

## WSR 23-13-012

## OFFICE OF

## FINANCIAL MANAGEMENT

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## Notice of Substantial Development Dollar Threshold Adjustment

In accordance with RCW 90.58.030 (3) (e) (vii), the office of financial management (OFM) shall adjust the "substantial development" dollar threshold defined in the Shoreline Management Act every five years beginning July 1, 2018. The new dollar threshold shall be transmitted to the office of the code reviser for publication in the Washington State Register at least one month before the new threshold takes effect.

RCW 90.58.030 (3) (e) (vii), defines the construction of a dock, including a community dock, designed for pleasure craft only, for the private noncommercial use of the owner, lessee, or contract purchaser of single and multiple family residences. This exception applies if, in fresh waters, the fair market value of the dock does not exceed: (I) \$20,000 for docks that are constructed to replace existing docks, are of equal or lesser square footage than the existing dock being replaced, and are located in a county, city, or town that has updated its master program consistent with the master program guidelines in chapter 173-26 WAC as adopted in 2003; or (II) \$10,000 for all other docks constructed in fresh waters. However, if subsequent construction occurs within five years of completion of the prior construction, and the combined fair market value of the subsequent and prior construction exceeds the amount specified in either subsection (3) (e) (vii) (A) or (B), the subsequent construction shall be considered a substantial development for the purpose of this chapter. All dollar thresholds under subsection (3) (e) (vii) (B) must be adjusted for inflation by OFM every five years, beginning July 1, 2018, based upon changes in the consumer price index during that time period. "Consumer price index" means, for any calendar year, that year's annual average consumer price index, Seattle, Washington area, for urban wage earners and clerical workers, all items, compiled by the bureau of labor and statistics, United States Department of Labor. OFM must calculate the new dollar thresholds, rounded to the nearest hundred dollar, and transmit them to the office of the code reviser for publication in the Washington State Register at least one month before the new dollar thresholds are to take effect.

In accordance with these requirements, OFM submits for publication the new dollar thresholds of \$28,000 for docks defined under RCW 90.58.030 (3) (e) (vii) (I), and \$13,900 for docks defined under RCW 90.58.030 (3) (e) (vii) (II). The new dollar threshold takes effect August 5, 2023.

The new threshold was calculated as follows. Over the five-year period from April 2018 to April 2023, the consumer price index for urban wage earners and clerical workers for the Seattle-Tacoma-Bellevue, Washington, area as reported by the Bureau of Labor Statistics, United States Department of Labor, increased by 24.5 percent. This percentage applied to the prior threshold of \$22,500 results in an updated threshold of \$28,000, and when applied to the prior threshold of \$11,200 results in and [an] updated threshold of \$13,900.

If you have any questions or need further information, contact Robert Baker at 360-764-6555 or email [Bob.Baker@ofm.wa.gov](mailto:Bob.Baker@ofm.wa.gov).