

SHB 1752 - H AMD 107

By Representative Taylor

NOT CONSIDERED 01/05/2018

1 On page 2, line 2, after "area." insert "The board should
2 evaluate the amounts of land within and adjacent to the designated
3 high property value areas that are undevelopable due to parkland,
4 conservation district land, conservation easements, agricultural
5 designated or zoned land, wetlands, and critical areas that may be a
6 factor in the high value of property in such areas. School districts
7 may not be requested or required to provide an inventory of their
8 real property for purposes of this study."

9 On page 2, after line 13, insert the following:

10 "(5) The study must include:

11 (a) The impact of affordable housing development on
12 transportation infrastructure, as well as the feasibility of adding
13 road capacity to address traditional housing construction;

14 (b) The costs of permitting in urban areas and its effect on
15 development in high property value areas;

16 (c) The amount of land available and suitable for single and
17 multifamily affordable housing development within the private sector,
18 including possible incentives for development; and

19 (d) The cost of affordable housing development associated with
20 environmental regulatory compliance."

21 Renumber the remaining subsections consecutively and correct any
22 internal references accordingly.

23 On page 2, line 35, after "housing;" strike "and"

24 On page 2, line 36, after "(d)" insert "The data and analysis of
25 all the factors listed in subsection (5) of this section; and

26 (e)"

EFFECT: Requires the study and report to include: (1) The effect of zoning and development restrictions on high property value areas; (2) the impact of affordable housing development on transportation infrastructure; (3) the cost of permitting in high property value areas; (4) the potential land suitable for private development of

affordable housing; and (5) the cost of environmental regulatory compliance on affordable housing development.

Exempts school boards from reporting their real property inventory for purposes of the study.

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