**South Carolina General Assembly**

125th Session, 2023-2024

**S. 457**

**STATUS INFORMATION**

General Bill

Sponsors: Senators Martin and Fanning

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Introduced in the Senate on January 26, 2023

Currently residing in the Senate

Summary: Eminent Domain

**HISTORY OF LEGISLATIVE ACTIONS**

Date Body Action Description with journal page number

1/26/2023 Senate Introduced and read first time ([Senate Journal‑page 3](h:\sj\20230126.docx))

1/26/2023 Senate Referred to Committee on **Judiciary** ([Senate Journal‑page 3](h:\sj\20230126.docx))

2/10/2023 Scrivener's error corrected

3/20/2024 Senate Referred to Subcommittee: Rankin (ch), Hutto,
Campsen, Adams, Devine

View the latest  [legislative information](https://www.scstatehouse.gov/billsearch.php?billnumbers=457&session=125&summary=B)  at the website

**VERSIONS OF THIS BILL**

[01/26/2023](https://www.scstatehouse.gov/sess125_2023-2024/prever/457_20230126.docx)

[02/10/2023](https://www.scstatehouse.gov/sess125_2023-2024/prever/457_20230210.docx)

A bill

TO AMEND THE SOUTH CAROLINA CODE OF LAWS BY ADDING SECTION 28‑2‑35, SO AS TO PROVIDE THAT A PERSON OR ENTITY WITH THE POWER OF CONDEMNATION MUST HOLD A PUbLIC MEETING TO DISCLOSE THE LIKELIHOOD OF CONDEMNATION ON SURROUNDING PROPERTIES WHEN PURCHASING NEW REAL PROPERTY OR CHANGING THE USE OF real PROPERTY WHICH THE PERSON OR ENTITY ALREADY OWNS.

Be it enacted by the General Assembly of the State of South Carolina:

SECTION 1. Article 1, Chapter 2, Title 28 of the S.C. Code is amended by adding:

Section 28‑2‑35. (A) When a person or other entity empowered to condemn purchases real property for a specific purpose which is likely to result in condemnation of surrounding real property, in whole or in part, to carry out the specific purpose for which the property was purchased must first hold a public meeting in the area to disclose the likelihood of condemnation, the expected extent of the condemnation, and to receive public input. The person or entity may not finalize its purchase of the real property until thirty days after the public hearing.

(B) When a person or other entity empowered to condemn owns real property plans to change or otherwise modify the use of the real property that the person or entity owns and the change or modification of its use of the real property is likely to result in condemnation of surrounding real property, in whole or in part, to facilitate the change or modification of its use, then the person or entity must first hold a public meeting the area to disclose the likelihood of condemnation, the expected extent of the condemnation, and to receive public input. The person or entity may not initiate the condemnation process until thirty days after the public hearing.

SECTION 2. This act takes effect upon approval by the Governor.

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