

RESOLUTION NO. 2014 - 01 - 09

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A RESOLUTION relating to the adoption of the **Clark County Population and Job Projections** that will be used for the county's comprehensive land use plan 2016 periodic update pursuant to Chapter 36.70A.140 RCW.

WHEREAS, Clark County adopted a 20-Year Comprehensive Growth Management Plan through ordinances 1994-12-47 and 1994-12-53 on December 20, 1994 to meet the goals and requirements of Chapter 36.70A RCW (also known as the Growth Management Act "GMA"); and

WHEREAS, Clark County adopted an updated 20-Year Comprehensive Growth Management Plan through ordinance 2004-09-02 and 2007-09-13 to meet the goals and requirements of Chapter 36.70A RCW; and

WHEREAS, the county is required under Chapter 36.70A.130 RCW to take legislative action to review and, if needed, revise its comprehensive land use plan and development regulations to ensure the plan and regulations comply with the requirements of this chapter; and

WHEREAS, Chapter 36.70A.130(3)(a) RCW states that each county that designates urban growth areas under Chapter 36.70A.110 RCW shall review its designated urban growth area or areas, and the densities permitted within both the incorporated and unincorporated portions of each urban growth area; and

WHEREAS, in conjunction with this review by the county, each city located within an urban growth area shall review the densities permitted within its boundaries, and the extent to which the urban growth occurring within the county has located within each city and the unincorporated portions of the urban growth areas; and

WHEREAS, the county designates urban growth areas and the densities permitted in the urban growth areas; and

WHEREAS, urban growth areas, shall be revised to accommodate the urban growth projected to occur in the county for the succeeding 20-year period; and

WHEREAS, the office of financial management under Chapter 43.62.035 RCW is charged to determine the population of each county; and

WHEREAS, the office of financial management prepared a 20-year growth management planning population projection for each county expressed as a reasonable range developed within the standard state high and low projection. The middle range shall represent the office's estimate of the most likely population projection for the county; and

WHEREAS, the office of financial management has projected the county's 2035 population projection of: Low 459,617, Medium 562,207, and High 681,135; and

WHEREAS, Clark County's adopted 20-Year Comprehensive Growth Management Plan 2004-2024 population projection is 584,310; and

1 WHEREAS, the review process required under Chapter 36.70A.130(3) RCW began in July 17, 2013,
2 with a duly advertised public meeting; and
3

4 WHEREAS, the Board of County Commissioners after effective notice considered the **Clark County**
5 **Public Population and Job Projections** (Exhibit 1) at duly advertised public hearing on January 21, 2014; and
6

7 WHEREAS, the Board of County Commissioners took public testimony from interested parties,
8 considered all the written and oral arguments and testimony, and considered all the comments presented
9 to the Board; and
10

11 WHEREAS, the Board concluded at duly advertised public hearing and finds that adoption will
12 further the public health, safety and welfare; now therefore,
13

14 BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF CLARK COUNTY, STATE OF
15 WASHINGTON, hereby adopts the office of financial managements Medium 562,207 population projection
16 for the 20-year period ending 2035. This population projection will be used for the county's 20-year
17 Comprehensive Growth Management Plan 2016 periodic update pursuant to Chapter 36.70A.140 RCW.
18

19 Section 1. Instructions to Clerk.
20


21 The Clerk to the Board shall:
22

- 23 1. Transmit a copy of this resolution to the Washington State Department of Commerce within ten
24 days of its adoption pursuant to RCW 36.70A.106.
- 25 2. Transmit a copy of the adopted resolution to Community Planning Department Director.
- 26 3. Transmit a copy of the adopted resolution to the Cities of Battle Ground, Camas, La Center,
27 Ridgefield, Washougal, Woodland, Vancouver and Town of Yacolt.
- 28 4. Record a copy of this resolution with the Clark County Auditor.
- 29 5. Cause notice of adoption of this resolution to be published forthwith pursuant to RCW
30 36.70A.290.
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36 ADOPTED this 21st day of January 2014.
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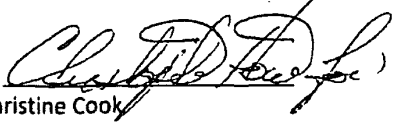
39 Attest:
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BOARD OF COUNTY COMMISSIONERS
FOR CLARK COUNTY, WASHINGTON

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45 Clerk to the Board
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By: 
Tom Mielke, Chair

1 Approved as to Form Only:
2 Anthony F. Golik
3 Prosecuting Attorney

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5
6 By: 
7 Christine Cook
8 Deputy Prosecuting Attorney
9

By: _____
David Madore, Commissioner

By: _____
Steve Stuart, Commissioner

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EXHIBIT 1
Clark County Comprehensive Plan 2016 Update
Planning for growth 2015 – 2035
Population and Jobs Projections – Issue Paper 2

Purpose

This memorandum provides the Board of Clark County Commissioners (BOCC) the background information for a discussion with local cities and the Town of Yacolt on population and job planning assumptions for 2016 through 2035.

