
HOUSE BILL 2785

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By Representatives Springer, Crouse, Ormsby, Shea, Billig, Parker, Probst, Kretz, Short, Tharinger, Ahern, Schmick, and Kelley

Read first time 02/15/12. Referred to Committee on Ways & Means.

1 AN ACT Relating to the local infrastructure financing tool program;
2 amending RCW 39.102.020, 39.102.030, 39.102.040, 39.102.070, and
3 39.102.904; and reenacting and amending RCW 39.102.140.

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

5 **Sec. 1.** RCW 39.102.020 and 2010 c 164 s 11 are each amended to
6 read as follows:

7 The definitions in this section apply throughout this chapter
8 unless the context clearly requires otherwise.

9 (1) "Annual state contribution limit" means (~~seven~~) twelve
10 million five hundred thousand dollars statewide per fiscal year.

11 (2) "Assessed value" means the valuation of taxable real property
12 as placed on the last completed assessment roll.

13 (3) "Board" means the community economic revitalization board under
14 chapter 43.160 RCW.

15 (4) "Demonstration project" means one of the following projects:

16 (a) Bellingham waterfront redevelopment project;

17 (b) Spokane river district project at Liberty Lake; and

18 (c) Vancouver riverwest project.

19 (5) "Department" means the department of revenue.

1 (6) "Fiscal year" means the twelve-month period beginning July 1st
2 and ending the following June 30th.

3 (7) "Local excise tax allocation revenue" means an amount of local
4 excise taxes equal to some or all of the sponsoring local government's
5 local excise tax increment, amounts of local excise taxes equal to some
6 or all of any participating local government's excise tax increment as
7 agreed upon in the written agreement under RCW 39.102.080(1), or both,
8 and dedicated to local infrastructure financing.

9 (8) "Local excise tax increment" means an amount equal to the
10 estimated annual increase in local excise taxes in each calendar year
11 following the approval of the revenue development area by the board
12 from taxable activity within the revenue development area, as set forth
13 in the application provided to the board under RCW 39.102.040, and
14 updated in accordance with RCW 39.102.140(1)(f).

15 (9) "Local excise taxes" means local revenues derived from the
16 imposition of sales and use taxes authorized in RCW 82.14.030.

17 (10) "Local government" means any city, town, county, port
18 district, and any federally recognized Indian tribe.

19 (11) "Local infrastructure financing" means the use of revenues
20 received from local excise tax allocation revenues, local property tax
21 allocation revenues, other revenues from local public sources, and
22 revenues received from the local option sales and use tax authorized in
23 RCW 82.14.475, dedicated to pay either the principal and interest on
24 bonds authorized under RCW 39.102.150 or to pay public improvement
25 costs on a pay-as-you-go basis subject to RCW 39.102.195, or both.

26 (12) "Local property tax allocation revenue" means those tax
27 revenues derived from the receipt of regular property taxes levied on
28 the property tax allocation revenue value and used for local
29 infrastructure financing.

30 (13) "Low-income housing" means residential housing for low-income
31 persons or families who lack the means which is necessary to enable
32 them, without financial assistance, to live in decent, safe, and
33 sanitary dwellings, without overcrowding. For the purposes of this
34 subsection, "low income" means income that does not exceed eighty
35 percent of the median family income for the standard metropolitan
36 statistical area in which the revenue development area is located.

37 (14) "Ordinance" means any appropriate method of taking legislative
38 action by a local government.

1 (15) "Participating local government" means a local government
2 having a revenue development area within its geographic boundaries that
3 has entered into a written agreement with a sponsoring local government
4 as provided in RCW 39.102.080 to allow the use of all or some of its
5 local excise tax allocation revenues or other revenues from local
6 public sources dedicated for local infrastructure financing.

7 (16) "Participating taxing district" means a local government
8 having a revenue development area within its geographic boundaries that
9 has entered into a written agreement with a sponsoring local government
10 as provided in RCW 39.102.080 to allow the use of some or all of its
11 local property tax allocation revenues or other revenues from local
12 public sources dedicated for local infrastructure financing.

