

**GENERAL ASSEMBLY OF NORTH CAROLINA  
SESSION 2007**

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**SENATE DRS75165-LR-52 (02/26)**

Short Title: Bertie County Subdivisions.

(Local)

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Sponsors: Senator Jones.

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Referred to:

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A BILL TO BE ENTITLED

AN ACT RELATING TO THE DEFINITION OF SUBDIVISIONS IN BERTIE COUNTY.

The General Assembly of North Carolina enacts:

**SECTION 1.** G.S. 153A-335 reads as rewritten:

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

(a) For purposes of this Part, "subdivision" means all divisions of a tract or parcel of land into two or more lots, building sites, or other divisions when any one or more of those divisions are created for the purpose of sale or building development (whether immediate or future) and includes all division of land involving the dedication of a new street or a change in existing streets; however, the following is not included within this definition and is not subject to any regulations enacted pursuant to this Part:

- (1) The combination or recombination of portions of previously subdivided and recorded lots if 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 if no street right-of-way dedication is involved.
- (3) The public acquisition by purchase of strips of land for widening or opening streets or for public transportation system corridors.
- (4) The division of a tract in single ownership the entire area of which is no greater than two acres into not more than three lots, if no street right-of-way dedication is involved and if the resultant lots are equal to or exceed the standards of the county as shown by its subdivision regulations.
- (5) The division of land by any method of transfer from a grantor to a grantee (or grantees) who is a member of the grantor's immediate

1                   family, solely for the residential use of the grantee (or grantees) for as  
2                   long as the use is appropriate under local ordinances. For the purposes  
3                   of this subdivision, the term "immediate family" includes only direct  
4                   lineal descendants (children and grandchildren) and direct lineal  
5                   ascendants (parents and grandparents). Divisions of land in this  
6                   category must have access to an established public or private  
7                   right-of-way or an easement for ingress and egress.

8           (b) A county may provide for expedited review of specified classes of  
9 subdivisions."

10           **SECTION 2.** This act applies to Bertie County only.

11           **SECTION 3.** This act is effective when it becomes law.