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**HOUSE BILL 2252**

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**State of Washington**

**68th Legislature**

**2024 Regular Session**

**By** Representatives Klicker, Leavitt, Sandlin, Reed, Fosse, Graham, and Taylor

Read first time 01/09/24. Referred to Committee on Local Government.

1 AN ACT Relating to allowing small business establishments in  
2 residential zones; and adding a new section to chapter 35.21 RCW.

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

4 NEW SECTION. **Sec. 1.** A new section is added to chapter 35.21  
5 RCW to read as follows:

6 (1) A city or town must allow neighborhood cafés to be permitted  
7 in any zone allowing residential uses provided that the following  
8 conditions are met:

9 (a) The total gross floor area of the café may not exceed 2,000  
10 square feet;

11 (b) Outdoor seating is limited to no more than 30 percent of the  
12 gross floor area of the café;

13 (c) There are no drive-through facilities at the café;

14 (d) The café must offer food if alcoholic drinks are offered; and

15 (e) Hours of operation are limited to between 7:00 a.m. and 8:00  
16 p.m.

17 (2) For the purposes of this section, "neighborhood café" means  
18 an establishment that serves a limited menu of food items and does  
19 not contain more than 2,000 square feet of gross floor area.

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