

## CHAPTER 3

**GENERAL PROVISIONS**

## SECTION:

- 11-3-1: Administration
- 11-3-2: Board Of Adjustment
- 11-3-3: Conveyance Of Land
- 11-3-4: Amendments
- 11-3-5: Penalty

11-3-1:       **ADMINISTRATION:** The Subdivision Ordinance shall be administered by the governing body of the Municipality. (Ord. 19, 5-1-1978)

11-3-2:       **BOARD OF ADJUSTMENT:** A Board of Adjustment, appointed by the Municipality, shall act upon all questions as they may arise in the administration of this Title. The Board shall hear and decide appeals from and review any order, requirement, decision, or determination made in the enforcement of this Title. (Ord. 19, 5-1-1978)

11-3-3:       **CONVEYANCE OF LAND:**

- A.    Minimum Area; Agreement: No conveyance of land in which the land conveyed is described by metes and bounds shall be made or recorded if the parcel described in the conveyance is less than two and one-half ( $2\frac{1}{2}$ ) acres in area and one hundred fifty feet (150') in width unless such parcel is a separate parcel of record at the time of adoption of the Ordinance codified in this Title or unless an agreement to convey such smaller parcel was entered into prior to such time and the instrument showing the agreement to convey is recorded in the office of the Register of Deeds within one year hereafter.

- B. Unnecessary Hardship: In any case in which compliance with the foregoing provisions will involve an unnecessary hardship and failure to comply does not interfere with the purpose of the platting regulations of this Title, the Council may waive such compliance by adoption of a resolution to that effect. (Ord. 19, 5-1-1978)

11-3-4: **AMENDMENTS:** The City Council may, of its own motion or upon petition, cause to be prepared amendments supplementing or changing the regulations herein established. All proposed amendments shall be adopted in accordance with established procedures. (Ord. 19, 5-1-1978)

11-3-5: **PENALTY:** Any person found guilty of violating any of the provisions of this Title, upon conviction thereof, shall be subject to a fine as provided in Section 1-4-1 of this Code and the cost of prosecution for each violation; or be imprisoned for a period of not more than ninety (90) days, or both. Each day that a violation exists or continues shall constitute a separate offense. (Ord. 19, 5-1-1978; 1997 Code)