

SECOND REGULAR SESSION

SENATE BILL NO. 945

90TH GENERAL ASSEMBLY

INTRODUCED BY SENATOR STAPLES.

Read 1st time February 1, 2000, and 1,000 copies ordered printed.

4042S.011

TERRY L. SPIELER, Secretary.

AN ACT

To repeal section 64.825, RSMo 1994, relating to subdivision regulations, and to enact in lieu thereof one new section relating to the same subject.

Be it enacted by the General Assembly of the State of Missouri, as follows:

Section A. Section 64.825, RSMo 1994, is repealed and one new section enacted in lieu thereof, to be known as section 64.825, to read as follows:

64.825. **1.** The county planning commission may also prepare, with the approval of the county commission, as parts of the official master plan or otherwise, [sets of] regulations governing subdivisions of land in unincorporated areas[, and amend or change same]. **Such regulations may be amended** from time to time as herein provided[, which regulations may provide for the proper location and width of streets, building lines, open spaces, safety, recreation, and for the avoidance of congestion of population, including minimum width and area of lots. Such regulations may also include the extent to which and the manner in which streets shall be graded and improved, and the extent to which water, sewer and other utility services shall be provided,] **may include standards for building setback lines, open spaces, recreational areas, minimum lot sizes, placement and construction of streets or roads and provision of water, sewer and other utility services designed** to protect public health and general welfare. Such regulations may provide that in lieu of the immediate completion or installation of [the work] **such improvements**, the county planning commission may accept bond for the county commission in the amount and with surety and conditions satisfactory to the county commission, providing for and securing to the county commission the actual **cost of** construction of the improvements and utilities within a period specified by the county planning commission[.

EXPLANATION--Matter enclosed in bold-faced brackets [thus] in this bill is not enacted and is intended to be omitted in the law.

and]. The county commission shall have power to enforce the bond by all proper remedies. The subdivision regulations shall be adopted, changed or amended, certified and filed as provided in section 64.815. The subdivision regulations shall be adopted, changed or amended only after a public hearing has been held thereon, public notice of which shall be given in the manner as provided for [the hearing] in section 64.815.

2. Any subdivision of land resulting in tracts of lots of five acres or more shall not be subject to any such subdivision regulation.

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Bill

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