Background

Clark County and its cities are required to periodically review and update their comprehensive plans and development regulations. The Washington State Growth Management Act (GMA) requires that counties and cities complete such a review at least every eight years (RCW 36.70A.130). Clark County adopted comprehensive plans in 1994, 2004, and 2007. The 2007 update covers the time period 2004-2024. At that time, 2014 was the deadline for completing the next update. However, due to the recent economic downturn, the State Legislature adopted a revised schedule extending the deadline for completion of Clark County’s next update to June 30, 2016.

In “Issue Paper 1 - Comprehensive Plan Overview”, Community Planning presented a summary of the county’s Planning Assumptions, the 2013 vacant lands inventory and population and employment projections. This Issue Paper will focus on Population projections for the 2015-2035 planning horizon.

The intent of the 2016 update is to ensure that the county and its cities have enough land included in urban growth areas (UGAs) to accommodate 20 years of population and employment growth through 2035. Not only are the UGAs sized to accommodate a 20- year supply of housing, but also the full range of services that accompany urban development, including medical, public service, institutional, industrial, commercial, service, and retail uses. In addition, this growth must be supported by the necessary infrastructure and public services. In the existing plans, the county and its cities have identified the appropriate levels of service necessary to accommodate the increase in population and jobs. Any improvements needed to maintain these levels of service especially for “hard concurrency” items must be identified and programmed for funding concurrent with any increase in population.

Population Allocation Considerations

Regulations adopted by the Washington State Department of Commerce are intended to guide local governments in making population allocation decisions. Specifically, WAC 365-196-310 identifies a number of factors applicable to allocating projected growth:

- 1. *Population projections available from the Washington State Office of Financial Management*
- 2. *Historical growth trends and factors that could alter those trends in the future*
- 3. *Provision of public facilities*
- 4. *Land supply limitations*
- 5. *Economic trends and employment*
- 6. *Projected need for residential, commercial, and industrial lands*

1 **1. Population Projections**

2 In determining the size of UGAs, counties are required to utilize the official population projections issued by the
3 Washington State Office of Financial Management (OFM). These projections include three distinct ranges; low,
4 medium, and high. The population projections are prepared for a 20- year time period with an incremental update
5 every 5 years. . Given the recent economic downturn, changing demographics, and lower than anticipated growth
6 rates, the Washington State Office of Financial Management (OFM) published new, lower growth projections for
7 2035. The most recent projections by OFM were released on May 31, 2012. The Clark County population
8 projections for 2035 are:

9	HIGH	681,135
10	MEDIUM	562,207
11	LOW	459,617
12		

13 In accordance with RCW 43.62.035, the **medium** range represents OFM’s most likely estimate of a county’s
14 population. The RCW says in part: “the middle range shall represent the office’s estimate of the most likely
15 population projection for the county”. Within each county, population planning targets for cities, towns, and
16 unincorporated areas are worked out among the affected local jurisdictions as part of the regional, city and county
17 planning process. Clark County, its cities and town have adopted the Community Framework Plan (vision for
18 growth) and Countywide Planning Policies (CWPP) to guide the development of the 20 -year plan.

