

1
2 30 April 1976

Introduced by BERNICE STEPHENS

76 - 673

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4 ORDINANCE NO. 2908

5 AN ORDINANCE requiring conformance with state and
6 local subdivision and short plat requirements
7 as a prerequisite to the segregation of parcels
8 for the payment of real property taxes.

9 BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

10 SECTION 1. FINDINGS AND DECLARATION OF PURPOSE.

11 The Council hereby finds and declares that the regula-
12 tion of the subdivision of land, involving two or more lots,
13 is essential to promote the public health, safety and general
14 welfare; that proper regulation is necessary to control traffic
15 in the streets and highways of the county, to facilitate adequate
16 provision for water, sewage, recreation areas and other public
17 facilities, to provide for proper ingress and egress, and to
18 accomplish uniform monumenting of land subdivisions and
19 conveyancing by accurate legal description. The Council
20 further finds and declares that compliance with state and
21 local requirements for subdivisions (including short subdivisions)
22 has been frustrated and rendered impossible in many cases as a
23 result of persons segregating parcels for the payment of real
24 property taxes without obtaining the required state and local
25 subdivision approval. Such segregations have resulted in
26 facilitating the illegal sale of land. The purpose of this
27 ordinance is to prevent landowners from segregating parcels for
28 tax purposes without satisfying the requirements of state and
29 local subdivision laws and ordinances.
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SECTION 2. COMPLIANCE REQUIRED WITH SUBDIVISION LAWS AND ORDINANCES. The County Assessor shall refuse to act on or approve an application for a divided or segregated assessment of a parcel of real property and the county treasurer shall refuse to recognize such a division or segregation of assessments unless the Division of Building and Land Development or other local subdivision authority has certified, or there is other satisfactory evidence, that such requested division or segregation conforms with an approved final plat or short plat in accordance with the requirements of the applicable state and local subdivision laws and ordinances: Provided, That such restriction shall not apply to segregations initiated by the County Assessor for administrative purposes which are unrelated to the possible illegal division of land.

SECTION 3. EFFECTIVE DATE. The requirements of this ordinance shall apply to all requests for division or segregation of assessments submitted ten (10) days or more after passage of this ordinance.

INTRODUCED AND READ for the first time this 2nd day of August, 1976.

PASSED this 27th day of September, 1976.

KING COUNTY COUNCIL
KING COUNTY, WASHINGTON

David M. ...
Chairman

ATTEST:
Dorothy M. ...
Deputy
Clerk of the Council

APPROVED this 1st day of October, 1976.

[Signature]
King County Executive