

Schroader, Kathy



From: Orjiako, Oliver
Sent: Monday, November 23, 2015 8:16 AM
To: Euler, Gordon, Alvarez, Jose, Anderson, Colete, Albrecht, Gary, Hermen, Matt, Kamp, Jacqueline, Lebowsky, Laurie, Lumbantobing, Sharon, Wiser, Sonja
Cc: Schroader, Kathy
Subject: FW: Please add to the CP update record

FYI and for the record Thanks

From: David McDonald [mailto:david@mcdonaldpc.com]
Sent: Sunday, November 22, 2015 10:18 AM
To: Orjiako, Oliver
Subject: Please add to the CP update record

Dr. Orjiako:

I found this e-mail from you to Mr. Madore and a letter from Dr. Alan Melnick to Councilor Madore (and by this request, I am requesting the hearing that adopted the growing Healthier report and the supporting documentation also be added to our CP Plan update) on the County's Public Records Portal. Please add them to the record on the Comprehensive Plan update.

Thank you, David T. McDonald

From: Melnick, Alan
To: Madore, David
Cc: McCauley, Mark, Horne, Chris
Subject: RE: old website docs
Date: Friday, September 18, 2015 11:09:55 AM

Dear Councilor Madore,

In 2012, the Board of County Commissioners voted 3-0 to adopt the Growing Healthier Report and directed that it be folded into the County Comprehensive Plan. The Public Health Advisory Council championed the development of the Growing Healthier Report, which included a thorough scientific literature review and comprehensive community engagement, including public meetings, public presentations and extensive efforts to get community feedback. I believe there was broad community support, including, but not limited to, support from hospital and health system partners and local healthcare providers. The Planning Commission voted 6-0 to recommend that the Board of Commissioner adopt the Growing Healthier Report.

I understand and appreciate your concerns that the report pushes an agenda that supports high density while disparaging rural living. My understanding of the report is that it relies on the best available science to provide a flexible tool that the Board can use in prioritizing strategies based on consideration of potential health impacts. I consulted with the Prosecuting Attorney's Office and understand that the Growing Healthier Report is an adopted document in the Comprehensive Plan until the Board modifies the Comprehensive Plan to remove it. As such, I have reservations about removing the Growing Healthier Report from our website. Since we are reviewing our on-line content in a comprehensive manner, I'm hopeful that rather than taking a piecemeal approach to removing information and documents from on our website that we can work with the

County Prosecuting Attorney's Office in a comprehensive review of what needs to remain and what can be removed from our site

Best regards,

Alan

Alan Melnick, MD, MPH, CPH | Public Health Director/Health Officer

Clark County Public Health

1601 E Fourth Plain Blvd., Bldg. 17, 3rd Floor P.O. Box 9825, Vancouver, WA 98666-8825 (360) 397-8412
Web | Facebook | Twitter

Public Health – Always working for a safer and healthier community

Begin forwarded message.

From: Orjiako, Oliver
Sent: Tuesday, September 29, 2015 1:03 PM
To: Madore, David
Cc: McCauley, Mark; Cook, Christine
Subject: FW: very different views of interpretation

Hello Councilor

In response to your email dated September 25, 2015, Staff does not see the comp plan as an opportunity to remove extras as you stated. The comp plan update is an opportunity to review and include recent changes to the state statute, recent changes to the plan text and any pending policy direction from the past Board and the present Councilors. What is necessary I believe is the need for further public discussion and deliberation on several levels. I have no idea what 'extracurricular documents and non-essential policies' are being referred to here. First of all, everything that is in the comp plan now is county policy. The comp plan is compilation of work adopted by previous Boards, which means it is hardly non-essential. The comp plan is missing some key provisions of county policy also adopted, albeit more recently, by previous Boards.

The GMA requires eight elements, listed in RCW 36.70A 070.

- 1) A Land Use element Comp Plan Chapter 1
- 2) A Housing element Comp Plan Chapter 2
- 3) A capital facilities plan element Comp Plan Chapter 6
- 4) A utilities element Comp Plan Chapter 6
- 5) A rural element Comp Plan Chapter 3, also includes natural resources
- 6) A transportation element Comp Plan Chapter 5
- 7) An economic development element (Comp Plan Chapter 9), and
- 8) A parks and recreation element (cue the recently adopted/acknowledged/talked about Parks plan). Comp Plan Chapter 7

The Environmental Element (Comp Plan Chapter 4) covers the required critical areas ordinances and stormwater program. The Shoreline Master Program policies (also required) are in Comp Plan Chapter 13.

