

1039-S

Sponsor(s): House Committee on Local Government (originally sponsored by Representatives G. Simpson and Chase)

Brief Description: Revising rules for vesting of short subdivisions.

HB 1039-S - DIGEST

(DIGEST OF PROPOSED 1ST SUBSTITUTE)

Provides that a short subdivision shall be governed by the terms of approval of the short subdivision under RCW 58.17.060. For a period of five years after short subdivision approval according to RCW 58.17.060, the statutes, ordinances, and regulations in effect at the time of short subdivision approval shall govern the short subdivision unless the legislative body finds that a change in conditions creates a serious threat to the public health or safety in the short subdivision.

Declares that those short subdivisions that obtain short plat approval on or before the effective date of this act, and which are zoned for single family homes, are not subject to the five-year limitation set forth in this act, or any other time limitation, with respect to the application of the statutes, ordinances, and regulations in effect at the time of short plat approval. However, a legislative body may act to amend the statutes, ordinances, and regulations applicable to such short subdivisions if it finds that a change in conditions creates a serious threat to the public health or safety in the short subdivision.