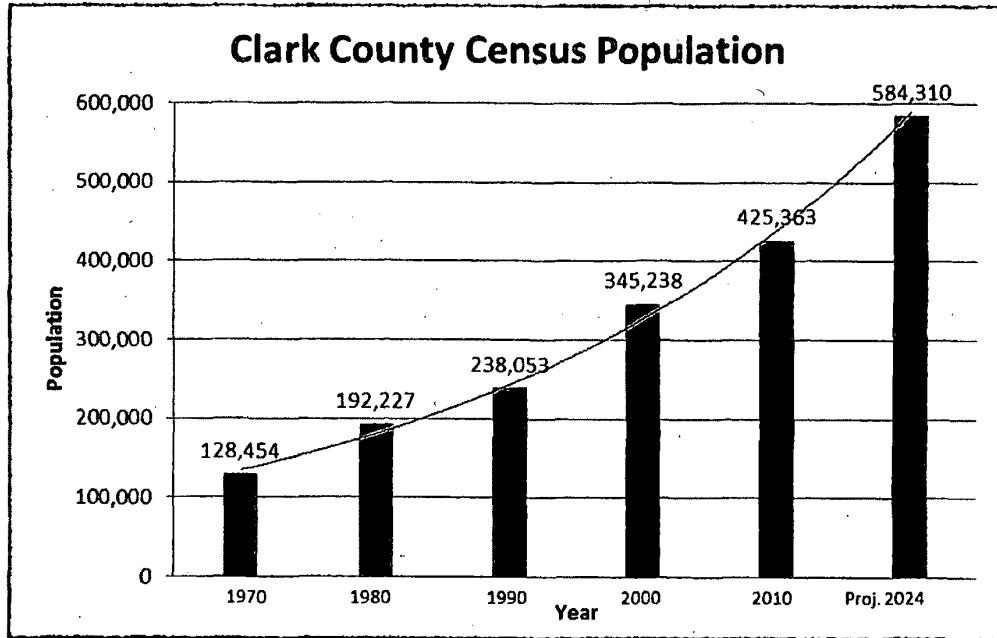
19 Choosing an appropriate population projection range is extremely important. Selecting a range that is too high or
20 too low can lead to serious challenges. For example, because UGAs are sized in accordance with the adopted
21 population range, choosing a range that underestimates the rate of population growth can lead to UGAs that are
22 too small, a shortage of developable land and artificially inflated housing and land prices. Alternatively, selecting a
23 range that overestimates the rate of population growth can require costly and unnecessary infrastructure
24 upgrades. Because the GMA requires local governments to develop detailed funding plans for urban services,
25 selecting a range that is too high can result in premature or unnecessary and wasteful infrastructure spending.

26 **2. Employment Projections**

27 The GMA does not require local jurisdictions to plan for any particular number of jobs. Identifying lands for jobs,
28 however, is an important consideration in sizing of UGAs. The county has historically used a “jobs to population”
29 ratio that is informed by U.S. census data and state employment information from the Washington Employment
30 Security Department. The 2007 comprehensive plan assumption is 1:1.39 for future growth.

31 **3. Historical Growth Trends**

32 Clark County has historically experienced healthy population increases. We typically rank as the first or second
33 fastest growing county in the Portland/Vancouver metropolitan area. In the last decade alone, the county’s
34 population has increased by 23 percent. The following shows the county’s census population from 1970 through
35 2010 and the adopted population projection for 2024.



1

2 The 20 year Comprehensive Plan (2007-2024) established a population projection of 584,310 by 2024, which was
 3 about midway between the OFM medium and high projections.

4 **4. Provision of Public Facilities**

5 As noted earlier a full range of services must accompany urban development. Each jurisdiction and service provider
 6 prepares a 20 year Capital Facility Plan (CFPs) based on the population forecasted. The facility plans include the
 7 necessary improvements projected to be needed and identifies funding sources. Since the adoption of the 2007
 8 plan, Clark County was hard hit during the recession. Revenue forecasts are down and population projections are
 9 lower than anticipated. All jurisdictions and service providers have reviewed their CFPs.

10 The BOCC has had numerous discussions on how best to service the unincorporated Vancouver Urban Growth
 11 Area. Acting in the capacity of a city relatively the size of Vancouver, the county provides urban services such as
 12 transportation, stormwater treatment, law enforcement, and parks.

- 13 a. Transportation: The Board has determined that the preservation of our road system is the first
 14 priority. Safety, intersection improvements to satisfy concurrency and jobs; focused improvements
 15 are the next priorities.
- 16 b. Stormwater: The county will continue to meet its obligations under the NPDES permit issued by the
 17 Washington Department of Ecology under the mandates of the Federal Clean Water Act.
- 18 c. Law enforcement: Demand for law enforcement services is directly related to the population
 19 (number of households) and the amount of developed commercial/industrial acreage for the area.
 20 Most of the growth in the county has occurred in the unincorporated,
 21

1 largely urban sections of the county. This is not likely to change in the near term. As a result, the Clark
2 County Sheriff's Office has experienced the greatest increase in demand/need for services.
3 d. Parks: The Board has determined that the county should operate and manage a separate park
4 system rather than a joint system with the City of Vancouver. In doing so, the Board is committed to
5 completion of the remaining parks, sports fields and trails identified in creation of the Greater
6 Metropolitan Parks District.

