

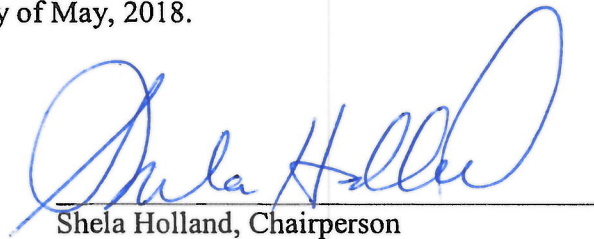
AMENDMENT TO EVANS COUNTY SUBDIVISION ORDINANCE

BE IT ORDAINED, that the Evans County Subdivision Ordinance, specifically Article II, Section 2.1-Definitions-Subdivision, is amended to add the following subsection d):

EXCLUDED FROM THE DEFINITION OF SUBDIVISION ARE THE FOLLOWING:

d) The division of land into parcels of 15 acres or more, where each parcel as divided will not abut a county road for at least 125 feet, provided that each of the following conditions shall be met: 1) The roadway accessing each parcel shall be designated as a "private road" on the plat of survey; 2) Said roadway shall be designed so as to prohibit through traffic, and to allow for installation of utilities; 3) There will be a 60-foot easement indicated on the plat; 4) Any private road shall be developed to present county standards; however, a private road shall be exempted from the paving requirements; 5) Before approval of the plat by the county administrator, the owner shall file with the county administrator a release of maintenance agreement, releasing the county from any present or future maintenance obligations of said roadway; 6) A sign indicating the existence of a private road will be erected at the intersection of each public road and private road; 7) A disclosure statement shall be present on all plats dividing said lots and included in all sales contracts; 8) The statement shall set forth the ownership of the private road, the rights of purchasers and others to use the roads, provisions and responsibilities for maintenance and liability, and the rights of purchasers to enforce said provisions. Further, the statement shall advise purchasers that the county board of commissioners is not responsible for the maintenance of the private road; and 9) Each lot owner shall have title to the centerline of the private road adjacent to his lot subject to the 60-foot easement described herein.

This Ordinance is adopted as written this 1st day of May, 2018.



Sheila Holland, Chairperson



Leah Edwards, County Clerk