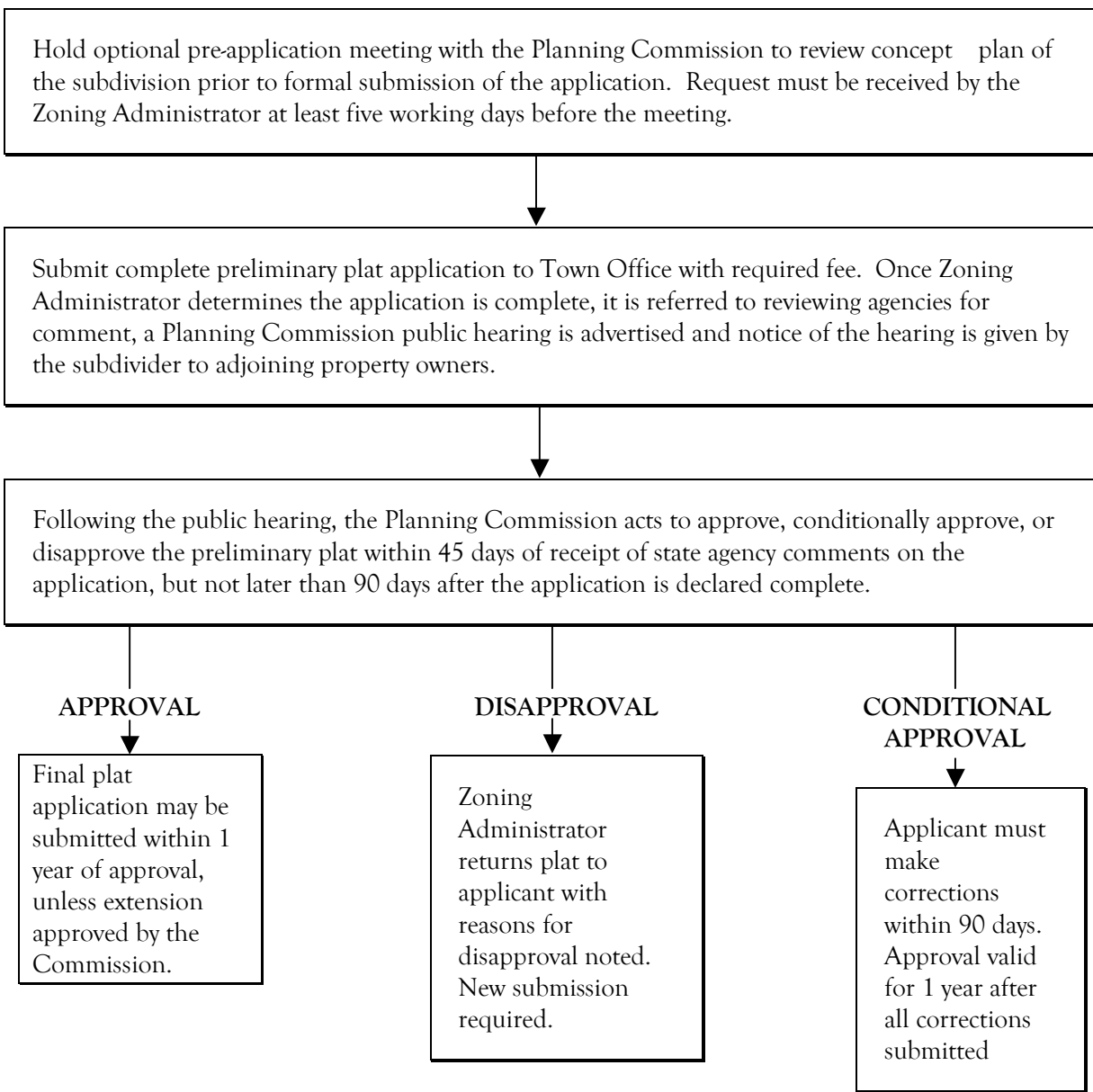


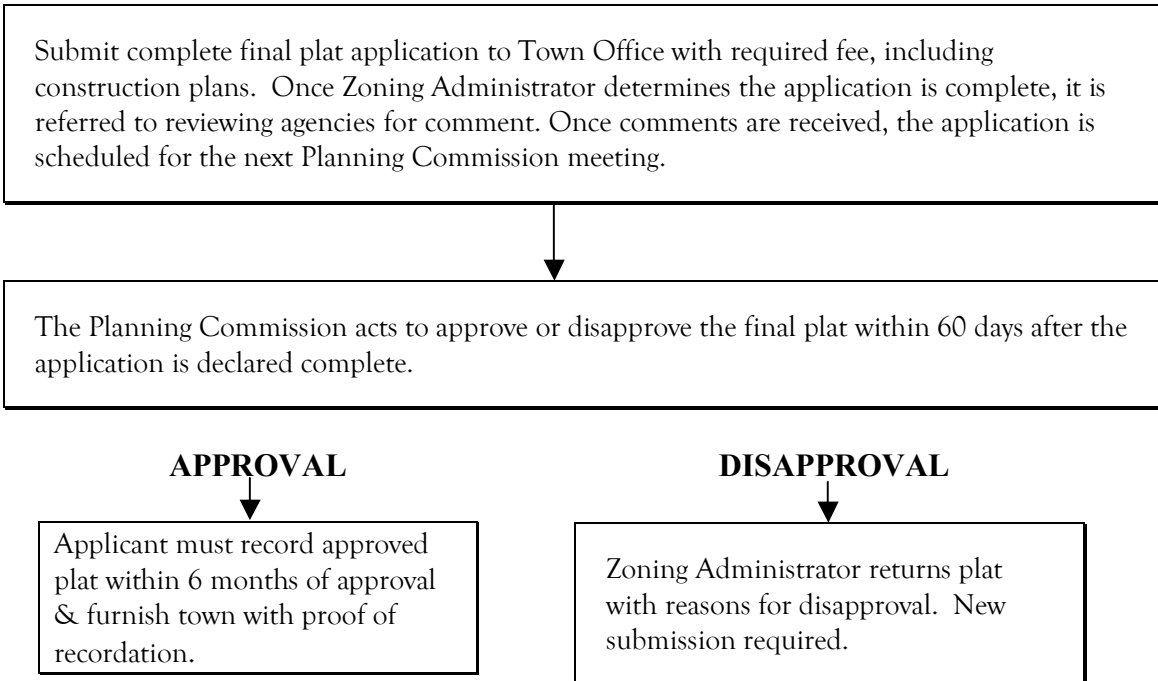
How to Apply for Subdivision Approval

Anyone wishing to subdivide land within the Town of Middleburg, or within the one-mile extraterritorial subdivision jurisdiction of the Town, must submit a plat of the subdivision for approval by the Middleburg Planning Commission. The regulations governing the subdivision application and approval process are contained in the Middleburg Subdivision and Site Plan Ordinance. These regulations are designed to ensure the orderly development of land and the protection of public health, safety, and welfare for existing and future residents of the community.

PRELIMINARY PLAT APPLICATION PROCESS



FINAL PLAT APPLICATION PROCESS



Validity of Approved Plats; Extension; Modifications

A recorded final plat is valid for five years from the approval date, unless a longer period is approved by the Planning Commission at the time of final plat approval. If a developer has recorded a section of an approved preliminary plat, he has the right to record the remaining sections shown on the preliminary plat for a period of five years from the recordation of the first section, subject to State Code provision and to engineering, construction and zoning standards in effect at the time each remaining section is recorded.

Upon application and payment of the required fee, filed prior to expiration of a plat, the commission may grant one or more extensions of such approval for additional periods as the commission may determine to be reasonable. Minor modifications to recorded plats may be approved by the Planning Commission during the period of validity of such plats, upon application and payment of the required fee, provided that such approval shall not extend the period of validity of such plats.

Submission Requirements

Complete submission requirements are contained in the Middleburg Subdivision & Site Plan Ordinance. This ordinance should also be consulted for more complete information on town regulations and standards governing subdivision and development within Middleburg.