



Date: March 26, 2007

From: Washington Chapter, American Planning Association (APA)

To: The Honorable Darlene Fairley, Chair  
Committee on Government Operations & Elections  
Washington State Senate

Re: **SHB 1965 – Authorizing major industrial development within industrial land banks.**

**Position: APA SUPPORTS SHB 1965**

The Chapter recognizes that the appropriate designation in select counties of master planned locations for major industrial development outside of urban growth areas has been an accepted provision of the Growth Management Act (GMA) for years. However, this economic development tool has rarely been used. One reason for this, based on our experience in dealing with local jurisdictions, is that the process for establishing an Industrial Land Bank (ILB) and then permitting appropriate major industrial development (MID) is confusing and cumbersome.

SHB 1965 clarifies the requirements related to establishing an ILB outside of urban growth areas. Furthermore, the sunset provision that currently exists in RCW 36.70A.367 has been a deterrent and would likely prevent ILB designation in those counties that have been identified with respect to economic development need and potential as appropriate locales for such designation. Thus, the Chapter supports the deletion of the termination provisions indicating dates certain and replacement in SHB 1965 with requirements linking the ILB designation with adoption of conforming regulations on or before the last date to complete the county's next periodic review of its comprehensive plan and development regulations under RCW 36.70A.130(4).

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