What do we do with the Historic, Archaeological and Cultural Resource element (Comp Plan Chapter 8)? Do we tell the schools that they are not important (Comp Plan Chapter 10)? The GMA Land Use element includes a statement that says 'wherever possible, the land use element should consider utilizing planning approaches to promote physical activity'. Should we not integrate the Growing Healthier Report prepared jointly by Public Health and Community Planning and the Aging Readiness Report which has its own Board-appointed commission into the comp plan, both of which were adopted by previous boards? The county has a sustainability policy which we intend to include. Do we leave that out because it's county policy but somehow not worthy of being in the

comp plan?

Perhaps we need a formal hearing for the Councilors to identify what those elements in the existing plan and previous Board directives should be removed or not included. Thank you.

Best, Oliver



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CLARK COUNTY
WASHINGTON

COMMUNITY PLANNING

BOCC Public Hearing

Community Planning Staff Report

Growing Healthier: Planning for a Healthier Clark County

June 5, 2012
6:00 P.M.
Public Service Center
6th Floor Hearing Room #680

1300 Franklin Street • P.O. BOX 9810 • VANCOUVER, WASHINGTON 98666-9810
(360) 397-2280 • FAX (360) 749-6762 • TDD (360) 397-6057

023977

**CLARK COUNTY BOARD OF COMMISSIONERS
MINUTES OF JUNE 5, 2012**

The Board convened in the Commissioners' Hearing Room, 6th Floor, Public Service Center, 1300 Franklin Street, Vancouver, Washington. Commissioners Tom Mielke, Marc Boldt, and Steve Stuart present.

2:00 P.M. PUBLIC BID OPENING

Present at bid opening: Rebecca Tilton, Board of Commissioners Office; Mike Westerman and Beth Balogh, General Services-Purchasing Department.

BID OPENING CRP 310822

Daybreak Bridge

Held a public hearing for Bid Opening CRP 310822 – Daybreak Bridge. Mike Westerman, General Services-Purchasing, read bids and stated it was Purchasing's intention to award CRP 310822 on June 12, 2012 at 10:00 a.m. in the Commissioners hearing room, 6th Floor, Public Service Center

BID OPENING CRP 314022

2012 Countywide Overlays (Hot Mix Asphalt)

Held a public hearing for Bid Opening CRP 314022 – 2012 Countywide Overlays (Hot Mix Asphalt). Mike Westerman, General Services-Purchasing, read bids and stated it was Purchasing's intention to award CRP 314022 on June 12, 2012 at 10:00 a.m. in the Commissioners hearing room, 6th Floor, Public Service Center.

BID OPENING CRP 402244

Mt. Vista Subdivision Stormwater (LID) Retrofit

Held a public hearing for Bid Opening CRP 310822 – Mt. Vista Subdivision Stormwater (LID) Retrofit. Mike Westerman, General Services-Purchasing, read bids and stated it was Purchasing's intention to award CRP 402244 on June 12, 2012 at 10:00 a.m. in the Commissioners hearing room, 6th Floor, Public Service Center.

6:00 P.M.

PLEDGE OF ALLEGIANCE

The Commissioners led the Pledge of Allegiance.

BID AWARD WO #401946 – PADDEN / ANDRESEN STORMWATER FACILITY

Michael Westerman, Purchasing Manager, read a memo dated June 5, 2012 recommending that WO 401946, be awarded to the low bidder, Nutter Corporation of Vancouver, WA in the total bid amount of \$1,010,848.72 including Washington State Sales Tax, and grant authority to the County Administrator to sign all bid related contacts. Commissioner Mielke inquired more about the project. Heath Henderson, Public Works responded.