13 (17) "Property tax allocation revenue base value" means the
14 assessed value of real property located within a revenue development
15 area less the property tax allocation revenue value.

16 (18)(a)(i) "Property tax allocation revenue value" means
17 seventy-five percent of any increase in the assessed value of real
18 property in a revenue development area resulting from:

19 (A) The placement of new construction, improvements to property, or
20 both, on the assessment roll, where the new construction and
21 improvements are initiated after the revenue development area is
22 approved by the board;

23 (B) The cost of new housing construction, conversion, and
24 rehabilitation improvements, when such cost is treated as new
25 construction for purposes of chapter 84.55 RCW as provided in RCW
26 84.14.020, and the new housing construction, conversion, and
27 rehabilitation improvements are initiated after the revenue development
28 area is approved by the board;

29 (C) The cost of rehabilitation of historic property, when such cost
30 is treated as new construction for purposes of chapter 84.55 RCW as
31 provided in RCW 84.26.070, and the rehabilitation is initiated after
32 the revenue development area is approved by the board.

33 (ii) Increases in the assessed value of real property in a revenue
34 development area resulting from (a)(i)(A) through (C) of this
35 subsection are included in the property tax allocation revenue value in
36 the initial year. These same amounts are also included in the property
37 tax allocation revenue value in subsequent years unless the property
38 becomes exempt from property taxation.

1 (b) "Property tax allocation revenue value" includes seventy-five
2 percent of any increase in the assessed value of new construction
3 consisting of an entire building in the years following the initial
4 year, unless the building becomes exempt from property taxation.

5 (c) Except as provided in (b) of this subsection, "property tax
6 allocation revenue value" does not include any increase in the assessed
7 value of real property after the initial year.

8 (d) There is no property tax allocation revenue value if the
9 assessed value of real property in a revenue development area has not
10 increased as a result of any of the reasons specified in (a)(i)(A)
11 through (C) of this subsection.

12 (e) For purposes of this subsection, "initial year" means:

13 (i) For new construction and improvements to property added to the
14 assessment roll, the year during which the new construction and
15 improvements are initially placed on the assessment roll;

16 (ii) For the cost of new housing construction, conversion, and
17 rehabilitation improvements, when such cost is treated as new
18 construction for purposes of chapter 84.55 RCW, the year when such cost
19 is treated as new construction for purposes of levying taxes for
20 collection in the following year; and

21 (iii) For the cost of rehabilitation of historic property, when
22 such cost is treated as new construction for purposes of chapter 84.55
23 RCW, the year when such cost is treated as new construction for
24 purposes of levying taxes for collection in the following year.

25 (19) "Public improvement costs" means the cost of: (a) Design,
26 planning, acquisition including land acquisition, site preparation
27 including land clearing, construction, reconstruction, rehabilitation,
28 improvement, and installation of public improvements; (b) demolishing,
29 relocating, maintaining, and operating property pending construction of
30 public improvements; (c) the local government's portion of relocating
31 utilities as a result of public improvements; (d) financing public
32 improvements, including interest during construction, legal and other
33 professional services, taxes, insurance, principal and interest costs
34 on general indebtedness issued to finance public improvements, and any
35 necessary reserves for general indebtedness; (e) assessments incurred
36 in revaluing real property for the purpose of determining the property
37 tax allocation revenue base value that are in excess of costs incurred
38 by the assessor in accordance with the revaluation plan under chapter

1 84.41 RCW, and the costs of apportioning the taxes and complying with
2 this chapter and other applicable law; (f) administrative expenses and
3 feasibility studies reasonably necessary and related to these costs;
4 and (g) any of the above-described costs that may have been incurred
5 before adoption of the ordinance authorizing the public improvements
6 and the use of local infrastructure financing to fund the costs of the
7 public improvements.