7 **5. Land Supply Limitations**

8 The county uses a Vacant and Buildable Lands Inventory model (VBLM) to verify that the urban growth boundaries
9 include the land necessary to support the urban portion of the 20-year jobs and population projection. A
10 percentage of population growth is allocated to rural areas. The 2007 Comprehensive Plan assumed that 10% of
11 population would occur in the rural areas. The VBLM uses GIS based land analysis and data-driven assumptions to
12 determine the capacity of urban lands to accommodate growth.

13 **6. Economic Trends and Employment**

14 Clark County employment in manufacturing, distribution, and related sectors drives the market for industrial
15 space. Though job gains are expected in the transportation/warehousing and wholesale trade
16 sectors, the Bureau of Labor Statistics has forecast a loss of more than 1.5 million U.S. manufacturing
17 jobs between 2006 and 2016. Some job losses are the natural result of automation as employers
18 substitute capital for labor. Outsourcing of local jobs to other states and/or countries contributes to the loss of
19 jobs, especially in manufacturing. But job losses, coupled with continued turmoil in financial markets, will not bode
20 well for businesses making capital investments.

21 **7. Residential, Industrial, and Commercial Needs**

22 To determine how much land is needed during an update to accommodate projected growth, the county must
23 assess how much buildable land exists compared with projected needs. The Department of GIS recently completed
24 running its annual vacant lands model. The 2013 results indicate urban growth areas contain the following vacant
25 buildable lands:
26

- 27 • 8,037 net residential acres with a capacity of 147,742 residents.
- 28 • 3,109 net acres of commercial lands with employment capacity of 62,180, at 20 jobs per acre.
- 29 • 3,587 net acres of industrial land with an employment capacity of 32,283, at 9 jobs per acre.

30 Thus, employment capacity of vacant lands in all county urban growth areas is 94,463. There are other potential
31 jobs not captured by the vacant land model, such as jobs from redevelopment and public sector jobs. It is
32 important to note that as a result of challenge of the 2007 plan and the appeals process, the rezoning of about
33 1,600 acres of agricultural land to industrial was ruled invalid. The county removed those lands from urban growth
34 areas and reinstated the lands as agriculture. Of the total, about 1,500 acres had been zoned for employment
35 lands.

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1 **Discussion Items**

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Consider adopting OFM Medium population forecast of 562,207

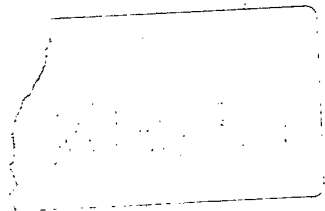
- 3 1. Matches the RTC regional forecasts.
- 4 2. In keeping with the current demographic trends, adjust if necessary at the 2016 update.
- 5 3. Reduces the burden on public services.
- 6 4. Streamlines the approach to comply with an unfunded mandate.
- 7 5. Maintains existing urban growth areas.
- 8 6. Targets rezones to allow for 22,103 fewer people and more jobs than in the other projections.
- 9 7. Prepares the county to be more self-reliant for the next growth curve.

10 **Next Steps**

11 The Board needs to adopt a countywide population and jobs projections. Employment and household
12 projections are based on the population projection. Once the countywide population and jobs
13 projections are determined, the next step is to collaborate with the cities in setting the population and
14 job planning assumptions (allocation) for each jurisdiction for approval by the Board.

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RESOLUTION NO. 2014 - 01-10



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A RESOLUTION relating to the adoption of the **Clark County Public Participation Plan and Preliminary Scoping Schedule** that will be used for the county's comprehensive land use plan 2016 periodic update pursuant to Chapter 36.70A.140 RCW.

WHEREAS, Clark County adopted a 20-Year Comprehensive Growth Management Plan through ordinances 1994-12-47 and 1994-12-53 on December 20, 1994 to meet the goals and requirements of Chapter 36.70A RCW (also known as the Growth Management Act "GMA"); and

WHEREAS, Clark County adopted an updated 20-Year Comprehensive Growth Management Plan through ordinance 2004-09-02 and 2007-09-13 to meet the goals and requirements of Chapter 36.70A RCW; and

WHEREAS, Chapter 36.70A.130 RCW requires that the county "shall take legislative action to review and, if needed, revise its comprehensive land use plan and development regulations to ensure the plan and regulations comply with the requirements of this chapter"; and

