

**ORDINANCE NO. 2025-\_\_**

**AN ORDINANCE TO ANNEX REAL PROPERTIES LOCATED ALONG US-52 HIGHWAY, TMS # 162-00-01-029, 162-00-01-020, 162-02-00-019, 162-02-00-017, 162-02-00-015 INTO THE CORPORATE LIMITS OF THE TOWN OF MONCKS CORNER, TO RE-CLASSIFY SAID PROPERTY FROM FLEX-1, AGRICULTURAL DISTRICT (BERKELEY COUNTY) TO PD, PLANNED DEVELOPMENT DISTRICT (MONCKS CORNER), AND TO AMEND THE OFFICIAL ZONING MAP OF THE TOWN OF MONCKS CORNER TO SO REFLECT**

**WHEREAS**, a proper petitions have been filed with the Town Council by 100 percent of the freeholders owning 100 percent of the assessed value of the contiguous property hereinafter described petitioning for annexation to the Town under the provisions of S.C. Code Section 5-3-150(3); and

**WHEREAS**, the area to be annexed also includes any rights-of-way, roads, or railroad tracks located adjacent to the described property; and

**WHEREAS**, a request has been presented to the Moncks Corner Town Council by the owner of the property designated on the Tax Map Records of Berkeley County, South Carolina as TMS # 162-00-01-029, 162-00-01-020, 162-02-00-019, 162-02-00-017, 162-02-00-015 to subsequently re-classify portions of the property from Flex-1 – Agricultural District (Berkeley County) to PD – Planned Development (Moncks Corner); and

**WHEREAS**, it is necessary and desirable to reclassify said property from Flex-1 – Agricultural District (Berkeley County) to PD – Planned Development (Moncks Corner); and

**WHEREAS**, the conditions to be placed upon this parcel are described as follows:

1. All standards and regulations described in Exhibit A – PD Document shall prevail.
2. Any standard or regulation not specified within Exhibit A shall default to the Zoning Ordinance and Land Development Regulations of the Town of Moncks Corner.

**NOW, THEREFORE, BE IT ORDAINED** and ordered by the Mayor and Town Council of the Town of Moncks Corner, South Carolina, in Council duly assembled on this 21st day of October, 2025, that the property herein described is hereby annexed to and becomes a part of the Town of Moncks Corner effective immediately; and

**BE IT FURTHER ORDAINED** that the property herein described shall be zoned PD – Planned Development; and

**BE IT FURTHER ORDAINED** that the official zoning map of the Town of Moncks Corner be, and the same hereby is, amended to so reflect.

**ORDINANCE NO. 2025-\_\_ CONTINUED:**

**FIRST READING:** September 16, 2025  
**SECOND READING :** October 21, 2025

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Thomas J. Hamilton Jr., Mayor

Attest:

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Marilyn M. Baker, Clerk to Council

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Approved As To Form:

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James E. Brogdon, Jr., Town Attorney

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