



Bryon Bestul
7607 NE 299th St
Battle Ground, WA 99604
September 13, 2015

RECEIVED

SEP 16 2015

Clark County Community Planning
Attn: 2016 Comp Plan Record
P.O. Box 9810
Vancouver, WA 98666-9810

Dear Clark County Community Planning

I am writing this letter to voice my concern about the upcoming comprehensive growth plan. I live at the above listed address (property identification numbers 224835000 and 224736000). I write in favor of alternative four with revisions to encompass a wider variety of properties. Referencing the map of rural zoned lots that are nonconforming my property is not listed as nonconforming.

I have a 5 acre and a 25 acre lot currently and they are both zoned ag-20. Alternatives 1-3 do not allow to me room to divide my land as I wish in that I will either stay at ag-20 or ag-10. Alternative 4 still only allows my property to be zoned ag-10. It is important to note that the properties to the north and south of mine are zoned ag-20 inappropriately as they are each 5 acre lots. I would like to be able to divide my property in 5 acre minimums to reflect the properties surrounding mine. Allowing me to zone my property in this manner will not change the rural feel of this area just merely continue what is already there.

We need to address the rural property owner's issues right now, and clean up the zoning inadequacies throughout the county. We cannot wait another 20 years to address these issues. This timeframe is unacceptable. We need to lift the moratorium that is holding hostage good honest land owners that want to divide their property to give or sell to family members. Looking at the growth plan as a whole we need to do what is best for the entire group. These ag-20 and ag-40 parcels that are designated for farming in Clark County are not being used as farms for primary incomes. The return on the investment into these properties is just not there. Once again, we want to have some control and say into how we divide our property for our families. Thank you.

Sincerely,

Bryon Bestul