8 (20) "Public improvements" means:

9 (a) Infrastructure improvements within the revenue development area
10 that include:

11 (i) Street, bridge, and road construction and maintenance,
12 including highway interchange construction;

13 (ii) Water and sewer system construction and improvements,
14 including wastewater reuse facilities;

15 (iii) Sidewalks, traffic controls, and streetlights;

16 (iv) Parking, terminal, and dock facilities;

17 (v) Park and ride facilities of a transit authority;

18 (vi) Park facilities and recreational areas, including trails;

19 (~~and~~)

20 (vii) Storm water and drainage management systems; and

21 (viii) Passenger facilities, structures, stops, shelters, bus
22 zones, properties, and rights-of-way of all kinds that are owned,
23 leased, held, or used by a transit authority for the purpose of
24 providing public transportation services;

25 (b) Expenditures for facilities and improvements that support
26 affordable housing as defined in RCW 43.63A.510.

27 (21) "Real property" has the same meaning as in RCW 84.04.090 and
28 also includes any privately owned improvements located on publicly
29 owned land that are subject to property taxation.

30 (22) "Regular property taxes" means regular property taxes as
31 defined in RCW 84.04.140, except: (a) Regular property taxes levied by
32 public utility districts specifically for the purpose of making
33 required payments of principal and interest on general indebtedness;
34 (b) regular property taxes levied by the state for the support of the
35 common schools under RCW 84.52.065; and (c) regular property taxes
36 authorized by RCW 84.55.050 that are limited to a specific purpose.
37 "Regular property taxes" do not include excess property tax levies that

1 are exempt from the aggregate limits for junior and senior taxing
2 districts as provided in RCW 84.52.043.

3 (23) "Relocating a business" means the closing of a business and
4 the reopening of that business, or the opening of a new business that
5 engages in the same activities as the previous business, in a different
6 location within a one-year period, when an individual or entity has an
7 ownership interest in the business at the time of closure and at the
8 time of opening or reopening. "Relocating a business" does not include
9 the closing and reopening of a business in a new location where the
10 business has been acquired and is under entirely new ownership at the
11 new location, or the closing and reopening of a business in a new
12 location as a result of the exercise of the power of eminent domain.

13 (24) "Revenue development area" means the geographic area adopted
14 by a sponsoring local government and approved by the board, from which
15 local excise and property tax allocation revenues are derived for local
16 infrastructure financing.

17 (25)(a) "Revenues from local public sources" means:

18 (i) Amounts of local excise tax allocation revenues and local
19 property tax allocation revenues, dedicated by sponsoring local
20 governments, participating local governments, and participating taxing
21 districts, for local infrastructure financing; and

22 (ii) Any other local revenues, except as provided in (b) of this
23 subsection, including revenues derived from federal and private
24 sources.

25 (b) Revenues from local public sources do not include any local
26 funds derived from state grants, state loans, or any other state moneys
27 including any local sales and use taxes credited against the state
28 sales and use taxes imposed under chapter 82.08 or 82.12 RCW.

29 (26) "Small business" has the same meaning as provided in RCW
30 19.85.020.

31 (27) "Sponsoring local government" means a city, town, or county,
32 and for the purpose of this chapter a federally recognized Indian tribe
33 or any combination thereof, that adopts a revenue development area and
34 applies to the board to use local infrastructure financing.

35 (28) "State contribution" means the lesser of:

36 (a) One million dollars;

37 (b) The total amount of local excise tax allocation revenues, local
38 property tax allocation revenues, and other revenues from local public

1 sources, that are dedicated by a sponsoring local government, any
2 participating local governments, and participating taxing districts, in
3 the preceding calendar year to the payment of principal and interest on
4 bonds issued under RCW 39.102.150 or to pay public improvement costs on
5 a pay-as-you-go basis subject to RCW 39.102.195, or both;

6 (c) The amount of project award granted by the board in the notice
7 of approval to use local infrastructure financing under RCW 39.102.040;
8 or

9 (d) The highest amount of state excise tax allocation revenues and
10 state property tax allocation revenues for any one calendar year as
11 determined by the sponsoring local government and reported to the board
12 and the department as required by RCW 39.102.140.

13 (29) "State excise tax allocation revenue" means an amount equal to
14 the annual increase in state excise taxes estimated to be received by
15 the state in each calendar year following the approval of the revenue
16 development area by the board, from taxable activity within the revenue
17 development area as set forth in the application provided to the board
18 under RCW 39.102.040 and periodically updated and reported as required
19 in RCW 39.102.140(1)(f).

