

2007 RECONVENED SESSION

REENROLLED

1 VIRGINIA ACTS OF ASSEMBLY — CHAPTER

2 *An Act to amend and reenact § 15.2-2244.1 of the Code of Virginia, relating to family subdivisions.*

3 [H 1968]
4 Approved

5 **Be it enacted by the General Assembly of Virginia:**

6 **1. That § 15.2-2244.1 of the Code of Virginia is amended and reenacted as follows:**

7 § 15.2-2244.1. Additional method for subdivision of a lot for conveyance to a family member.

8 In addition to § 15.2-2244, a locality may include in its subdivision ordinance provisions permitting a
9 single division of a lot or parcel for the purpose of sale or gift to a member of the immediate family, as
10 defined in § 15.2-2244, of the property owner, if (i) the property has been owned for at least 15
11 consecutive years by the current owner or member of the immediate family and (ii) the property owner
12 agrees to place a restrictive covenant on the subdivided property that would prohibit the transfer of the
13 property to a nonmember of the immediate family for a period of 15 years. *Notwithstanding the*
14 *provisions of clause (ii), a locality may reduce or provide exceptions to the period of years prescribed*
15 *in such clause when changed circumstances so require. Upon such modification of a restrictive*
16 *covenant, a locality shall execute a writing reflecting such modification, which writing shall be recorded*
17 *in accordance with § 17.1-227. The locality may require that the subdivided lot is no more than one*
18 *acre and otherwise meets any other express requirement contained in the Code of Virginia or imposed*
19 *by the local governing body.*

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