

FINAL BILL REPORT

HB 1769

C 26 L 22
Synopsis as Enacted

Brief Description: Concerning community municipal corporations.

Sponsors: Representatives Duerr, Springer, Fitzgibbon, Gregerson, Walen, Macri and Slatter.

House Committee on Local Government
Senate Committee on Housing & Local Government

Background:

Unincorporated areas can be annexed to cities or towns through various methods. Among other methods, these include direct petition for annexation by property owners representing at least 60 percent of the assessed value of the property in the area proposed for annexation; a petition from a majority of voters and a majority of property owners; an election following a petition; or, with code cities, an interlocal agreement.

When an election method is used, a community municipal corporation (CMC) is eligible to be formed in the annexed area, also known as the CMC's service area, if at least one of three conditions are met:

- if the annexed area would itself be eligible for incorporation as a city or town;
- if the annexed area has at least 300 people and at least 10 percent of the population of the annexing city; or
- if the annexed area has at least 1,000 inhabitants.

A CMC may also be organized when two or more cities are consolidated.

In order for a CMC to be created, it must be approved by voters at the time of annexation, and the ballot measure concerning the annexation may also provide for the simultaneous creation of a CMC as part of a single proposition. A CMC is governed by a five-member community council. The initial members are elected concurrently with the annexation.

The initial term of a CMC is four years. An election to reauthorize the CMC for an

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additional four years may be held if the community council adopts a resolution for such continuation at least seven months prior to the expiration of the CMC, or if at least 10 percent of the registered voters in the service area of the CMC file a petition for the continuation of the CMC with the city council at least six months before the CMC is due to expire. If either method for seeking a continuation of the CMC occurs, the CMC may be reauthorized in an election. The only eligible voters in the election are residents within the CMC's service area. If reauthorization is approved by voters, the CMC will continue for another four years. New councilmembers are elected at the same election that the continuation of the CMC is determined.

During its existence, the community council of a CMC must be staffed by a deputy city clerk of the annexing city and must be provided with other needed clerical and technical assistance. The community council must also be provided with a properly equipped office, if necessary. The community council's expenses must be budgeted and paid for by the annexing city.

The community council of a CMC can prevent, by vote, the application of certain ordinances and resolutions pertaining to land, buildings, or structures that are adopted by the annexing city from applying within the CMC. These include comprehensive plans; zoning ordinances; conditional use permits, special exceptions, or variances; subdivision ordinances; subdivisions plats; and planned unit developments. In order for these enactments to apply within a CMC, the community council must either give its approval to the ordinance or resolution or fail to disapprove the action within 60 days of final enactment. The disapproval of an ordinance or resolution by a community council does not affect its validity in the remainder of the annexing city.

Additionally, a community council of a CMC may make recommendations on a proposed comprehensive plan or other proposal that directly or indirectly affects property or land within the service area of the CMC; provide a forum for consideration of the conservation, improvement, or development of property within the service area; and advise, consult, and cooperate with the authority of the annexing city on any local matters directly or indirectly affecting the service area of the CMC.

There are currently two CMCs in Washington: the Houghton Community Council of Kirkland and the East Bellevue Community Council.

Summary:

The term of existence of CMCs is four years from authorization, or until July 9, 2022, whichever is sooner. Provisions allowing for the reauthorization of a CMC are repealed.

Following an annexation, CMCs may no longer be organized.

Provisions related to the membership and powers of the community councils of CMCs are

repealed as of January 1, 2023.

Votes on Final Passage:

House 71 27

Senate 31 17

Effective: June 9, 2022