WHEREAS, Chapter 36.70A.140 RCW requires counties to conduct outreach to "establish and broadly disseminate to the public a public participation program identifying procedures providing for early and continuous public participation in the development and amendment of comprehensive land use plans and development regulations implementing such plans."; and

WHEREAS, Clark County is required to clearly identify the procedures for broad dissemination of proposals and alternatives, opportunity for written comments, public meetings after effective notice, provision for open discussion, communication programs, information services, and consideration of and response to public comments; and

WHEREAS, the Board of County Commissioners after effective notice considered the Clark County Public Participation Plan and Preliminary Scoping Schedule (Exhibit 1) at duly advertised public hearings on January 21, 2014; and

WHEREAS, the Board of County Commissioners took public testimony from interested parties, considered all the written and oral arguments and testimony, and considered all the comments presented to the Board; and

WHEREAS, the Board concluded at duly advertised public hearing and finds that adoption will further the public health, safety and welfare; now therefore,

BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF CLARK COUNTY, STATE OF WASHINGTON that the Clark County Public Participation Plan and Preliminary Scoping Schedule (Exhibit 1) that will be used for the county's Comprehensive Plan 2016 periodic update pursuant to Chapter 36.70A.140 RCW is hereby approved and adopted for its stated purpose.

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Section 1. Instructions to Clerk.

The Clerk to the Board shall:

1. Transmit a copy of this resolution to the Washington State Department of Commerce within ten days of its adoption pursuant to RCW 36.70A.106.
2. Transmit a copy of the adopted resolution to Community Planning Department Director.
3. Transmit a copy of the adopted resolution to the Cities of Battle Ground, Camas, La Center, Ridgefield, Washougal, Woodland, Vancouver and Town of Yacolt.
4. Record a copy of this resolution with the Clark County Auditor.
5. Cause notice of adoption of this resolution to be published forthwith pursuant to RCW 36.70A.290.

ADOPTED this 21st day of January 2014.

Attest:

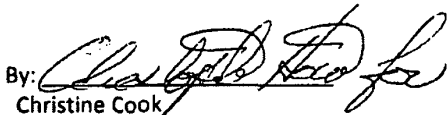
BOARD OF COUNTY COMMISSIONERS
FOR CLARK COUNTY, WASHINGTON


Clerk to the Board

By: 
Tom Mielke, Chair

Approved as to Form Only:
Anthony F. Golik
Prosecuting Attorney

By: _____
David Madore, Commissioner

By: 
Christine Cook
Deputy Prosecuting Attorney

By: _____
Steve Stuart, Commissioner

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EXHIBIT 1

1. Clark County Comprehensive Plan 2016 Update
Public Participation Plan & Preliminary Scoping Schedule

Purpose

The Washington State Growth Management Act (GMA) requires cities and counties to conduct outreach to ensure "early and continuous public participation" in developing and amending comprehensive plans and development regulations (RCW 36.70A.140). The GMA also requires that local programs clearly identify schedules and procedures for public participation in the periodic update process (RCW 36.70.A.130(2)(a)).

To ensure compliance, the Washington State Department of Commerce recommends local governments begin the periodic update process by adopting a public participation plan. It would clearly identify the scope of the proposed update, when legislative action is expected, and how the public can participate or comment. Community Planning believes this recommendation is sound, and strongly encourages the Board of County Commissioners (BOCC) to adopt a formal public participation plan.

Goals

- 1. Ensure broad participation by identifying key interest groups, soliciting input from the public, and ensuring no single group or interest dominates the process.
- 2. Maintain effective communication and coordination with municipalities and service providers.
- 3. Provide equal opportunity for participation throughout the county; east (Camas and Washougal), south (Vancouver), northwest (Ridgefield and La Center) and north (Battle Ground and Yacolt).
- 4. Accommodate budgetary and staffing constraints by ensuring resources are focused on elements of the update process likely to be of greatest interest to the public.
- 5. Distribute information and post notices efficiently.
- 6. Notify the public of all meetings, hearings, workshops and legislative actions.

Scope of Work

To organize the complex process of updating the Comprehensive Plan, Community Planning has divided essential elements into two phases. During Phase I Pre-Planning, the Comprehensive Plan and development regulations will be reviewed for compliance with state law. This process will identify areas of the plan that must be amended. As a preliminary step, the board and Planning Commission must establish a scope of work for the update. The preliminary scope of work and update schedule are general rather than specific because it is extremely difficult to know the full extent of the required work until Phase I is complete. Phase II will be where issues identified in Phase I are addressed. Throughout Phase I and Phase II, extensive interaction with the community will provide information to the process. To assist, Community Planning has classified work associated with the update as mandatory or strongly recommended. This will accommodate budgetary and staffing constraints. A summary is provided below.

