
Judiciary Committee

HB 1480

Title: An act relating to sharing of appraisal information in condemnation proceedings.

Brief Description: Allowing sharing of condemnation appraisal information.

Sponsors: Representatives Clibborn, Ericksen and Wallace; by request of Department of Transportation.

Brief Summary of Bill

- Allows both the agency seeking to acquire property and the property owner to supply the other party at the time of an initial offer of purchase with information on appraisal amounts and methodology.
- Prohibits the use at trial of another party's information when supplied under these circumstances.

Hearing Date: 2/13/03

Staff: Bill Perry (786-7123).

Background:

Once a condemnation action has begun, a court may order the parties to exchange information regarding how each side has arrived at its valuation of the property. Such an order is to be entered only after assurance that the exchange will result in "mutual, reciprocal, and contemporaneous" release of similar information by each side.

When an offer has been made on property, but before court action has begun, either side may be hesitant to exchange information about valuation of the property out of fear that disclosures will be used against them if the case does go to trial.

Summary of Bill:

At the time a government agency makes an initial offer to buy property, both the agency and the property owner may exchange information about how they have set the value of the property. If information is divulged in this manner, it may not subsequently be used as

evidence by the other party if the case goes to trial.

Appropriation: None.

Fiscal Note: Not Requested.

Effective Date: The bill takes effect ninety days after adjournment of session in which bill is passed.