Please find attached my comments regarding Alt 4 of the Comprehensive Growth Plan Update.
What’s wrong with Alternative 4?

**Alternative 4** flies in the face of state law, the Growth Management Act, by knowingly creating conditions that:

- Support suburban sprawl and diminish the size and productivity of agricultural lands, creating over 15,000 new rural lots
- Sets the stage for the associated infrastructure failures, negative environmental impacts on air and water quality and wildlife protection
- Creates real risk to the depletion of ground and surface water supplies

**Alternative 4** also creates credible financial risks to taxpayers in the form of:

- Increases in property taxes to all property owners and especially to some rural landowners
- Property value increases due to zoning so even if citizens don’t divide and develop their land, taxes will still increase
- More pressure on rural schools and public services, furthering tax increases
- Costs to defend against lawsuits re non-compliance with GMA process, rules and regulations

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**What’s BEST for Clark County Taxpayers?**

**Alternative 1** is the best choice:

- Already plans for 7000 new lots according to population assumptions adopted by the county
- Stays out of legal entanglements, which keep taxes down, emergency services reliable and our water supply protected

Please fill out this sheet and let the County Counselors know **YOU SUPPORT ALTERNATIVE 1**

Community Planning or Scan & email: comp_plan@clark.wa.gov
Comp Plan Comments
P.O. Box 9810
Vancouver WA 98666

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Comments: In addition to the points outlined above I have serious concerns the manner that Alt4 was brought forward. I believe it should be scrapped, or at the least set aside, for the purposes of the current comprehensive growth plan update.