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GMA Requirements	Mandatory	<ul style="list-style-type: none"> ✓ Consideration of GMA amendments ✓ Urban growth areas and population projections ✓ Critical areas regulations ✓ Mineral resource lands ✓ Internal consistency ✓ Development regulation consistency
Required by Clark County Code or Comprehensive Plan	Mandatory	<ul style="list-style-type: none"> ✓ Other development regulation amendments
Important Planning Considerations	Strongly Recommended	<ul style="list-style-type: none"> ✓ Fully develop benchmark and monitoring system to guide future planning work ✓ Reorganization and rewrite of Comprehensive Plan to improve readability and usefulness ✓ Previously uncompleted annual review docket/work program items.

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Phase I

Phase I will begin with a thorough review of GMA requirements and compilation of amendments since the 2007 update. The department will review the Comprehensive Plan and development regulations to determine whether revisions will be required to ensure consistency with GMA amendments.

The county also will need to analyze its Urban Growth Areas (UGAs) to ensure they are sized to accommodate 20 years of population and employment growth (based on an adopted OFM range). If, during this analysis, the county determines a UGA is either too small or too large, corrective actions will be identified. They could include altering the size of urban growth areas, changing the allowed uses and densities, or a combination of actions. Any proposed changes must be fully consistent with and supported by adopted Countywide Planning Policies (CWPPs) and capital facilities plans.

Because plans and policies of other local governments and utility providers must be consistent with the adopted Countywide Planning Policies, this step will require high-level intergovernmental coordination. To address this need, the board and Community Planning have committed to working cooperatively with all involved parties as a forum for reviewing and, if need be, revising CWPPs.

Phase II

Once the initial review and analysis are complete (Phase I), the Washington State Department of Commerce recommends local governments adopt an ordinance or resolution stating a review has been completed and identifying elements of the Comprehensive Plan or development regulations that will be updated. This step will result in a report documenting changes in Clark County since adoption of the Comprehensive Plan, areas of the plan or development regulations that must be updated or amended, and amendments or changes, which although not mandatory, the board and Planning Commission have chosen to consider.

1 Phase II essentially will be a stage where issues identified in Phase I are addressed through plan or code
2 revisions. Until Phase I is complete, Community Planning cannot identify a detailed scope of work for
3 Phase II. However, the department has prepared a general outline of tasks to complete in conjunction
4 with the periodic update. The outline has been incorporated into the attached "Public Participation Plan
5 & Preliminary Scope of Work." A more detailed scope of work will be prepared for Phase II at the
6 completion of Phase I.

7 **Public Participation Program Structure**

8 To best use Clark County's limited planning resources, this plan identifies both *essential* public
9 participation strategies that *will* be employed as well as *optional* strategies which *could* be employed if
10 resources are available. The estimated completion dates for each step are indeed estimates. In some
11 cases, final action may occur before or after the target date because of constrained resources, need for
12 additional intergovernmental collaboration, or unforeseen circumstances.

13 **Techniques and Strategies**

14 The public participation methods employed by Clark County may include:

15 **Innovative Public Involvement Technology** – In addition to traditional outreach methods below, Clark
16 County will use innovative technology. The goal is to reach beyond the individuals who typically attend
17 public meetings to encourage comments from a broader audience. Technology based tools could include:

- 18 • Project grid with dates, topic/issues, upcoming PC, BOCC meetings
- 19 • Mapping/GIS applications and web-based survey
- 20 • Online surveys/Polls
- 21 • CVTV – video production for TV broadcast and websites
- 22 • Community Planning's Website, commplanning@clark.wa.gov
- 23 • Electronic voting machines
- 24 • Webinars
- 25 • Social media
- 26 • The Future's Game

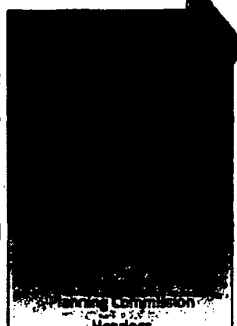
27 **Public workshops, Public meetings, and open houses** – Informal gatherings to solicit public feedback on
28 Clark County's planning efforts. Workshops and/or listening posts may involve presentations by staff,
29 question and answer sessions and interactive activities. Community Planning commits to hold meetings
30 at convenient times, and at locations that are accessible. Information is made available either through
31 presentations by technical staff (public meeting) or through display exhibits (open house). We will
32 present material online to create an alternative "open house" for citizens unable or unwilling to attend
33 in person.

