

March 11, 2009

S 547. CHATHAM TDR. Filed 3/11/09. *AUTHORIZING THE TRANSFER OF DEVELOPMENT RIGHTS BY CHATHAM COUNTY AND MUNICIPALITIES LOCATED IN THAT COUNTY.*

Establishes the *Chatham County Transfer of Development Rights Act*, as the title indicates. Provides that this act applies only to Chatham County, municipalities located wholly within that county, and in the case of a municipality located partly within Chatham County, applies only to the part within Chatham County.

Provides for the transfer of development rights, allowing the governing body of a county or municipality that fulfills the criteria for adopting a development transfer plan to provide, by ordinance, for the transfer of development potential within its jurisdiction. Provides definition of terms as they apply in the act. Defines the elements of a development transfer comprehensive plan and specifies the content of a development transfer ordinance. Presents criteria for distinguishing sending zones and receiving zones. Requires a real estate market analysis prior to the final adoption of a development transfer ordinance or any significant amendment to an existing development transfer ordinance. Provides criteria for submitting development transfer ordinances and adopting and reviewing development transfer ordinances. Also provides criteria for establishing, governing, and operating local and county transfer of development rights banks.

Intro. by Atwater.

CHATHAM