

GENERAL ASSEMBLY OF NORTH CAROLINA

SESSION 1993

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HOUSE BILL 820

Short Title: Pasquotank Subdivision Definition.

(Local)

Sponsors: Representative James.

Referred to: Local and Regional Government I.

April 8, 1993

1 A BILL TO BE ENTITLED
2 AN ACT AMENDING THE STATUTORY DEFINITION OF SUBDIVISION IN
3 PASQUOTANK COUNTY.

4 The General Assembly of North Carolina enacts:

5 Section 1. G.S. 153A-335 reads as rewritten:

6 "**§ 153A-335. 'Subdivision' defined.**

7 For purposes of this Part, 'subdivision' means all divisions of a tract or parcel of land
8 (in addition to the undivided remaining portion of the original undivided tract) into two
9 or more lots, building sites, or other divisions for the purpose of sale or building
10 development (whether immediate or future) and includes all division of land involving
11 the dedication of a new street or a change in existing streets; however, the following is
12 not included within this definition and is not subject to any regulations enacted pursuant
13 to this Part:

- 14 (1) The combination or recombination of portions of previously
15 subdivided and recorded lots if the total number of lots is not increased
16 and the resultant lots are equal to or exceed the standards of the county
17 as shown in its subdivision regulations;
- 18 (2) The division of land into parcels greater than 10 acres if no street right-
19 of-way dedication is involved;
- 20 (3) The public acquisition by purchase of strips of land for widening or
21 opening streets; ~~and~~
- 22 (4) The division of a tract in single ownership the entire area of which is
23 no greater than two acres into not more than three lots, if no street
24 right-of-way dedication is involved and if the resultant lots are equal to

1 or exceed the standards of the county as shown by its subdivision
2 ~~regulations-regulations;~~

3 (5) The division of a tract of land into one lot where:

4 a. The lot fronts upon a State-maintained road;

5 b. The lot is served by a public water system;

6 c. The lot is large enough to meet applicable State and local health
7 codes and other local ordinances; and

8 (6) The gift by a property owner of a single lot to the property owner's
9 child or parent or to each of the property owner's children or parents
10 where:

11 a. The lot fronts upon a State-maintained road;

12 b. The lot is served by a public water system; and

13 c. The lot is large enough to meet applicable State and local health
14 codes and other local ordinances.

15 This exemption shall be for a one-time gift of a single lot to each child
16 or parent of the property owner. A gift of any additional lot to the
17 same child or parent shall require compliance with the county's
18 subdivision ordinance."

19 Sec. 2. This act applies to Pasquotank County only.

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