**CLARK COUNTY BOARD OF COMMISSIONERS
MINUTES OF JUNE 5, 2012**

ACTION: Moved by Stuart to **APPROVE** WO #401946 be awarded to the low bidder, Nutter Corporation of Vancouver, WA in the total bid amount of \$1,010,848.72 including Washington State Sales Tax, and grant authority to the County Administrator to sign all bid related contacts. Mielke seconded the motion. Commissioners Mielke, Boldt and Stuart voted aye. Motion carried

BID AWARD CRP 330222 – NE 88th STREET / HIGHWAY 99 TO NE ST. JOHNS ROAD

Michael Westerman, Purchasing Manager, read a memo dated June 5, 2012 requesting the award of CRP #330222- NE 88th Street / Highway 99 to St. Johns Road be awarded to the lowest responsive bidder, Rotschy, Inc of Vancouver, WA in the total bid amount of \$11,727,070.20 including Washington State Sales Tax, and grant authority to the County Administrator to sign all bid related contacts. Stuart inquired more. Pete Capell, Public Works Director responded.

PUBLIC COMMENT

1. Brenda Fairbanks, Daybreak commented about the non-responsive bidder, Colf Construction.

Ken Hash, WSDOT responded. Mielke inquired more. Further discussion ensued. Chris Horne, Deputy Prosecuting Attorney joined the discussion. Ms. Fairbanks responded.

ACTION: Moved by Stuart to **APPROVE** CRP #330222 be awarded to the lowest responsive bidder, Rotschy, Inc of Vancouver, WA in the total bid amount of \$11,727,070.20 including Washington State Sales Tax, and grant authority to the County Administrator to sign all bid related contacts. Mielke seconded the motion. Commissioners Mielke, Boldt and Stuart voted aye. Motion carried.

CONSENT AGENDA

Boldt asked to pull consent agenda items #4 and #5. Mielke stated he also would like to talk more about consent agenda item #6. John Lawler, Sheriff responded.

ACTION: Moved by Stuart to **APPROVE** consent agenda items #1 - # 3 and #6 - #12. Mielke seconded the motion. Commissioners Mielke, Boldt, and Stuart voted aye. Motion carried.

Boldt inquired more about consent agenda item #4. Pete Mayer, Vancouver – Clark Parks Department, responded. Erik Christensen provided more details about the agreement.

ACTION: Moved by Stuart to **APPROVE** consent agenda item #4. Mielke seconded the motion. Commissioners Mielke, Boldt, and Stuart voted aye. Motion carried.

Boldt inquired more about consent agenda item #5. Pete Mayer and Brian Potter, Vancouver – Clark Parks Department, responded. Further discussion ensued. Carl Johnson, teacher joined the discussion.

**CLARK COUNTY BOARD OF COMMISSIONERS
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ACTION: Moved by Stuart to **APPROVE** consent agenda item #5. Mielke seconded the motion. Commissioners Mielke and Stuart voted aye. Boldt abstained. Motion carried.

PUBLIC COMMENT

1. Senator Benton asked the Board to reconsider selling fireworks on July 5th.
2. Dave Darby commented about laws regarding his property.
3. Tiffany Couch commented about C-Tran and bus rapid transit.
4. Carolyn Crain commented about C-Tran, bus rapid transit and high density housing.
5. David Rogers stated his concerns with the Yacolt Mountain Quarry.
6. Connie Jo Freeman commented on bus rapid transit, the locally preferred alternative, and ridership estimates.
7. Margaret Tweet commented on bus rapid transit going to a vote.
8. Debbie Peterson spoke about a recent Clark College Trustee's meeting and bus rapid transit
9. Jim Carlock spoke about personal transportation versus mass transit.

PUBLIC HEARING: GROWING HEALTHIER REPORT

To consider the Clark County Growing Healthier Report 2012. The Clark County Public Health Advisory Council has evaluated the health of Clark County and is recommending healthy strategies to improve the design of our communities. The report recommends policies for consideration in the next Comprehensive Plan update. The Board will review the plan and consider the recommendations of the Planning Commission.

John Wiesman, Jonnie Hyde, Brendan Haggerty, Public Health, and Oliver Orijako, Community Planning presented. Further discussion ensued.

