

State of Arkansas
94th General Assembly
Regular Session, 2023

A Bill

SENATE BILL 287

By: Senator J. Bryant
By: Representative John Carr

For An Act To Be Entitled

AN ACT TO AMEND THE LAW RELATING TO RECORDING
SUBDIVISION PLATS, DEEDS, AND INSTRUMENTS OF
TRANSFER; TO AMEND THE LAW RELATING TO RECORDING
CERTAIN DOCUMENTS PREPARED BY A LAND SURVEYOR; AND
FOR OTHER PURPOSES.

Subtitle

TO AMEND THE LAW RELATING TO RECORDING
SUBDIVISION PLATS, DEEDS, AND INSTRUMENTS
OF TRANSFER; AND TO AMEND THE LAW
RELATING TO RECORDING CERTAIN DOCUMENTS
PREPARED BY A LAND SURVEYOR.

BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF ARKANSAS:

SECTION 1. Arkansas Code § 14-17-208(1), concerning subdivision, setback, and entry control ordinances, is amended to read as follows:

(1)(1) Following the adoption of any subdivision, setback, or entry control ordinances by the court, ~~the county recorder shall not accept any a~~ plat in ~~the~~ an unincorporated area of ~~the~~ a county not within the exercised extraterritorial jurisdiction of a municipality shall not be presented for ~~record~~ recording without the approval of the county planning board.

(2) ~~The county recorder shall not accept any plats~~ A plat in the unincorporated area of the county shall not be presented for recording without the county court's acceptance of:

(A) Roads for perpetual maintenance; and



(B) Any dedication of land for public purposes.

SECTION 2. Arkansas Code § 14-56-417(b)(3)(B), concerning regulations to control the development of land in a municipality, is amended to read as follows:

(B) ~~No~~ A deed or other instrument of transfer shall ~~be accepted by~~ not be presented for recording to the county recorder ~~for record~~ unless the deed or other instrument of transfer is to a lot or parcel platted and on file or accompanied with a plat approved by the planning commission.

SECTION 3. Arkansas Code § 14-56-417(c), concerning regulations to control the development of land in a municipality, is amended to read as follows:

(c) ~~Within~~ A plat within the area within which the municipality intends to exercise its territorial jurisdiction as indicated on the planning area map, ~~the county recorder shall not accept any plat for record~~ shall not be presented for recording without the approval of the planning commission, if a planning commission exists.

SECTION 4. Arkansas Code § 17-48-105(b), concerning the seal and signature requirements for the recording of certain documents prepared by a land surveyor, is amended to read as follows:

(b) ~~It is unlawful for the recorder of deeds of any county or any proper public authority to file or record any~~ A map, plat, survey, or other document within the definition of land surveying that does not have impressed thereon and affixed thereto the personal signature and seal of a licensed professional surveyor by whom the map, plat, survey, or other document was prepared shall not be presented for filing or recording.

APPROVED: 3/13/23