20 (30) "State excise taxes" means revenues derived from state retail
21 sales and use taxes under RCW 82.08.020(1) and 82.12.020 at the rate
22 provided in RCW 82.08.020(1), less the amount of tax distributions from
23 all local retail sales and use taxes, other than the local sales and
24 use taxes authorized by RCW 82.14.475 for the applicable revenue
25 development area, imposed on the same taxable events that are credited
26 against the state retail sales and use taxes under chapters 82.08 and
27 82.12 RCW.

28 (31) "State property tax allocation revenue" means an amount equal
29 to the estimated tax revenues derived from the imposition of property
30 taxes levied by the state for the support of common schools under RCW
31 84.52.065 on the property tax allocation revenue value, as set forth in
32 the application submitted to the board under RCW 39.102.040 and updated
33 annually in the report required under RCW 39.102.140(1)(f).

34 (32) "Taxing district" means a government entity that levies or has
35 levied for it regular property taxes upon real property located within
36 a proposed or approved revenue development area.

1 **Sec. 2.** RCW 39.102.030 and 2006 c 181 s 201 are each amended to
2 read as follows:

3 The local infrastructure financing tool program is created to
4 assist local governments in financing authorized public infrastructure
5 projects designed to promote economic development and increase jobs in
6 the jurisdiction. The local infrastructure financing tool program is
7 not created to enable existing Washington-based businesses from outside
8 a revenue development area to relocate into a revenue development area.

9 **Sec. 3.** RCW 39.102.040 and 2007 c 229 s 2 are each amended to read
10 as follows:

11 (1) Prior to applying to the board to use local infrastructure
12 financing, a sponsoring local government (~~shall~~) must:

13 (a) Designate a revenue development area within the limitations in
14 RCW 39.102.060;

15 (b) Certify that the conditions in RCW 39.102.070 are met;

16 (c) Complete the process in RCW 39.102.080;

17 (d) Provide public notice as required in RCW 39.102.100; and

18 (e) Pass an ordinance adopting the revenue development area as
19 required in RCW 39.102.090.

20 (2) Any local government that has created an increment area under
21 chapter 39.89 RCW and has not issued bonds to finance any public
22 improvement may apply to the board and have its increment area
23 considered for approval as a revenue development area under this
24 chapter without adopting a new revenue development area under RCW
25 39.102.090 and 39.102.100 if it amends its ordinance to comply with RCW
26 39.102.090(1) and otherwise meets the conditions and limitations under
27 this chapter.

28 (3) As a condition to imposing a sales and use tax under RCW
29 82.14.475, a sponsoring local government, including any cosponsoring
30 local government seeking authority to impose a sales and use tax under
31 RCW 82.14.475, must apply to the board and be approved for a project
32 award amount. The application (~~shall~~) must be in a form and manner
33 prescribed by the board and include but not be limited to information
34 establishing that the applicant is an eligible candidate to impose the
35 local sales and use tax under RCW 82.14.475, the anticipated effective
36 date for imposing the tax, the estimated number of years that the tax
37 will be imposed, and the estimated amount of tax revenue to be received

1 in each fiscal year that the tax will be imposed. The board (~~shall~~)
2 must make available forms to be used for this purpose. As part of the
3 application, each applicant must provide to the board a copy of the
4 ordinance or ordinances creating the revenue development area as
5 required in RCW 39.102.090. A notice of approval to use local
6 infrastructure financing (~~shall~~) must contain a project award that
7 represents the maximum amount of state contribution that the applicant,
8 including any cosponsoring local governments, can earn each year that
9 local infrastructure financing is used. The total of all project
10 awards (~~shall~~) may not exceed the annual state contribution limit.
11 The determination of a project award (~~shall~~) must be made based on
12 information contained in the application and the remaining amount of
13 annual state contribution limit to be awarded. Determination of a
14 project award by the board is final.