PUBLIC COMMENT

1. Joan Caley, Public Health Advisory Council, stated her support of the report and suggested policies.
2. Cheryl Gabriel, Kaiser, stated Kaiser advocates for policies and environments that promote the health of our communities.
3. Bob Richardson, law enforcement representative of the Public Health Advisory Council, stated the importance of the safety and social connections in the report.
4. Mikeila Nienaber stated her support of the report.
5. Sean Chavez, PREVENT! Substance Abuse Coalition of Clark County, stated his support of the policies and procedures in the report.

**CLARK COUNTY BOARD OF COMMISSIONERS
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6. Mark Maggiora, Executive Director for Americans Building Community stated his support of the report.
7. Patty Boyden, Port of Vancouver asked for two items to be changed, in regards to shipping and truck routes.
8. Laura Kok stated she was excited about the report and hopes to see it incorporated in the comprehensive plan.
9. Dave Seabrook, Public Health Advisory Council, stated his support of adoption of the report.
10. Mark Collier, Public Health Advisory Council, spoke about the environmental quality section in the report.
11. Roy Johnson, Vancouver Housing Authority, endorses the report.
12. Sandy Mathewson, Chair, Public Health Advisory Council stated her support of the report
13. Cassandra Mathewson spoke about the health element in the comprehensive plan.
14. Dawn Doutrich, Public Health Advisory Council stated her support of the report and looking upstream.
15. Marilyn Darr, Doctor, shared her concerns with obesity in Clark County
16. Pete Mayer, Parks Director, Vancouver-Clark Parks, stated his support of the report
17. Lisa Nisenfeld asked to postpone the report until they get business input.
18. Jonathan Avery, Chief Administrator, Legacy Salmon Creek Medical Center provided insight about the report. **Further discussion ensued.**
19. John Nusser, Clark County Medical Society, stated his support of the report.
20. Paul Childers spoke about obesity and asked for the Board to support the report.
21. Bryan Snodgrass, City of Vancouver, stated their support of the report.
22. Karen Wall, Lisa Rasmussen, and Erica Kelly, endorses the plan.
23. Dolly England, Vice Chair, Vancouver NAACP, stated her support of the report.
24. Ellie Kassab stated his support of the report.
25. Ron McKnight, Clark County Food Systems stated his support of the report.
26. Heather Tishbaum stated her support of the report.

**CLARK COUNTY BOARD OF COMMISSIONERS
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Further discussion ensued. Orijako clarified the planning commission recommendation. Further discussion ensued. Stuart stated he would like to see the plan used as a lens in terms of planning. Mielke commented more on economic development. The Board thanked the staff for their work.

ACTION: Moved by Stuart to **AMEND** Policies and Strategies Section 1.2.2.2 to read "Explore the use of low-emissions vehicles and technologies." Mielke seconded the motion. Commissioners Mielke, Boldt, and Stuart voted aye. Motion carried.

ACTION: Moved by Stuart to **APPROVE** the Growing Healthier Report as amended. Mielke seconded the motion. Commissioners Mielke, Boldt, and Stuart voted aye. Motion carried.

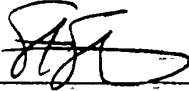
COMMISSIONER COMMUNICATIONS

Bill Barron, County Administrator commented on the great work of staff and the motion the Board made of passing it

Hearing Adjourned

BOARD OF COUNTY COMMISSIONERS

Marc Boldt, Chair

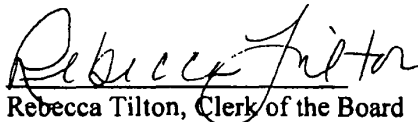


Steve Stuart, Commissioner



Tom Mielke, Commissioner

ATTEST:


Rebecca Tilton, Clerk of the Board

jc

Please Note: The Board of Commissioners' minutes are action minutes. Digital recordings can be provided upon request. In addition, the Commissioners' hearings are broadcast live on CTVTV, cable channels 21 and 23, and are also videotaped and repeated several times (www.cvtv.org).



