

“19.04.020 Compliance. A. Buildings and [Subdivisions.] subdivisions. No building or structure shall be erected, structurally enlarged, or maintained unless it complies with the requirements of the building code of the County. No land shall be subdivided unless the subdivision complies with the provisions of this title. Minimum lot area, lot width, and lot coverage requirements elsewhere in this title do not apply to roadway lots and/or restricted use lots within a subdivisions.

Roadway lots and restricted use lots ~~subdivisions~~ are subject to the following:

← NEW DELETION

1. Roadway lots and restricted use lots shall be designated in the notes section of the final subdivision plat with a description of each lot's intended purpose., ~~and any~~ Any designation for restricted use lots, except for restricted use lots used for roadway purposes, shall be recorded and shall run with the land.

← NEW DELETION

← NEW LANGUAGE

2. Any lot designated as a roadway lot or restricted use lot shall not be used for any purpose other than a roadway lot or restricted use lot, respectively, unless the lot is consolidated with another lot and the resulting lot complies with the minimum lot area, lot width, and lot coverage requirements elsewhere in this title.

3. In the agricultural district, any future consolidation concurrent with a subdivision that includes any roadway lot or restricted use lot cannot result in any additional lots above the number that would have been allowed at the time the lot was created by the subdivision, in accordance with sections 19.30A.030.G and 19.30A.040.

← WAS [STILL NOT]

RECEIVED AT LU MEETING ON 6/14/17
(Committee Chair Carroll)