

SENATE BILL REPORT

SB 5524

As Reported by Senate Committee On:
Local Government, February 21, 2019

Title: An act relating to agency obligations.

Brief Description: Concerning agency obligations.

Sponsors: Senators Short and Wilson, L..

Brief History:

Committee Activity: Local Government: 2/05/19, 2/07/19, 2/21/19 [DPS-WM].

Brief Summary of First Substitute Bill

- Requires that guidance provided by the Department of Commerce or any other state agency related to the Growth Management Act must include a section analyzing the effects of guidance implementation, including potential losses to the current or future built environment.

SENATE COMMITTEE ON LOCAL GOVERNMENT

Majority Report: That Substitute Senate Bill No. 5524 be substituted therefor, and the substitute bill do pass and be referred to Committee on Ways & Means.

Signed by Senators Takko, Chair; Salomon, Vice Chair; Short, Ranking Member; Honeyford and Lovelett.

Staff: Bonnie Kim (786-7316)

Background: The Department of Commerce (Commerce) must offer technical and financial assistance to counties and cities implementing comprehensive plans and development regulations. Technical assistance may include model land use ordinances, regional education and training programs, and information for local and regional inventories. Commerce must also adopt guidelines to guide the classification of agricultural lands, forestlands, mineral resource lands and critical areas.

Summary of Bill (First Substitute): Any technical assistance or guidance provided by Commerce or any other state agency related to the Growth Management Act must include a

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section analyzing the effects of guidance implementation, including potential losses to the current or future built environment.

EFFECT OF CHANGES MADE BY LOCAL GOVERNMENT COMMITTEE (First Substitute):

- Replaces a new provision requiring that agency GMA guidance must not result in any net loss of current or future built environment with a provision that requires agency analysis of implementation of its guidance to include analysis of potential losses to the current or future built environment.

Appropriation: None.

Fiscal Note: Available.

Creates Committee/Commission/Task Force that includes Legislative members: No.

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

Staff Summary of Public Testimony on Original Bill: *The committee recommended a different version of the bill than what was heard.* PRO: As we look to population growth and other factors when we plan, much of agency guidance has taken appropriate land off the table for development. As much as local governments are expected to look at the impact of their own regulations, there is no impetus for state agencies to look at the same impacts of their guidance. Commerce must give thought to how their actions impact the problems we face today. This bill addresses an issue that has been missing from the GMA.

CON: We agree with the provision requiring Commerce to look at the practical effect of their guidance. However, the provision related to the net loss of the built environment would preclude us from implementing new critical areas based on new science.

Persons Testifying: PRO: Senator Shelly Short, Prime Sponsor; Jeanette McKague, Washington REALTORS.

CON: Bryce Yadon, Futurewise.

Persons Signed In To Testify But Not Testifying: No one.