

GENERAL ASSEMBLY OF NORTH CAROLINA

SESSION 1991

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HOUSE BILL 801

Short Title: Stanly Subdivisions.

(Local)

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Sponsors: Representative Barbee.

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Referred to: Local and Regional Government II.

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April 15, 1991

A BILL TO BE ENTITLED

AN ACT TO MODIFY THE STATUTORY AUTHORITY OF STANLY COUNTY  
TO REGULATE THE SUBDIVISION OF LAND.

The General Assembly of North Carolina enacts:

Section 1. G.S. 153A-335, as amended by Chapter 930 of the 1987 Session  
Laws, reads as rewritten:

"§ 153A-335. **'Subdivision' defined.**

For purposes of this Part, 'subdivision' means all divisions of a residentially zoned original parcel or lot of record existing at the time of passage of the county subdivision ordinance or any new original parcel(s) created pursuant to exception (2) of the county subdivision ordinance consisting of divisions of land greater than 10 acres, where 10 or more lots or parcels (including residual land of the original parcel or lot/parcel of record or the created original parcel(s)/lots of record pursuant to exception (2) of the county subdivision ordinance) have been or will be created. The following shall not be included within this definition nor be subject to any regulations enacted pursuant to this Part:

- (1) The combination or recombination of portions of previously subdivided and recorded lots where the total number of lots is not increased and the resultant lots are equal to or exceed the standards of the county as shown in its subdivision regulations;
- (2) The division of land into parcels greater than 10 acres where no street right-of-way dedication is involved;
- (3) The public acquisition by purchase of strips of land for widening or opening streets; and

1           (4) Divisions of any land to be sold, leased or used for commercial or  
2           industrial purposes, which is commercially or industrially zoned by the  
3           county zoning ordinance at the time of division."

4           Sec. 2. Any recorded subdivision of land prior to the ratification of this  
5 amended definition of subdivision from a residentially zoned original parcel or lot  
6 record as hereinbefore defined into parcels greater than 10 acres where no street right-  
7 of-way dedication is involved shall be an original parcel or lot of record.

8           Sec. 3. This act applies to Stanly County only.

9           Sec. 4. This act is effective upon ratification.