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HOUSE BILL 2372

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State of Washington

54th Legislature

1996 Regular Session

By Representatives Morris, Pennington, Chappell, Reams, Grant, Mastin, Smith, Campbell and Mulliken

Read first time 01/10/96. Referred to Committee on Government Operations.

1 AN ACT Relating to the development of inherited property; adding a  
2 new section to chapter 35.63 RCW; adding a new section to chapter  
3 35A.63 RCW; adding a new section to chapter 36.70 RCW; and adding a new  
4 section to chapter 36.70A RCW.

5 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF WASHINGTON:

6 NEW SECTION. **Sec. 1.** A new section is added to chapter 35.63 RCW  
7 to read as follows:

8 (1) Notwithstanding any zoning provision pertaining to minimum lot  
9 sizes, inherited property that is exempt from subdivision and platting  
10 requirements pursuant to RCW 58.17.040(3) may be developed, so long as:

11 (a) The property is developed for a use that is authorized for that  
12 property under current zoning laws;

13 (b) The people inheriting the property are immediate family members  
14 of the deceased; and

15 (c) The number of parcels into which the property is divided equals  
16 the number of immediate family members who inherit property under this  
17 section.

18 (2) For purposes of this section, "immediate family members" means  
19 a spouse, children, or parents.

1        NEW SECTION.    **Sec. 2.** A new section is added to chapter 35A.63 RCW  
2 to read as follows:

3        (1) Notwithstanding any zoning provision pertaining to minimum lot  
4 sizes, inherited property that is exempt from subdivision and platting  
5 requirements pursuant to RCW 58.17.040(3) may be developed, so long as:

6        (a) The property is developed for a use that is authorized for that  
7 property under current zoning laws;

8        (b) The people inheriting the property are immediate family members  
9 of the deceased; and

10       (c) The number of parcels into which the property is divided equals  
11 the number of immediate family members who inherit property under this  
12 section.

13       (2) For purposes of this section, "immediate family members" means  
14 a spouse, children, or parents.

15       NEW SECTION.    **Sec. 3.** A new section is added to chapter 36.70 RCW  
16 to read as follows:

17       (1) Notwithstanding any zoning provision pertaining to minimum lot  
18 sizes, inherited property that is exempt from subdivision and platting  
19 requirements pursuant to RCW 58.17.040(3) may be developed, so long as:

20       (a) The property is developed for a use that is authorized for that  
21 property under current zoning laws;

22       (b) The people inheriting the property are immediate family members  
23 of the deceased; and

24       (c) The number of parcels into which the property is divided equals  
25 the number of immediate family members who inherit property under this  
26 section.

27       (2) For purposes of this section, "immediate family members" means  
28 a spouse, children, or parents.

29       NEW SECTION.    **Sec. 4.** A new section is added to chapter 36.70A RCW  
30 to read as follows:

31       (1) Notwithstanding any zoning provision pertaining to minimum lot  
32 sizes, inherited property that is exempt from subdivision and platting  
33 requirements pursuant to RCW 58.17.040(3) may be developed, so long as:

34       (a) The property is developed for a use that is authorized for that  
35 property under current zoning laws;

36       (b) The people inheriting the property are immediate family members  
37 of the deceased; and

1           (c) The number of parcels into which the property is divided equals  
2 the number of immediate family members who inherit property under this  
3 section.

4           (2) For purposes of this section, "immediate family members" means  
5 a spouse, children, or parents.

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