34 **Public notification of hearings** (agendas etc.) – The public is notified of Community Planning meetings and
35 events primarily through Planning County website and e-mail communication. The Planning Commission
36 and Board packets of informational material are made available on County website. A formal public process
37 conducted before the Board of County Commissioners or Planning Commission.

38 **Clark County website** – Community Planning Department has a robust website with information about
39 active projects and activities. The online site includes a meeting calendar and electronic copies of
40 agendas, upcoming meetings, programs, and where relevant documents, schedules, announcements,
41 notices of meetings, hearings and public involvement opportunities will be posted. The website offers
42 links to archives of completed projects and studies.

- 1 **City/County coordination meetings** – Community Planning will coordinate with the cities of Battle
2 Ground, Camas, La Center, Ridgefield, Vancouver and Washougal and the town of Yacolt on countywide
3 planning issues that affect each jurisdiction. Clark County will coordinate meetings to discuss issues and
4 seek consensus with each municipality before taking final action. In addition, Clark County will work
5 directly with other municipal service providers affected by the plan.
- 6 **Technical advisory groups** – Community Planning may use technical advisory groups to solicit guidance
7 on complex technical issues requiring a high level of intergovernmental coordination. The groups will
8 include members who have specific knowledge of or interest in specialized technical topics. Technical
9 advisory groups may have members from business and interest groups, trade organizations, service
10 providers, municipalities and county departments.
- 11 **Email Distribution lists and Databases** – Community Planning will promote and maintain a list of
12 individuals and groups who have expressed an interest in the Comprehensive Plan update. The list will
13 be updated and used to disseminate announcements and notices. To join Community Planning
14 Comprehensive Growth Management Plan Update mailing list, contact the Planning Department at
15 360.397.2280 ext. 4558 or online at commplanning@clark.wa.gov The list already includes hundreds of
16 subscribers.
- 17 **Stakeholder Outreach** – Community Planning will identify and reach out to any person or groups that
18 are affected by the plan update, including those who may not be aware they are affected. Stakeholders
19 include the general public, environmental groups, school districts, public health community,
20 neighborhood and civic organizations, public agencies, and other groups.
- 21 **Neighborhood Associations** – Involve neighborhood associations and invite leaders inform neighbors via
22 social media and small gatherings.
- 23 **Television and Online Videocasts** – CTVV broadcasts of Planning Commission and Board hearings will be
24 replayed to reach a broader audience.
- 25 **Issue papers** – They will provide focused guidance and document the evolution of the update process.
26 Before final adoption, Community Planning will compile the issue papers into a single background report
27 and post issue papers and the report on the department’s website.
- 28 **News releases** – Clark County will prepare news releases and distribute them to general news media,
29 specialized media, and neighborhood associations and other local information providers throughout
30 the update process. News releases also are available through online requests for RSS feeds and by
31 following the county on social media, such as Facebook and Twitter.
- 32 **Board of Commissioner worksessions** – Community Planning will schedule worksessions as needed to
33 brief board members and other interested parties and publicize topics and content as warranted.
- 34 **Planning Commission worksessions** – Community Planning will schedule worksessions as needed to brief
35 the Planning Commission and other interested parties.
- 36 **Notification and availability of information** - Clark County will ensure meetings, worksessions and
37 hearings are publicized as required by state law or county code. Clark County will make every effort to
38 post all relevant documents on the county website. In addition, a project file will be maintained for
39 public review at Community Planning, Public Service Center, 1300 Franklin St., third floor, Vancouver.
- 40 **Preliminary Schedule** - After a preliminary review of State requirements and technical guidance,

- 1 Community Planning has identified the following specific steps for the 2016 Comprehensive Plan update.
- 2 **Public Information and Outreach** – Community Planning will work with county PIO staff to modify and
- 3 execute this plan as additional information and opportunities becomes available.