15 (4)(a) Sponsoring local governments, and any cosponsoring local
16 governments, applying in calendar year 2007 for a competitive project
17 award, must submit completed applications to the board no later than
18 July 1, 2007. By September 15, 2007, in consultation with the
19 department of revenue and the department of (~~community, trade, and~~
20 ~~economic development~~) commerce, the board (~~shall~~) must approve
21 competitive project awards from competitive applications submitted by
22 the 2007 deadline. No more than two million five hundred thousand
23 dollars in competitive project awards shall be approved in 2007. For
24 projects not approved by the board in 2007, sponsoring and cosponsoring
25 local governments may apply again to the board in 2008 for approval of
26 a project.

27 (b) Sponsoring local governments, and any cosponsoring local
28 governments, applying in calendar year 2008 for a competitive project
29 award, must submit completed applications to the board no later than
30 July 1, 2008. By September 18, 2008, in consultation with the
31 department of revenue and the department of (~~community, trade, and~~
32 ~~economic development~~) commerce, the board (~~shall~~) must approve
33 competitive project awards from competitive applications submitted by
34 the 2008 deadline.

35 (c) Sponsoring local governments, and any cosponsoring local
36 governments, applying in calendar year 2012 for a competitive project
37 award, must submit completed applications to the board no later than
38 July 1, 2012. By September 15, 2012, in consultation with the

1 department of revenue and the department of commerce, the board must
2 approve competitive project awards from competitive applications
3 submitted by the 2012 deadline. The board, in consultation with the
4 Washington state economic development commission must assign relative
5 weights to the selection criteria and include it in the application
6 process. No more than five million dollars in competitive project
7 awards may be approved in 2012.

8 (5) Except as provided in RCW 39.102.050(2), a total of no more
9 than ~~((five))~~ ten million dollars in competitive project awards
10 ~~((shall))~~ may be approved for local infrastructure financing.

11 ~~((d))~~ (6) The project selection criteria and weighting developed
12 prior to July 22, 2007, for the application evaluation and approval
13 process shall apply to applications received prior to November 1, 2007.
14 In evaluating applications for a competitive project award after
15 November 1, 2007, the board ~~((shall))~~ must, in consultation with the
16 Washington state economic development commission, develop the relative
17 weight to be assigned to the following criteria:

18 ~~((i))~~ (a) The project's potential to enhance the sponsoring local
19 government's regional and/or international competitiveness;

20 ~~((ii))~~ (b) The project's ability to encourage mixed use and
21 transit-oriented development and the redevelopment of a geographic
22 area;

23 ~~((iii))~~ (c) Achieving an overall distribution of projects
24 statewide that reflect geographic diversity;

25 ~~((iv))~~ (d) The estimated wages and benefits for the project is
26 greater than the average labor market area;

27 ~~((v))~~ (e) The estimated state and local net employment change
28 over the life of the project;

29 ~~((vi))~~ (f) The current economic health and vitality of the
30 proposed revenue development area and the contiguous community and the
31 estimated impact of the proposed project on the proposed revenue
32 development area and contiguous community;

33 ~~((vii))~~ (g) The estimated state and local net property tax change
34 over the life of the project;

35 ~~((viii))~~ (h) The estimated state and local sales and use tax
36 increase over the life of the project;

37 ~~((ix))~~ (i) An analysis that shows that, over the life of the
38 project, neither the local excise tax allocation revenues nor the local

1 property tax allocation revenues will constitute more than eighty
2 percent of the total local funds as described in RCW
3 39.102.020(~~((29)(c))~~); (~~and~~

4 ~~(x)~~) (j) If a project is located within an urban growth area,
5 evidence that the project utilizes existing urban infrastructure and
6 that the transportation needs of the project will be adequately met
7 through the use of local infrastructure financing or other sources; and

8 (k) In evaluating applications for a competitive project award
9 after June 30, 2012, the following project selection criteria must also
10 be used:

11 (i) The project's potential to enhance the sponsoring local
12 government's competitiveness in manufacturing, technology, or other
13 industry sector or cluster targeted by the department of commerce under
14 RCW 43.330.090;

15 (ii) The estimated wages and benefits for the project created in
16 the middle-income bracket or higher as defined in RCW 28B.145.060
17 projected annually and over the life of the project;

18 (iii) The estimated state and local net employment change for
19 positions with wages and benefits in the middle-income bracket or
20 higher projected annually and over the life of the project;

21 (iv) The project's potential to assist a local government in
22 implementing its comprehensive plan, capital facilities plan, or
23 planning goals adopted under the growth management act; and

24 (v) The project's potential to redevelop a brownfield that is
25 certified by the department of ecology as requiring no further
26 remediation.

