

CITY OF MARYSVILLE AGENDA BILL

EXECUTIVE SUMMARY FOR ACTION

CITY COUNCIL MEETING DATE: March 25, 2019

AGENDA ITEM:	
Ordinance to repeal Section 3.103.160 of the Municipal Code to Enhance the Availability of Multiple Family Housing in the City’s Urban Center.	
PREPARED BY:	DIRECTOR APPROVAL:
Gloria Hirashima	
DEPARTMENT:	
Executive	
ATTACHMENTS:	
Proposed Ordinance	
BUDGET CODE:	AMOUNT:
SUMMARY:	

As of January 1, 2018, applications for the multiple family property tax exemption may no longer be accepted. The Marysville Municipal Code provided for a process for obtaining an exemption for property taxes for multifamily housing in the City’s urban center. This area is described as the downtown master plan area and is located within the larger Downtown Neighborhood, Planning Area 1 as defined in the City of Marysville Comprehensive Plan. The area is bounded by 8th Street to the north, Ebey Slough to the south, Alder Avenue to the east, and I-5 to the west. The area is approximately 182 acres in size.

The proposed action is to remove section MMC 3.103.160 and allow for applications in the area described above to use the multiple family property tax exemption. The goal is to encourage the redevelopment of the urban center and to provide an incentive in this area to build housing to implement the city master plan for the area.

RECOMMENDED ACTION:
Approve the attached Ordinance to repeal Section 3.103.160 of the Municipal Code to Enhance the Availability of Multiple Family Housing in the City’s Urban Center.

CITY OF MARYSVILLE
Marysville, Washington

ORDINANCE NO. _____

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MARYSVILLE,
WASHINGTON, REPEALING SECTION 3.103.160 OF THE MUNICIPAL CODE
TO ENHANCE AVAILABILITY OF MULTIFAMILY HOUSING IN THE
CITY'S URBAN CENTER.**

WHEREAS, chapter 3.103 of the municipal code provides a process for obtaining an exemption from ad valorem property taxes for multifamily housing in the City's urban center; and

WHEREAS, section 3.103.160 prohibited applications for the tax exemption after January 1, 2018; and

WHEREAS, repealing this sunset provision will enhance the availability of affordable housing and benefit the public welfare.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF MARYSVILLE, WASHINGTON, DO ORDAIN AS FOLLOWS:

SECTION 1. Repeal. Section 3.103.160 of the municipal code is repealed as set forth in Exhibit A.

SECTION 2. Severability. If any section, subsection, sentence, clause, phrase or word of this ordinance should be held to be invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality thereof shall not affect the validity or constitutionality of any other section, subsection, sentence, clause, phrase or word of this ordinance.

SECTION 3. Upon approval by the city attorney, the city clerk or the code reviser are authorized to make necessary corrections to this ordinance, including scrivener's errors or clerical mistakes; references to other local, state, or federal laws, rules, or regulations; or numbering or referencing of ordinances or their sections and subsections.

SECTION 4. Effective Date. This ordinance shall become effective five days after the date of its publication by summary.

PASSED by the City Council and APPROVED by the Mayor this _____ day of _____, 2019.

CITY OF MARYSVILLE

By _____
JON NEHRING, MAYOR

Attest:

By _____
TINA BROCK, DEPUTY CITY CLERK

Approved as to form:

By _____
JON WALKER, CITY ATTORNEY

Date of publication: _____

Effective Date (5 days after publication): _____

EXHIBIT A

~~3.103.160 Termination of provisions.~~

~~As of January 1, 2018, no applications shall be accepted for the tax exemption provided for under the provisions of this chapter. This chapter shall apply only to those properties whose owners have applications fully completed in accordance with this chapter on file before January 1, 2018.~~