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**SUBSTITUTE SENATE BILL 5746**

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**State of Washington**

**56th Legislature**

**1999 Regular Session**

**By** Senate Committee on Ways & Means (originally sponsored by Senators Wojahn and Rasmussen)

Read first time 02/26/1999.

1       AN ACT Relating to the exemption for new and rehabilitated  
2 multiple-unit dwellings in urban centers; and amending RCW 84.14.020  
3 and 84.14.050.

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

5       **Sec. 1.** RCW 84.14.020 and 1995 c 375 s 5 are each amended to read  
6 as follows:

7       (1) The value of new housing construction, conversion, and  
8 rehabilitation improvements qualifying under this chapter is exempt  
9 from ad valorem property taxation, for ten successive years beginning  
10 January 1 of the year immediately following the calendar year (~~after~~)  
11 of issuance of the certificate of tax exemption eligibility. However,  
12 the exemption does not include the value of land or nonhousing-related  
13 improvements not qualifying under this chapter.

14       (2) In the case of rehabilitation of existing buildings, the  
15 exemption does not include the value of improvements constructed prior  
16 to the submission of the application required under this chapter. The  
17 incentive provided by this chapter is in addition to any other  
18 incentives, tax credits, grants, or other incentives provided by law.

1 (3) This chapter does not apply to increases in assessed valuation  
2 made by the assessor on nonqualifying portions of building and value of  
3 land nor to increases made by lawful order of a county board of  
4 equalization, the department of revenue, or a county, to a class of  
5 property throughout the county or specific area of the county to  
6 achieve the uniformity of assessment or appraisal required by law.

7 **Sec. 2.** RCW 84.14.050 and 1997 c 429 s 43 are each amended to read  
8 as follows:

9 An owner of property seeking tax incentives under this chapter must  
10 complete the following procedures:

11 (1) In the case of rehabilitation or where demolition or new  
12 construction is required, the owner shall secure from the governing  
13 authority or duly authorized agent, before commencement of  
14 rehabilitation improvements or new construction, verification of  
15 property noncompliance with applicable building and housing codes;

16 (2) In the case of new and rehabilitated multifamily housing, the  
17 owner shall apply to the city on forms adopted by the governing  
18 authority. The application must contain the following:

19 (a) Information setting forth the grounds supporting the requested  
20 exemption including information indicated on the application form or in  
21 the guidelines;

22 (b) A description of the project and site plan, including the floor  
23 plan of units and other information requested;

24 (c) A statement that the applicant is aware of the potential tax  
25 liability involved when the property ceases to be eligible for the  
26 incentive provided under this chapter;

27 (3) The applicant must verify the application by oath or  
28 affirmation; and

29 (4) The application must be (~~made on or before April 1 of each~~  
30 ~~year, and must be~~) accompanied by the application fee, if any,  
31 required under RCW 84.14.080. The governing authority may permit the  
32 applicant to revise an application before final action by the governing  
33 authority.

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