27 ~~((e)(i))~~ (7)(a) Except as provided in this subsection (~~((4)(e))~~),
28 the board may not approve the use of local infrastructure financing
29 within more than one revenue development area per county.

30 ~~((ii))~~ (b) In a county in which the board has approved the use of
31 local infrastructure financing, the use of such financing in additional
32 revenue development areas may be approved, subject to the following
33 conditions:

34 ~~((A))~~ (i) The sponsoring local government is located in more than
35 one county; and

36 ~~((B))~~ (ii) The sponsoring local government designates a revenue
37 development area that comprises portions of a county within which the
38 use of local infrastructure financing has not yet been approved.

1 (~~(iii)~~) (c) In a county where the local infrastructure financing
2 tool is authorized under RCW 39.102.050, the board may approve
3 additional use of the local infrastructure financing tool.

4 (~~(5)~~) (8) Once the board has approved the sponsoring local
5 government, and any cosponsoring local governments, to use local
6 infrastructure financing, notification must be sent by the board to the
7 sponsoring local government, and any cosponsoring local governments,
8 authorizing the sponsoring local government, and any cosponsoring local
9 governments, to impose the local sales and use tax authorized under RCW
10 82.14.475, subject to the conditions in RCW 82.14.475.

11 **Sec. 4.** RCW 39.102.070 and 2009 c 267 s 2 are each amended to read
12 as follows:

13 The use of local infrastructure financing under this chapter is
14 subject to the following conditions:

15 (1) No funds may be used to finance, design, acquire, construct,
16 equip, operate, maintain, remodel, repair, or reequip public facilities
17 funded with taxes collected under RCW 82.14.048 or 82.14.390;

18 (2)(a) Except as provided in (b) of this subsection no funds may be
19 used for public improvements other than projects identified within the
20 capital facilities, utilities, housing, or transportation element of a
21 comprehensive plan required under chapter 36.70A RCW;

22 (b) Funds may be used for public improvements that are historical
23 preservation activities as defined in RCW 39.89.020;

24 (3) The public improvements proposed to be financed in whole or in
25 part using local infrastructure financing are expected to encourage
26 private development within the revenue development area and to increase
27 the fair market value of real property within the revenue development
28 area;

29 (4) A sponsoring local government, participating local government,
30 or participating taxing district has entered or expects to enter into
31 a contract with a private developer relating to the development of
32 private improvements within the revenue development area or has
33 received a letter of intent from a private developer relating to the
34 developer's plans for the development of private improvements within
35 the revenue development area;

36 (5) Private development that is anticipated to occur within the
37 revenue development area, as a result of the public improvements, will

1 be consistent with the countywide planning policy adopted by the county
2 under RCW 36.70A.210 and the local government's comprehensive plan and
3 development regulations adopted under chapter 36.70A RCW. For projects
4 awarded under RCW 39.102.040(4)(c), the revenue development area must
5 include, but not be limited to, land uses designated for commercial,
6 industrial, or manufacturing uses under the comprehensive plan and
7 development regulations;

8 (6) The governing body of the sponsoring local government, and any
9 cosponsoring local government, must make a finding that local
10 infrastructure financing:

11 (a) Is not expected to be used for the purpose of relocating a
12 business from outside the revenue development area, but within this
13 state, into the revenue development area; and

14 (b) Will improve the viability of existing business entities within
15 the revenue development area;

16 (7) The governing body of the sponsoring local government, and any
17 cosponsoring local government, finds that the public improvements
18 proposed to be financed in whole or in part using local infrastructure
19 financing are reasonably likely to:

20 (a) Increase private residential and commercial investment within
21 the revenue development area;

22 (b) Increase employment within the revenue development area;

23 (c) Improve the viability of any existing communities that are
24 based on mixed-use development within the revenue development area; and

25 (d) Generate, over the period of time that the local option sales
26 and use tax will be imposed under RCW 82.14.475, state excise tax
27 allocation revenues and state property tax allocation revenues derived
28 from the revenue development area that are equal to or greater than the
29 respective state contributions made under this chapter;

30 (8) The sponsoring local government may only use local
31 infrastructure financing in areas deemed in need of economic
32 development or redevelopment within boundaries of the sponsoring local
33 government.