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**Planning Commission Recommendations to the
Clark County Board of Commissioners**

FROM: Dick Deleissegues, Chair
Ron Barca, Vice-Chair
Clark County Planning Commission

DATE: June 5, 2012

SUBJECT: GROWING HEALTHIER: PUBLIC HEALTH
ADVISORY COUNCIL RECOMMENDATIONS

RECOMMENDATION: **Approval** of the PHAC recommendations for implementation

INTRODUCTION

Research demonstrates the many ways that the built environment impacts health. This is especially true for chronic diseases that are influenced by physical activity and diet, such as cancer, heart disease, and diabetes. Obesity is a risk factor for all of these diseases, and like the rest of the country, Clark County is experiencing an epidemic of obesity. About 1 in 4 tenth graders and 2 in 3 adults are overweight or obese. These risks have a high cost in quality of life and in medical care. The estimated direct medical cost of obesity in Clark County is about \$111 million annually. Built environments and land uses that encourage active transportation, healthy eating, economic opportunity, healthy environments, and social connections can help prevent the leading causes of death in the county.

BACKGROUND

An increasing awareness of the influence of the built environment on health led the Public Health Advisory Council to seek guidance from the Board of Health and to formally request the Board of County Commissioners charge Public Health with developing a Health Element for the Comprehensive Plan update. The charge was issued and public health staff, with Public Health Advisory Council oversight and technical support from Clark County Community Planning, examined best practices and current conditions in Clark County and developed policy recommendations.

The Public Health Advisory Council formally approved and issued *The Growing Healthier Report*, which contains recommendations on how health-promoting policies can be integrated into the Clark County Comprehensive Growth Management Plan. Topics addressed by the report include access to healthy food, active transportation and land use, parks and open spaces, economic opportunity, affordable, quality housing, climate change and human health, environmental quality, and safety and social connections.

Public Health hosted a series of public workshops, conducted online surveys, engaged stakeholders, and researched how other communities are meeting these challenges. These findings were reviewed by the Public Health Advisory Council for input and modification as needed. The Growing Healthier Report is the culmination of that work to the community.

The Planning Commission held three work sessions in 2011-12 and one public hearing on April 19. In addition, the Board of Health has formally approved their support on May 23.

RECOMMENDATION

The Planning Commission voted 6-0 to recommend approval of the Growing Healthier Report. The Planning Commission recommends that the Board of Clark County Commissioners **APPROVE** the Public Health Advisory Council recommendation to approve the Growing Healthier Report and to move it forward as the foundational document for a Health Element for the Comprehensive Plan.



Growing Healthier

Planning for a healthier Clark County

Clark County Public Health Advisory Council
and Clark County Public Health
April 2012



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Forward

Clark County Public Health has defined its mission as working together with the community to:

- **Prevent disease and injury**
- **Promote healthier choices**
- **Protect food, water and air**
- **Prepare for emergencies.**

For many years the Public Health staff, the Public Health Advisory Council and Board of Health have sought ways to achieve this mission, but challenges remain. Despite the fact the United States spends more on health care, we have fallen behind other developed countries as gains in life expectancy have stagnated. We know that one cause of this decline is obesity, a major risk factor for chronic conditions such as diabetes, heart disease, and cancer. Two out of three adults in Clark County are now overweight or obese, and the current generation of young people could be the first in American history to live shorter, less healthy lives than their parents. The costs to our community, our economy, and our well-being make it critically important to understand how these and other chronic diseases become so entrenched.

Our built environment, meaning the physical characteristics of the neighborhoods, towns, cities or rural areas in which we live, influences our health in countless ways. Research shows that our surroundings have a greater impact on our overall health than medical care. That's why we've undertaken the development of a Health Element for the County Comprehensive Plan. *The Growing Healthier Report* identifies important changes to our built environment that will make healthy choices easier and increase opportunities for long, healthy lives.

Our county will continue to grow over the coming twenty years that

this Comprehensive Plan update will cover, as we add over 140,000 new neighbors. This is an important opportunity for Clark County, a chance to change course and to build our communities so that they promote better health for us all. It is ultimately up to the community to choose how we grow, how we accommodate new development, and what value we place on promoting health. We hope this report provides you with information that will help guide those critical decisions.

As you read the *Growing Healthier Report* and participate in the public discussion, do not hesitate to contact Clark County Public Health if you have questions, concerns, or need additional information. You can also visit Public Health's Growing Healthier webpage at http://www.co.clark.wa.us/publichealth/community/growing_healthy/index.html to learn more or view background documents. Most importantly, you can become actively involved; these decisions will have long-term impacts on the type of community you live in, on your health and on the health of your family.

