

O R D I N A N C E No. 379

AN ORDINANCE establishing the Clark County Historic Preservation Commission as the "Local Review Board" for purposes of the National Historic Preservation Amendment Act of 1966 (and amendments thereto) and Ch. 84.26 RCW and Ch. 221, Laws of 1986 relating to special tax valuation of historic properties; and adopting Clark County Ordinance 1996-03-16 by reference.

WHEREAS, the Town of Yacolt Comprehensive Growth Management Plan Goal 6 states: "Development within the Yacolt urban growth area shall proceed in a manner consistent with the preservation of lands, sites and structures that have historical or archaeological significance."

- Policy 6-1 states: "Identify federal, state, and local historic and archaeological lands, sites, or structures of significance within the Yacolt urban growth area;" and,
- Policy 6-2 states: Encourage owners of historic sites or structures to preserve and maintain them in good condition, consistent with their historic character. Develop financial and other incentive programs to encourage owners of historic properties to maintain their properties. Develop public education program."

WHEREAS, Clark County has adopted Ordinance 1996-03-16 creating the Clark County Historic Preservation Commission as the "local review board" and establishing rules and procedures for the identification of historic structures; and

WHEREAS, said "Local Review Board" then assures that statutory standards are being met and that proper agreements received;

WHEREAS, Chapter 84.26 RCW and Chapter 221, Laws of 1986 is a method of special tax valuation for historic properties which meet certain criteria, and

WHEREAS, such legislation provides that owners of such properties may apply to the County Assessor who then refers such applications to a "Local Review Board" which has been designated for such purpose by the local legislative authority, and

WHEREAS, said "Local Review Board" then assures that statutory standards are being met and that proper protective agreements received, and

WHEREAS, it is hereby found that the Clark County Historic Preservation Commission is composed of persons qualified for the duties of such "Local Review Board",

NOW, THEREFORE, THE COUNCIL OF THE TOWN OF YACOLT ORDAINS AS FOLLOWS:

Section 1: The Clark County Historic Preservation Commission is hereby designated as the "Local Review Board" required by Chapter 84.26 RCW and Chapter 221, Laws of 1986, and shall have all powers and responsibilities defined and authorized by or pursuant to Chapter 84.26 RCW and Chapter 221, Laws of 1986.

SECTION 2: Said "Local Review Board" shall have the responsibilities in Chapter 254-20 WAC including the following:

- a. Make determinations concerning the eligibility of individual properties;
- b. Verify that improvements are consistent with the Washington State Advisory Council's standards for rehabilitation and maintenance;
- c. Enter into protective agreements as required under Chapter 254-20 WAC;
- d. Approve or deny applications for special valuations; and
- e. Monitor property for continued compliance with the covenant and statutory eligibility requirements.

SECTION 3: The class of historic properties which shall be eligible for special valuation in accordance with Chapter 84.26 RCW and Chapter 221, Laws of 1986 shall be all historic property meeting the criteria set forth in such state act and which is:

- 1. Listed on the National Register of Historic Places; or
- 2. Listed on the Clark County Heritage Register as provided for in Clark County Zoning Ordinance 18.328.050.

SECTION 4. This ordinance shall take force and effective five (5) days from and after its publication according to law.

PASSED by the Council and APPROVED by the Mayor this 6th day of July, 1998

SIGNED: *Donna Case*  
Mayor

SIGNED: \_\_\_\_\_  
Chair, Board of County Commissioners

ATTEST: *Doree Christensen*  
Clerk

ATTEST: \_\_\_\_\_

APPROVED AS TO FORM:

APPROVED AS TO FORM:

\_\_\_\_\_  
City (Town) Attorney

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County Prosecuting Attorney