: 328-10-00-112 (41 Center St, Nelle Properties LLC)

TMS: 328-10-00-111 (43 Center St, Nelle Properties LLC)

TMS: 328-10-00-110 (45 Center St, Nelle Properties LLC)

TMS: 328-10-00-105 (57 Center St, City of Folly Beach)

TMS: 328-10-00-070 (Center St, Folly Beach Baptist Church)

TMS: 328-10-00-066 (77 Center St, Folly Beach Baptist Church)

TMS: 328-10-00-065 (79 Center St, Folly Beach Baptist Church)

TMS: 328-10-00-156 (81 Center St, Revlis LLC)

TMS: 328-10-00-158 (Center St, Namoh LLC)

TMS: 328-10-00-064 (83 Center St, Namoh LLC)

TMS: 328-10-00-062 (87 Center St, Hotel Folly LLC)

TMS: 328-10-00-130 (97 Center St, Charleston County Park and Recreation Commission)

TMS: 328-10-00-056 (E Indian Ave, City of Folly Beach)

TMS: 328-10-00-046 (56 Center St, Bishop of Charleston)

TMS: 328-10-00-045 (50 Center St, JMCS Holdings Inc)

TMS: 328-10-00-021 (42 Center St, Circle K Stores Inc)

TMS: 328-14-00-124 (38 Center St, 36-38 Center Street LLC)

TMS: 328-14-00-123 (36 Center St, 36-38 Center Street LLC)

TMS: 328-14-00-122 (34 Center St, Miriam Smith Hickman)

TMS: 328-14-00-121 (32 Center St, Varm Family Limited Partnership)

TMS: 328-14-00-096 (26 Center St, Latitude 33 Investments LLC)

TMS: 328-14-00-095 (22 Center St, Paul Mark Chrysostom)

TMS: 328-14-00-094 (20 Center St, Paul and Theodosia Chrysostom)

TMS: 328-14-00-467 (16 Center St Unit A, 16 Center Street LLC)

TMS: 328-14-00-468 (16 Center St Unit 1, Ritter Family Trust)

TMS: 328-14-00-469 (16 Center St Unit 2, Stephanie Romer and Timothy Glazner)

TMS: 328-14-00-470 (16 Center St Unit 3, Eric Miller)

TMS: 328-14-00-471 (16 Center St Unit 4, Edie Mason)

TMS: 328-14-00-472 (16 Center St Unit 5, Andrew and Endia Plunkett)

TMS: 328-14-00-473 (16 Center St Unit 6, 16-6 Center Street LLC)

TMS: 328-14-00-474 (16 Center St Unit B, Rhodes Living Trust)

TMS: 328-14-00-475 (16 Center St Unit C-1, AJD Folly LLC)

TMS: 328-14-00-476 (16 Center St Unit C-2, AJD Folly LLC)

TMS: 328-14-00-068 (10 Center St, Follyco LLC)

TMS: 328-14-00-041 (8 Center St, Ashley 208 LLC)

TMS: 328-14-00-040 (2 Center St, McKevlin Family Partnership)

WHEREAS, Parcels along Center Street shown as Downtown Commercial on the Future Land Use Map adopted in the *2015 Comprehensive Plan*; and

WHEREAS, The City now desires to amend the boundaries of the commercial districts to more appropriately regulate growth; and

WHEREAS, These parcels warrant a zoning consideration that acknowledges historic patterns of development in this area.

The City Council of Folly Beach, South Carolina, duly assembled, hereby ordains that the Folly Beach Official Zoning Map be amended as follows:

That the Zoning Map of the City of Folly Beach be amended to reflect the rezoning of the following parcels to be included in the Center Street Overlay District:

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ADOPTED this ____ day of _____, 2022, at Folly Beach, South Carolina.

Ayes:

Nays:

Abstains:

Municipal Clerk

Tim Goodwin, Mayor