34 **Sec. 5.** RCW 39.102.140 and 2009 c 518 s 12 and 2009 c 267 s 5 are
35 each reenacted and amended to read as follows:

36 (1) A sponsoring local government (~~shall~~) must provide a report

1 to the board and the department by March 1st of each year. The report
2 (~~shall~~) must contain the following information:

3 (a) The amount of local excise tax allocation revenues, local
4 property tax allocation revenues, other revenues from local public
5 sources, and taxes under RCW 82.14.475 received by the sponsoring local
6 government during the preceding calendar year that were dedicated to
7 pay the public improvements financed in whole or in part with local
8 infrastructure financing, and a summary of how these revenues were
9 expended;

10 (b) The names of any businesses locating within the revenue
11 development area as a result of the public improvements undertaken by
12 the sponsoring local government and financed in whole or in part with
13 local infrastructure financing;

14 (c) The total number of permanent jobs created in the revenue
15 development area as a result of the public improvements undertaken by
16 the sponsoring local government and financed in whole or in part with
17 local infrastructure financing;

18 (d) The average wages and benefits received by all employees of
19 businesses locating within the revenue development area as a result of
20 the public improvements undertaken by the sponsoring local government
21 and financed in whole or in part with local infrastructure financing;

22 (e) That the sponsoring local government is in compliance with RCW
23 39.102.070; (~~and~~)

24 (f) Beginning with the reports due March 1, 2010, the following
25 must also be included:

26 (i) A list of public improvements financed on a pay-as-you-go basis
27 in previous calendar years and by indebtedness issued under this
28 chapter;

29 (ii) The date when any indebtedness issued under this chapter is
30 expected to be retired;

31 (iii) At least once every three years, updated estimates of state
32 excise tax allocation revenues, state property tax allocation revenues,
33 and local excise tax increments, as determined by the sponsoring local
34 government, that are estimated to have been received by the state, any
35 participating local government, sponsoring local government, and
36 cosponsoring local government, since the approval of the project award
37 under RCW 39.102.040 by the board; and

1 (iv) Any other information required by the department or the board
2 to enable the department or the board to fulfill its duties under this
3 chapter and RCW 82.14.475; and

4 (g) Reports on projects funded under RCW 39.102.040(5) must also
5 include:

6 (i) A comparison between the total number of permanent jobs with
7 wages and benefits in the middle-income bracket or higher created in
8 the revenue development area as a result of the public improvements
9 undertaken by the sponsoring local government and financed in whole or
10 in part with local infrastructure financing, and the number proposed in
11 the application process; and

12 (ii) A comparison between the average wages and benefits received
13 by all employees of businesses locating within the revenue development
14 area as a result of the public improvements undertaken by the
15 sponsoring local government and financed in whole or in part with local
16 infrastructure financing, and the estimated wages and benefits for the
17 project created in the middle-income bracket or higher projected in the
18 application process.

19 (2) The board (~~(shall)~~) must make a report available to the public
20 and the legislature by June 1st of each even-numbered year. The report
21 (~~(shall)~~) must include a list of public improvements undertaken by
22 sponsoring local governments and financed in whole or in part with
23 local infrastructure financing and it (~~(shall)~~) must also include a
24 summary of the information provided to the department by sponsoring
25 local governments under subsection (1) of this section.

26 (3) The department, upon request, must assist a sponsoring local
27 government in estimating the amount of state excise tax allocation
28 revenues and local excise tax increments required in subsection
29 (1)(f)(iii) of this section.

30 **Sec. 6.** RCW 39.102.904 and 2006 c 181 s 707 are each amended to
31 read as follows:

32 This act expires June 30, (~~(2039)~~) 2045.

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