July-Dec. 2013	January 2014—December 2015		
PRE-PLANNING	DATA ANALYSIS	PLAN DEVELOPMENT	
GMA Overview VBLM Review Preliminary Scoping Timeline Public Participation Plan	Public Review & Comment Dept. of Commerce Checklist 20-year Population Range Countywide Planning Policies Regional Growth Trends & Allocation Planning Assumptions Buildable Lands Review Land Use Technical Report Housing Technical Report Capital Facilities Technical Report Transportation Technical Report Environmental Technical Report	Public Review & Comment SEPA Analysis & Public Review Urban Growth Area Review Capital Facility Plan (CFP) County Capital Facility & Financial Plan (CFFP) VBLM Analysis Land Use Transportation Analysis Zone Regional Travel Demand Analysis Draft Comprehensive Plan Text	

4

5 **Phase I – Focus on Informing the Public**

- 6 1. Establish Preliminary Scope of Work and Public Participation Plan
 - 7 a. *Essential public participation:* written plan, news release, website, work session, Planning
 - 8 Commission hearing, Board of County Commissioners hearing
 - 9 b. *Final action:* Resolution adopting the Public Participation Plan and Preliminary Scope of
 - 10 Work
- 11 2. Selection of 20-year population projection range
 - 12 a. *Essential public participation:* Issue paper, city/county coordination meetings, website
 - 13 update, worksession, county and municipality review, Planning Commission hearing, Board of
 - 14 County Commissioners hearing, coordination with municipal service providers
 - 15 b. *Final action:* Resolution adopting the selected population projection
- 16 3. Countywide Planning Policies
 - 17 a. *Essential public participation:* Issue paper, city/county coordination meeting, website update,
 - 18 worksession, county and municipality review, Planning Commission hearing, Board of County
 - 19 Commissioners hearing, coordination with municipal service providers
 - 20 b. *Final action:* Resolution adopting the revised Countywide Planning Policies
- 21
- 22 4. Regional growth trends and allocations
 - 23 a. *Essential public participation:* Issue paper, website update, city/county coordination
 - 24 meeting, worksessions, coordination with municipal service providers

2014 Resolution
 Relating to 2016 Comprehensive Plan Periodic Update

- 1 b. *Final action:* Resolution adopting allocation of population to each planning area and urban
- 2 growth area.
- 3 5. Buildable lands analysis
- 4 a. *Essential public participation:* Issue paper, website update, city/county coordination
- 5 meeting, worksession.
- 6 b. *Final action:* Buildable lands analysis report available to local planning jurisdictions and
- 7 service providers. The Buildable lands analysis is due June 30, 2015.
- 8 6. Formal review of Comprehensive Plan and development regulations
- 9 a. *Essential public participation:* Issue paper, technical advisory group (for certain technical
- 10 elements), website update, email list, news release, public meeting in each planning area,
- 11 worksession, Planning Commission hearing.
- 12 b. *Final action:* Adopted resolution stating a formal review has occurred and identifying
- 13 pending changes or revisions to the Comprehensive Plan and development regulations, and
- 14 a detailed schedule and public participation plan for Phase II of the update.

15 **Phase II – Increase Efforts to Involve Public Before Key Decisions**

16 All public meetings will include online options for information and input for citizens not inclined to

17 attend in person.

- 18 1. Urban Growth Area modifications
- 19 a. *Essential public participation:* Issue paper, technical advisory group/city/county coordination
- 20 meeting, worksession, website update, email list, news release, public meeting in each
- 21 planning area where a UGA modification is proposed, coordination with municipal service
- 22 providers
- 23 b. *Final action:* Decision on revised urban growth area boundaries, if any
- 24 2. Draft Comprehensive Plan revisions
- 25 a. *Essential public participation:* Issue paper, technical advisory group (for certain technical
- 26 elements), website update, email list, news release, public meeting in each planning area,
- 27 worksession
- 28 b. *Final action:* Completion of proposed Comprehensive Plan revisions
- 29 3. SEPA analysis and public review period
- 30 a. *Essential public participation:* Update website, email list, send notice to adopt to state
- 31 agencies
- 32 b. *Final action:* SEPA Threshold Determination issued
- 33 4. Draft development regulation revisions
- 34 a. *Essential public participation:* Issue paper, technical advisory group (for certain technical
- 35 regulations), website update, email list, news release, public meeting in each planning area,
- 36 worksession
- 37 b. *Final action:* Completion of proposed development regulations revisions
- 38 5. Final adoption
- 39 a. *Essential public participation:* Issue paper, website update, email list, news release,
- 40 worksession, Planning Commission hearing, Board of County Commissioners hearing
- 41 b. *Final action:* Formal adoption of 2016 Comprehensive Plan update