



## AN ORDINANCE

TO AMEND CHAPTER 54 OF THE CODE OF THE CITY OF CHARLESTON (ZONING ORDINANCE) BY CORRECTING A SCRIVENERS ERROR IN SEC. 54-207 CONDITIONAL USES, SUBSECTION z. FROM ORDINANCE 2020-097; AND AMENDING PART 3 OF SEC. 54-207,z. BY CHANGING THE CONDITIONAL USE AFFORDABLE HOUSING LOT DIMENSIONAL STANDARDS FOR THE SR-6 (SINGLE-FAMILY RESIDENTIAL) BASE ZONING DISTRICT

BE IT ORDAINED BY THE MAYOR AND COUNCILMEMBERS OF CHARLESTON, IN CITY COUNCIL ASSEMBLED:

Section 1. Article 2, Part 2, Sec. 54-207, Conditional Uses, of Chapter 54 of the Code of the City of Charleston (Zoning Ordinance) is hereby amended by inserting “SR-3, SR-4, SR-5 and” after “SR-2” in subsection z.,1. to correct a scrivener’s error so that this subsection shall read as follows (new text shown with **double-underline**):

“z. Affordable Housing Conditional Use Subdivision and Lot Dimensional Standards for One-Family Detached Dwellings and One-family Attached Dwellings.

1. Intent: To promote ownership or occupancy of quality Affordable Housing, property within the SR-1, SR-2, **SR-3, SR-4, SR-5 and** SR-6, zoning district may be approved for subdivision and development for one-family detached dwellings, in accordance with the following conditional use standards in this section. Property within the STR, DR-1, DR-1F, DR-2, or DR-2F zoning districts may be approved for subdivision and development of one-family detached dwellings and one-family attached dwellings, in accordance with the following conditional use standards in this section. The use of the subject parcel shall be restricted to one-family detached dwellings or one-family attached dwellings, according to the zoning of the property, for the provision of Affordable Housing as certified by the City of Charleston Department of Housing and Community Development, or its successor.

Section 2. Article 2, Part 2, Sec. 54-207, Conditional Uses, of Chapter 54 of the Code of the City of Charleston (Zoning Ordinance) is hereby amended by changing the conditional use affordable housing lot

dimensional standards for the SR-6 (Single-family Residential) zoning district in subsection z.,3. as shown below (new text shown with double-underline, deleted text with ~~strikethrough~~).

SR-6	<del>35'27'</del>	<del>4,000</del> <u>2,700</u>	Front 18', Rear 10', Sides <del>4'SW3'SW,</del> <u>4'NE3'NE</u>	<del>50%</del> <u>65%</u>
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Section 3. This Ordinance shall become effective upon ratification.

Ratified in City Council this 19<sup>th</sup> day of August in the Year of Our Lord 2025, in the 250<sup>th</sup> Year of Independence of the United States of America.

By:   
William S. Cogswell, Jr., Mayor

Attest:   
Jennifer Cook, Clerk of Council