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**SUBSTITUTE HOUSE BILL 1363**

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**State of Washington**

**53rd Legislature**

**1993 Regular Session**

**By** House Committee on Local Government (originally sponsored by Representatives Peery, H. Myers, Springer, Dunshee, Romero, Zellinsky and Wineberry)

Read first time 02/24/93.

1 AN ACT Relating to building permit verification; amending RCW  
2 36.21.080 and 19.27.140; adding a new section to chapter 19.27 RCW; and  
3 adding a new section to chapter 48.29 RCW.

4 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF WASHINGTON:

5 **Sec. 1.** RCW 36.21.080 and 1989 c 246 s 4 are each amended to read  
6 as follows:

7 (1) The county assessor is authorized to place any property that is  
8 increased in value due to construction or alteration for which a  
9 building permit was issued, or should have been issued, under chapter  
10 19.27, 19.27A, or 19.28 RCW or other laws providing for building  
11 permits on the assessment rolls for the purposes of tax levy up to  
12 August 31st of each year. The assessed valuation of the property shall  
13 be considered as of July 31st of that year.

14 (2) In conducting a physical appraisal under RCW 36.21.070 or  
15 subsection (1) of this section, the county assessor shall notify the  
16 local building official of any increase in the size of the building,  
17 and any other significant modifications that are apparent from an  
18 exterior inspection of the building, since the last physical appraisal.  
19 The local building official shall notify the county assessor of the

1 final disposition of cases reported to the local building official  
2 under this subsection.

3       **Sec. 2.** RCW 19.27.140 and 1989 c 246 s 5 are each amended to read  
4 as follows:

5       A copy of any permit obtained under the state building code for  
6 construction or alteration work of a total cost or fair market value in  
7 excess of five hundred dollars, shall be transmitted by the issuing  
8 authority to the county assessor and recorded in the real property  
9 records of the county auditor of the county where the property on which  
10 the construction or alteration work is located. The building permit  
11 shall contain the county assessor's parcel number.

12       NEW SECTION. **Sec. 3.** A new section is added to chapter 19.27 RCW  
13 to read as follows:

14       A copy of any certificate of occupancy issued upon completion of  
15 construction or alteration work on a single or multifamily residential  
16 building shall be transmitted by the issuing authority to the county  
17 auditor of the county where the property on which the construction or  
18 alteration work is located to be recorded in the real property records.  
19 The certificate of occupancy shall contain the county assessor's parcel  
20 number.

21       NEW SECTION. **Sec. 4.** A new section is added to chapter 48.29 RCW  
22 to read as follows:

23       The existence of permits and certificates of occupancy that are  
24 recorded pursuant to RCW 19.27.140 and section 3 of this act shall be  
25 disclosed as an attachment to every title insurance report provided to  
26 the purchasers of real property. Nothing in this section requires a  
27 title insurer to include such permits and certificates within the  
28 coverage provided under a title insurance contract.

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