

Requested by Representative MARSH

**PROPOSED AMENDMENTS TO
A-ENGROSSED HOUSE BILL 2306**

1 Delete lines 5 through 15 of the printed A-engrossed bill and insert:

2 “(a) ‘Conditions of development’ means requirements that, as part of a
3 residential subdivision, a developer, declarant or owner must construct pub-
4 lic improvements that are contained in:

5 “(A) A development agreement under ORS 94.504 to 94.528;

6 “(B) Conditions of approval under ORS 92.040, 215.416 or 227.175; or

7 “(C) Any other agreement with, or conditional approval by, a local gov-
8 ernment.

9 “(b) ‘Residential subdivision’ means a residential development requiring
10 a developer, declarant or owner to subdivide land, as defined in ORS 92.010,
11 and to obtain a permit under ORS 215.416 or 227.175.

12 “(c) ‘Substantial completion’ means the city, county or other appropriate
13 public body has inspected, tested and found acceptable under applicable code
14 requirements, unless the parties agree to a lower standard:

15 “(A) The water supply system;

16 “(B) The fire hydrant system;

17 “(C) The sewage disposal system;

18 “(D) The storm water drainage system, excepting any landscaping re-
19 quirements that are part of the system;

20 “(E) The curbs;

21 “(F) The demarcating of street signs acceptable for emergency responders;

1 and

2 “(G) The roads necessary for access by emergency vehicles.”.

3 Delete lines 19 through 22 and insert:

4 “(a) Substantial completion of conditions of development for the residen-
5 tial subdivision occurs; and

6 “(b) The developer, declarant or owner, to secure the completion of the
7 remaining public improvements included as conditions of development for the
8 residential subdivision:

9 “(A) Obtains and maintains a bond; or

10 “(B) Undertakes an alternative form of financial guarantee, if any, that
11 is acceptable to, but may not be required by, the city or county.”.

12 In line 24, delete “occupancy permits” and insert “certificates of occu-
13 pancy”.

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