ARTICLE V

ESTABLISHMENT OF ZONING DISTRICTS AND RULES FOR THE INTERPRETATION OF DISTRICT BOUNDARIES

500. Establishment of Districts. For the purpose of this Ordinance, Georgetown County, as specified on the Official Zoning Map of Georgetown County, are hereby divided into the following zoning districts (Amended Ord.2014-15):

Conservation Preservation District  CP
Forest Agriculture District       FA
Five Acre Residential District  R-5 AC
One Acre Residential District   R-1 AC
Three Quarter Acre Residential District R-3/4 AC
One Half Acre Residential District R-1/2 AC
10,000 Square Feet Residential District R-10
10,000 Square Feet Residential District MR-10
Resort Residential District     RR
General Residential District     GR
General Resort Residential District GRR
Resort Commercial District      RC
Neighborhood Commercial District NC
General Commercial District     GC
Medical District                MD
Resort Service District         RS
Limited Industrial District     LI
Heavy Industrial District       HI
Mobile Home Park District       MHP
Destination Park District       DPD
Planned Development District    PD
Office Commercial               OC
Rural General Residential District RG
Forest Agriculture/Residential District FA/R
Forest Agriculture/Commercial District FA/C
Preservation Agriculture District PA
Rural Village Commercial District RVC
Village 10,000 Square Feet Residential District VR-10
6,000 Square Feet Residential District R-6
8,000 Square Feet Residential District R-8
Flexible Design District        FDD
Solar Energy Facility Floating District (Amended 2018-36) SEFFD

501. District Boundaries. The boundaries of the above zoning districts are shown by a series of maps entitled, "Official Zoning Map, Georgetown County, South Carolina," which
together with all explanatory matter thereon, is hereby adopted by reference and declared to be a part of this Ordinance.

501.1 The Official Zoning Map shall be identified by the signature of the Chairman of the County Council of Georgetown County, attested by the Clerk of the County Council of Georgetown County, and bearing the Seal of the County under the words: "Official Zoning Map, Georgetown County, South Carolina," together with the date of the most recent amendment to that particular map.

501.2 If, in accordance with the provisions of this Ordinance and by Title 6, Chapter 7, Article 9, Code of Laws of South Carolina, 1976, as amended, changes are made in district boundaries or other matter portrayed on the Official Zoning Map, such changes shall be entered on the Official Zoning Map promptly by the Administrative Officer or by a designee of County Council within fifteen (15) days after the amendment has been approved by the County Council. No amendment to this Ordinance which involves matter portrayed on the Official Zoning Map shall become effective until after such change has been made on said map.

501.3 No changes of any nature shall be made on the Official Zoning Map or matter shown thereon except in conformity with the procedures set forth in this Ordinance. Any unauthorized change of whatever kind by any person or persons shall be considered a violation of this Ordinance and punishable as provided by law.

501.4 Regardless of the existence of purported copies of the Official Zoning Map which may from time to time be published, the Official Zoning Map which shall be located in the Office of the Administrative Officer or a designee of County Council shall be the final authority as to the current status of land and water areas, buildings and other structures in the County.

502. **Rules for Interpretation of District Boundaries.** Where uncertainty exists as to the boundaries of a district as shown on the Official Zoning Map, the following rules shall apply:

502.1 Boundaries indicated as approximately following the center lines or right-of-way lines of streets, highways, alleys, railways, or public utility easements shall be construed to follow such lines;
ARTICLE V ESTABLISHMENT OF DISTRICTS AND RULES FOR INTERPRETATION OF DISTRICT BOUNDARIES

502.2 Boundaries indicated as approximately following plotted lot or tract lines shall be construed as following such lines, whether public or private;

502.3 Boundaries indicated as approximately following the incorporated area of city limit lines or special district lines as amended from time to time, shall be construed to follow such lines;

502.4 Boundaries indicated within the area known as the Atlantic Ocean shall be construed to be parallel to and five hundred (500) feet seaward from adjacent land marsh shoreline at all times;

502.5 Boundaries indicated as approximately following the center, mean high water mark, or shoreline of streams, rivers, canals, lakes, marsh areas or other bodies of water, low lands or tidal areas shall be construed to follow such boundaries; and,

502.6 Boundaries indicated as parallel to or extensions of features indicated in subsections 502.1 through 502.5 above shall be so construed. If distance is not specifically indicated on the Official Zoning Map, or in other circumstances not covered by subsections 502.1 through 502.5 above, the Board of Appeals shall interpret the district boundaries.

503. Use of Land or Structures.

503.1 No land or structure shall hereafter be used or occupied unless it is specifically permitted as an allowable use within that zoning district and no structure or parts thereof shall hereafter be constructed, erected, altered or moved unless in conformity with all of the regulations herein specified for the district which it is located.

503.2 No structure shall hereafter be erected or altered:

503.201 With greater height, size, bulk or other dimensions;

503.202 To accommodate or house a greater number of families;

503.203 To occupy a greater percentage of lot area;

503.204 To have narrower or smaller rear yards, front yards, side yards or other open spaces than herein required; or,
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<th>Article</th>
<th>Description</th>
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<td>503.205</td>
<td>In any other manner contrary to the provisions of this Ordinance.</td>
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<td>503.3</td>
<td>No part of a yard or other open space or off-street parking or loading area required about or in connection with any building for the purpose of complying with this Ordinance shall be included as part of a yard, open space or off-street parking or loading space similarly required for any other building.</td>
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