

NATHAN EK

Commissioner Madore  
1300 Franklin Street  
P.O. Box 5000  
Vancouver, WA 98666-5000

**Re: 2016 Comprehensive plan update, as relates to Ek property at NE Yacolt Mountain Rd & Kelly Rd.**

Dear Commissioner Madore,

Thank you for spending a short time last week discussing with me the process for inclusion in consideration in a change of comprehensive plan designation / zoning. As discussed, my family owns property in the FR80 zone, and would like to be on record as requesting to be included in a possible upzone to allow for smaller lot sizes in the comp plan update.

Property information as follows:      Tax parcel#      230480-000  
   Lot size:              88 acres

Rationale for the proposed change includes the following:

- 1) Property is bounded on all sides by smaller lots.
- 2) Property is bounded on the west and south side by 5 acre minimum zoning.
- 3) Site has good paved road frontage with excellent sight distance for road approach, etc.
- 4) CPU has recently extended public water to serve the site, with a new water tower next door to the property.
- 5) This area has level ground and very good soils, making it ideal for high quality homesites with very little encroachment in sensitive areas such as wetlands or landslide hazard areas.
- 6) It appears that the county has historically "punished" large landowners by setting their zoning according to the lot size they are, versus looking at the proximity to paved roads, level topography, good soils, etc.. This is an unjust method for zoning.
- 7) While our family thoroughly enjoys tree-farming, some particularly vocal neighboring property owners complain every time a chain saw fires up, threatening the economic feasibility of long term forestland management.
- 8) My wife and I have 9 children whom we would like to be able to live nearby when they are ready to move out of the house, and we feel like the time is right to prepare for their future as well.

Thank you very much for your kind consideration. Please feel free to contact me if you have any questions at 360-606-7100.

Nathan Ek

Nathan & Janetta Ek  
35006 NE 178<sup>th</sup> Ave.  
Yacolt, WA 98675



**Madore, David**

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**From:** Madore, David  
**Sent:** Thursday, March 20, 2014 4:30 PM  
**To:** 'Nathan Ek'  
**Subject:** RE: Request for inclusion in Comp Plan revision from Nathan Ek

Nathan, just wanted to touch basis and let you know we received this information.

Commissioner Madore will be reviewing it and we will be back in touch with you.

Anna Miller  
Executive Assistant to  
Commissioner David Madore

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**From:** Nathan Ek. [<mailto:nathan@ekengineering.net>]  
**Sent:** Tuesday, March 11, 2014 4:53 PM  
**To:** Madore, David  
**Subject:** Request for inclusion in Comp Plan revision from Nathan Ek

Dear Commissioner Madore and/or Anna,

Thanks again for taking the time last week to discuss the comp plan update process.

I've attached the letter requesting inclusion in the revisions to the 2016 comp plan. I attached both the word file as well as a signed PDF of the letter. Please let me know if you think I need to revise anything or if I should be attending any particular meetings to testify in favor or amendments.

Thanks again!

**Nathan Ek**  
Licensed On-Site Septic System Designer  
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