

Notice of Owner's Request to Withdraw Current Use Classification

Chapter 84.34 RCW

DO NOT FILL OUT - Assessor Use Only

NOTICE: Within seven (7) days, the county assessor shall transmit one copy of this notice to the granting authority which originally approved the application.

If the parcel If the parcel subject to this document is considered contiguous, as defined in RCW 84.34.020(6), with other parcels having different ownerships, verify all remaining classified parcels with different ownerships are still:

Adjoining Being managed as part of a single operation

Meeting the definition of “family” as defined in RCW 84.34.020(6)(b)(ii) with the owner of an adjoining parcel

Grantor (Property Owner):

Grantee (County):

Legal Description:

Assessor's Property Tax Parcel or Account Number:

Reference Numbers of Documents Assigned or Released:

To the _____ County Assessor:

I, _____, hereby request withdrawal of current use classification granted under Chapter 84.34 RCW from the previously described property. Said property is

presently classified as: Open Space Land Farm and Agricultural Land Timber Land

This request for withdrawal includes: All Part of the classified land area

For partial withdrawals, provide the legal description of area **to be withdrawn**:

I acknowledge that I am aware of the additional tax and interest liability that will be imposed when classification is withdrawn from the previously described land.

1. A request may be filed with the assessor to withdraw from the program after the land has been classified for 10 or more years. No 20% penalty will be imposed. The applicable taxes and interest shall be imposed as provided in RCW 84.34.070.
2. Land whose classification is removed because of a change to a nonconforming use, or whose classification is removed prior to the minimum 10-year period, shall be liable to pay the additional tax and interest described in Item 1 above, plus a penalty equal to 20% of the sum of the additional tax and interest. The additional tax, interest, and penalty shall be paid for a maximum of seven tax years for removals of Open Space and Timberland and, effective 9/1/2025, a maximum of four years for removals of Farm & Agricultural land.
3. The additional tax, interest, and penalty shall not be imposed if removal of classification resulted solely from:
 - (a) Transfer to a governmental entity in exchange for other land located within the State of Washington;
 - (b) A taking through the exercise of the power of eminent domain, or sale or transfer to an entity having the power of eminent domain in anticipation of the exercise of such power;
 - (c) A natural disaster such as a flood, windstorm, earthquake, wildfire, or other such calamity rather than by virtue of the act of the landowner changing the use of such property;
 - (d) Official action by an agency of the State of Washington or by the county or city where the land is located disallowing the present use of such land;
 - (e) Transfer of land to a church when such land would qualify for exemption pursuant to RCW 84.36.020;
 - (f) Acquisition of property interests by state agencies or agencies or organizations qualified under RCW 84.34.210 and 64.04.130 for purposes enumerated in those sections [see RCW 84.34.108(6)(f)];
 - (g) Removal of land classified as farm and agricultural land under RCW 84.34.020(2)(f);
 - (h) Removal of land from classification after enactment of a statutory exemption that qualifies the land for exemption and receipt of notice from the owner to remove the land from classification;
 - (i) The creation, sale, or transfer of forestry riparian easements under RCW 76.13.120;
 - (j) The creation, sale, or transfer of a conservation easement of private forest lands within unconfined channel migration zones or containing critical habitat for threatened or endangered species under RCW 76.09.040;
 - (k) The sale or transfer of land within two years after the death of the owner of at least a fifty percent interest in the land if the land has been assessed and valued as classified forest land, designated as forest land under chapter 84.33 RCW, or classified under this chapter continuously since 1993. The date of death shown on a death certificate is the date used; or
 - (l) (i) The discovery that the land was classified under this chapter in error through no fault of the owner. For purposes of this subsection (6)(l), "fault" means a knowingly false or misleading statement, or other act or omission not in good faith, that contributed to the approval of classification under this chapter or the failure of the assessor to remove the land from classification under this chapter.

- (ii) For purposes of this subsection (6), the discovery that land was classified under this chapter in error through no fault of the owner is not the sole reason for removal of classification pursuant to subsection (1) of this section if an independent basis for removal exists. Examples of an independent basis for removal include the owner changing the use of the land or failing to meet any applicable income criteria required for classification under this chapter; or
- (m) The sale or transfer to a governmental entity if the governmental entity manages the land in the same manner as designated forestland under chapter 84.33 RCW, or as property classified as timberland under this chapter, and the governmental entity provides the county assessor with a timber management plan or a notice of intent to manage the land as required under this subsection (6)(m). The governmental entity must provide an updated timberland or forestland management plan to the county assessor at least once every revaluation cycle. The county is authorized to collect a fee from the governmental entity for the filing of the forestland or timberland management plan in accordance with the county's fee schedule. When the land is not managed as required under this subsection (6)(m), or when the governmental entity sells or transfers the land at any time, the additional tax specified in subsection (4) of this section is due from the current government owner, unless the change in use of the land, sale or transfer, meets one of the other exceptions in this subsection (6).

Signature of property owner:

Date: