

By: Hinojosa of Nueces  
(Lopez of Cameron)

S.B. No. 1708

A BILL TO BE ENTITLED

AN ACT

relating to exceptions to county platting requirements.

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

SECTION 1. Subchapter A, Chapter 232, Local Government Code, is amended by adding Section 232.0014 to read as follows:

Sec. 232.0014. CHAPTER-WIDE PROVISION ON EFFECT OF MODEL SUBDIVISION RULES. The model subdivision rules adopted under Section 16.343, Water Code, do not supersede:

(1) an exception to platting requirements under this chapter; or

(2) the applicability provision under Section 232.022(b-1).

SECTION 2. Section 232.022, Local Government Code, is amended by amending Subsection (b) and adding Subsection (b-1) to read as follows:

(b) This subchapter applies only to land that is subdivided into two or more lots that are intended primarily for residential use in the jurisdiction of the county. A lot is presumed to be intended for residential use if the lot is five acres or less.

(b-1) This subchapter does not apply if the subdivision is incident to the conveyance of the land as a gift between persons related to each other within the third degree by affinity or consanguinity, as determined under Chapter 573, Government Code. This subchapter applies to a subsequent conveyance of any lot that

1 is not a conveyance to a related person described by this  
2 subsection.

3       SECTION 3. This Act takes effect immediately if it receives  
4 a vote of two-thirds of all the members elected to each house, as  
5 provided by Section 39, Article III, Texas Constitution. If this  
6 Act does not receive the vote necessary for immediate effect, this  
7 Act takes effect September 1, 2025.