

1 **SHB 1025** - H AMD TO H AMD (1025-S AMH ____ H2626.2)

2 **307 Adopted 3-20-91**

3 By Representative Braddock

4 On page 24, after line 11, insert the following:

5 "(14) For cities required to include in their comprehensive
6 plans the entire housing element under subsection (2) of this
7 section, a density element that (a) includes a description of
8 plans for increasing housing density within urban growth areas,
9 and (b) requires that development regulations within urban growth
10 areas encourage increased density, and that, at a minimum, they
11 allow: (i) accessory apartment units, with standards, in all
12 single family districts; (ii) subdivisions with small lot sizes;
13 (iii) reduced or no yard setback and increased lot coverage for
14 multifamily housing; and (iv) the use by multifamily housing
15 facilities of innovative methods for providing parking, including
16 tandem layouts, off-site lots, one space per unit and credit for
17 on-street availability."

EFFECT: Requires cities with populations of 20,000 or more located in counties with populations of 125,000 or more to include in their comprehensive plans a density element. This element is to include a plan for encouraging increased density in urban growth areas. It also requires that development regulations allow accessory apartments in single-family areas, smaller lots and greater lot coverage and innovative parking arrangements in multifamily facilities.