Sandy Mathewson

John Wiesman

Oliver Orjiako



Introduction

Purpose

Health starts where we live, work, learn, and play. Our surroundings have a profound impact on our overall health, from exposure to toxins to the ability to safely walk or ride a bicycle. The built environment of our communities and neighborhoods plays an important role in providing opportunities for Clark County residents to live long, healthy lives, and research demonstrates this connection. For example, people who live in walkable neighborhoods tend to get more physical activity, and those who live near supermarkets are more likely to eat healthy foods such as fresh fruits and vegetables. Knowing this, how can the community make decisions that help Clark County grow in a way that promotes health?

The Growing Healthier Report examines this question through the lens of the Clark County Comprehensive Growth Management Plan, the county's plan to guide growth and land use. In consultation with Clark County Community Planning and the Public Health Advisory Council, Clark County Public Health staff investigated the connections between the built environment and health, documented current conditions in Clark County, and examined best practices from across the country. Combined with input from a broad group of stakeholders, this research forms the basis for the report.

The report contains policy recommendations from the council on ways that the county's Comprehensive Growth Management Plan can

better address health issues. The council intends this report to aid Clark County Community Planning in updating the Plan by adding a health element for the first time.

Overview of Clark County

Public Health Advisory Council (PHAC)

PHAC is a group comprised of nineteen professionals in health or related fields, as well as consumers. Members are appointed by the Board of Health to advise them on issues important to the health of the community. PHAC meets monthly with Public Health staff to share information on emerging issues and to hear updates on the work of the department. This report is a product of their efforts.

Demographics

Clark County is located in Southwest Washington and one of the state's most populous counties. Recently, Clark County has been characterized by rapid growth. From 1990 to 2010, the county grew 78% to a population of about 425,000. The county is less racially diverse than the state or the Portland metropolitan area, with a population of 89% white and 8% Hispanic. In 2010, the median household income was \$58,262, and about 11% of the population had incomes below the poverty level. About 28% of the population is under age 18, and about 11% is age 65 or older, with a median of 36.7 years.

How to use this report

Disparities

National data show disparities in health outcomes based on socioeconomic status, race and ethnicity, age, and geography. For example, life expectancy is lower in some zip codes, and African American women are more likely to have low birth-weight babies. Often data are unavailable to determine whether the same disparities are present in Clark County. In this report, we describe disparities using the best available data.

The report identifies eight topics that describe the connection between health and the built environment. They are interconnected

and many overlap. The eight topical sections are depicted in the diagram at the bottom left of this page.

Each section contains three subsections. The first subsection describes how each topic relates to health, including current conditions in Clark County and an overview of disparities. The second subsection summarizes findings from research literature by describing the built environment conditions needed for people and communities to thrive. The third subsection lists policy recommendations to integrate health into the next update of the Clark County Growth Management Plan. A foundation for the Growing Health Report was a series of technical background reports that are available at our web site (<http://www.clark.wa.gov/public-health>). These reports provide an in-depth review of each topic, and list the sources and references for the data in this report.

Additional material can be found in the appendix. The process for developing this report is documented there, including a summary of outreach and survey results. It also includes a glossary of related terms and tables linking each policy recommendation to the current comprehensive plan.



The Growing Healthier Report is intended as a tool to help Clark County residents understand the connection between health and the built environment. It will also inform the process of updating the Comprehensive Growth Management Plan. With your help, we can identify and implement ways to develop healthier neighborhoods across Clark County.

Please join us in growing healthier.

Acknowledgements

Clark County Public Health is grateful for the contributions of many participants in creating *The Growing Healthier Report*. In addition to those listed below, we are thankful to all of our expert reviewers, county staff, and participants in the Growing Healthier Community Survey.

