

(3) "IMMEDIATE FAMILY" MEANS A FATHER, MOTHER, SON, DAUGHTER, GRANDFATHER, GRANDMOTHER, GRANDSON, OR GRANDDAUGHTER.

(B) NOTWITHSTANDING DENSITY LIMITATIONS ESTABLISHED IN CRITERIA OF THE COMMISSION, AS PART OF ITS LOCAL PROGRAM, A LOCAL JURISDICTION MAY SUBMIT PROVISIONS BY WHICH AN OWNER OF A PARCEL OF LAND IN THE RESOURCE CONSERVATION AREA-IS-MAY BE PERMITTED TO MAKE BONA FIDE INTRAFAMILY TRANSFERS.

(C) IF A LOCAL JURISDICTION INCLUDES PROVISIONS FOR BONA FIDE INTRAFAMILY TRANSFERS AS PART OF ITS LOCAL PROGRAM, THE LOCAL JURISDICTION SHALL PERMIT A BONA FIDE INTRAFAMILY TRANSFER TO BE MADE ONLY FROM PARCELS OF LAND THAT:

(1) WERE OF RECORD ON MARCH 1, 1986; AND

(2) ARE 7 ACRES OR MORE AND LESS THAN 60 ACRES IN SIZE.

(D) A BONA FIDE INTRAFAMILY TRANSFER FROM A PARCEL OF LAND SHALL BE A SUBDIVISION OF THE PARCEL OF LAND THAT IS SUBJECT TO LOCAL APPROVAL UNDER "THE SUBDIVISION CONTROL" SUBTITLE OF ARTICLE 66B, UNDER TITLE 7 OF ARTICLE 28 OF THE CODE, OR UNDER ANY SUBDIVISION CONTROL PROVISIONS OF A CHARTER COUNTY.

(E) (1) A LOCAL JURISDICTION MAY APPROVE THE SUBDIVISION OF A PARCEL OF LAND INTO THE NUMBER OF LOTS INDICATED IN THIS SUBSECTION BY MEANS OF A BONA FIDE INTRAFAMILY TRANSFER, AND MAY NOT APPROVE ANY GREATER SUBDIVISION OF THE PARCEL OF LAND OR ANY PORTION OF IT.

(2) A PARCEL THAT IS 7 ACRES OR MORE AND LESS THAN 12 ACRES IN SIZE MAY BE SUBDIVIDED INTO 2 LOTS.

(3) A PARCEL THAT IS 12 ACRES OR MORE AND LESS THAN 60 ACRES IN SIZE MAY BE SUBDIVIDED INTO 3 LOTS. THE LOTS MAY BE CREATED AT DIFFERENT TIMES.

(F) (1) AS A CONDITION OF APPROVAL, A LOCAL JURISDICTION SHALL REQUIRE THAT:

(I) ANY DEED FOR A LOT THAT IS CREATED BY A BONA FIDE INTRAFAMILY TRANSFER SHALL CONTAIN A COVENANT STATING THAT THE LOT IS CREATED SUBJECT TO THE PROVISIONS OF THIS SECTION; AND

(II) A LOT CREATED BY A BONA FIDE INTRAFAMILY TRANSFER MAY NOT BE CONVEYED SUBSEQUENTLY TO ANY PERSON OTHER THAN A MEMBER OF THE OWNER'S IMMEDIATE FAMILY, EXCEPT UNDER PROCEDURES ESTABLISHED PURSUANT TO SUBSECTION (G) OF THIS SECTION.

(2) THIS SUBSECTION DOES NOT PREVENT THE CONVEYANCE OF THE LOT TO A THIRD PARTY AS SECURITY FOR A MORTGAGE OR DEED OF TRUST.