

HOUSE BILL REPORT

SB 5799

As Reported By House Committee On:
Local Government

Title: An act relating to plats and short plats.

Brief Description: Providing address designations on subdivision approvals for improved utility placements.

Sponsors: Senators Nelson and Sutherland.

Brief History:

Reported by House Committee on:
Local Government, March 30, 1993, DPA.

HOUSE COMMITTEE ON LOCAL GOVERNMENT

Majority Report: Do pass as amended. Signed by 9 members: Representatives H. Myers, Chair; Bray, Vice Chair; Edmondson, Ranking Minority Member; Reams, Assistant Ranking Minority Member; Horn; Rayburn; Romero; Springer; and Van Luven.

Minority Report: Do not pass. Signed by 3 members: Representatives Dunshee; R. Fisher; and Zellinsky.

Staff: Bill Lynch (786-7092).

Background: A "short plat" is a map or representation of a short subdivision. Generally, a "short subdivision" is the division of land into four or fewer lots, tracts, parcels, or sites for the purpose of sale, lease, or transfer of ownership. A "subdivision," in contrast, is the division of land into five or more lots, tracts, parcels, or sites for the purpose of sale, lease or transfer of ownership.

The legislative authority of a city, town, or county is authorized to adopt regulations and procedures for the approval of short plats and short subdivisions. Although a city, town, or county may, by ordinance, regulate the procedure by which subdivisions are named and numbered, there is no requirement for a lot numbering system and a house address system.

It is suggested that requiring lot numbers and house addresses on short plats, short subdivisions, and subdivisions as a condition of approval would aid emergency

medical services personnel in locating homes under construction.

Summary of Amended Bill: Cities, towns, and counties must provide a lot numbering system and a house address system for short subdivisions and subdivisions. These systems must be clearly shown on the short plat or final plat at the time of approval.

Amended Bill Compared to Original Bill: The original bill required the lot numbering system and the house address system as a condition of subdivision and short subdivision approval. The amended bill recognizes that the city, town, or county performs the lot numbering and provides the house address.

Fiscal Note: Not requested.

Effective Date of Amended Bill: Ninety days after adjournment of session in which bill is passed.

Testimony For: The bill would integrate lot numbering and house address systems earlier into the platting process in order to facilitate the installation of utility service and to aid emergency aid vehicles in responding to emergency situations.

Testimony Against: None against amended version.

Witnesses: (Pro): Senator Gary Nelson, prime sponsor; Susie Tracy, Washington Ambulance Association; Tom Walker, U.W. West; Stan Finkelstein, Association of Washington Cities; Gary Bowman, Thurston County 911; Ron Newbry, Pacificcorp; and Dick Ducharme, Washington Building Industry (supported with amendment).