

GENERAL ASSEMBLY OF NORTH CAROLINA

SESSION 1991

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HOUSE BILL 801

Committee Substitute Favorable 5/9/91

Senate Local Government & Regional Affairs Committee Substitute Adopted 6/24/91

Corrected Copy 6/24/91

Short Title: Stanly Subdivisions.

(Local)

Sponsors:

Referred to:

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 parcel or lot of record existing at the time of passage of the county subdivision ordinance where 10 or more lots or parcels (including residual land of the original parcel) have been or will be created. original parcel or lot of record existing as of January 1, 1989, where 10 or more lots or parcels (not including residual land of the original parcel or lot of record) have been or will be created. Any subsequent conveyance of residentially zoned land from an original parcel or lot of record effective January 1, 1989, by a recorded deed, whether recorded prior to or subsequent to the ratification of this section, conveying more than 10 acres of land shall also be deemed an original parcel or lot of record as hereinbefore defined. The following shall not be included within this definition nor be subject to any regulations enacted pursuant to this Part:

1 (1) The combination or recombination of portions of previously subdivided and
2 recorded lots where the total number of lots is not increased and the resultant lots are
3 equal to or exceed the standards of the county as shown in its subdivision regulations;

4 (2) The division of land into parcels greater than 10 acres where no street right-
5 of-way dedication is involved;

6 (3) The public acquisition by purchase of strips of land for widening or opening
7 streets; and

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

11 Sec. 2. This act applies to Stanly County only.

12 Sec. 3. This act is effective upon ratification.