Board of Health

Marc Boldt, Chair
Steve Stuart
Tom Mielke

Public Health Advisory Council

Rainy Atkins
Jonathan Avery, Vice Chair
Betsy Brownfield
Joan Caley
Paul Childers
Justin Clary
Mark Collier
Nicole Covrett
Dr. Marilyn Darr
Dr. Jeremy Diehl
Dr. Dawn Doutrich
Trevor Evers
Joanne Huffman
Laurie Lebowsky
Sandra Mathewson, Chair
Dr. Alan Melnick, *Ex officio*
Justin Plummer
Bob Richardson
David Seabrook

Policy Oversight Group

Colete Anderson
Alan Melnick
Oliver Orjiako
Don Strick
John Wiesman

Project Staff Leads

Jonnie Hyde
Brendon Haggerty

Technical Advisory Committee

Julie Grimm
Jennifer Merte
Tricia Mortell
Melanie Payne

Photos

Unless noted below, all photos in this report are from Clark County files. Cover page (upper right bicyclists) Wikimedia Commons, Page 15 Wikimedia Commons, Page 21 *creoindustrialarts.com*, Page 22 Laurie Lebowsky, Page 35 Wikimedia Commons, Page 39 AP Photo/Tony Gutierrez, Page 40 NASA, Page 45 Wikimedia Commons



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Voice (360) 397-2322, Relay 711 or (800) 833-6388,
Fax (360) 397-6165, E-mail ADA@clark.wa.gov.



Para otros formatos contacto Clark County ADA Office:
Voz (360) 397-2322; Relay 711 or (800) 833-6388;
Fax (360) 397-6165; Email ADA@clark.wa.gov.



Access to Healthy Food

Healthy food is among our most basic needs. Studies show that rates of obesity and chronic disease increase the further people live from sources of healthy food.

How access to healthy food impacts health

What you eat affects your health

Eating healthy foods lowers the risk of becoming overweight or obese, key risk factors for chronic diseases such as heart disease, diabetes, and cancer. A healthy diet includes fruits and vegetables, whole grains, low-fat dairy, and fresh meats, fish, or poultry.

In Clark County

In 2010, 28% of Clark County adults were obese and 62% were overweight or obese. Only 22% of Clark County adults (2009) and 25% of youth (2008) ate the recommended five or more servings of fruits and vegetables each day. Fruit and vegetable consumption among youth increased from 2004-2008. In contrast, adult consumption remained unchanged from 2003-2009.

Health Indicator	Youth		Adult	
	Clark County	WA State	Clark County	WA State
Fruit or vegetable consumption: ≥5 servings per day	25%	25%	22%	25%
Obesity (adults: BMI ≥30 and 10 th graders: top 5% BMI)	10%	10%	28%	26%
Overweight and obesity (adults: BMI ≥25, 10 th graders: top 15% BMI)	22%	24%	62%	61%

Where you live affects what you eat

Research suggests that peoples' eating choices are strongly influenced by the food options available to them. For example, living near stores that sell healthy foods influences health. The closer you live to a grocery store, the easier it is for you to obtain fresh fruits and vegetables. Proximity to healthy food is associated with greater consumption of healthy food, and with decreased rates of obesity. Research also indicates that the mix of food offered by retailers can influence consumption of healthy foods such as low-fat milk and fresh produce. In other words, people eat more healthy foods when stores offer more of them.



Better access to fresh produce increases the likelihood of meeting guidelines for a healthy diet.

Living near sources of unhealthy food leads to an increased risk for obesity and chronic diseases. When fast food restaurants and convenience stores are more abundant, closer, and cheaper than grocery stores and produce stands, people are less likely and less able to maintain a healthful diet.



The mix of food options in your neighborhood influences your diet.

In Clark County

Approximately 41% of residents live within ½ mile of a fast food restaurant or convenience store.

Only 17% of residents live within ½ mile of a healthy food store, such as a supermarket or farmers market.

Food deserts in Clark County, 2011



Areas in green are within ½ mile of a farmers market produce stand, grocery store, or supermarket. Areas beyond this boundary are food deserts with no healthy food options.

The local food system

Local food production and direct sales increase options for accessing healthy food. Creating new opportunities for farmers markets, produce stands, and community-supported agriculture are ways that we can expand access to healthy food, especially in areas that lack other options. These types of food retailers also support local, economically and environmentally sustainable agriculture, making us more resilient and less dependent on increasingly expensive food imports. Community food security refers to a condition in which all community residents have access to a safe, culturally appropriate, nutritionally sound diet through an economically and environmentally sustainable food system that promotes community self-reliance and social justice.

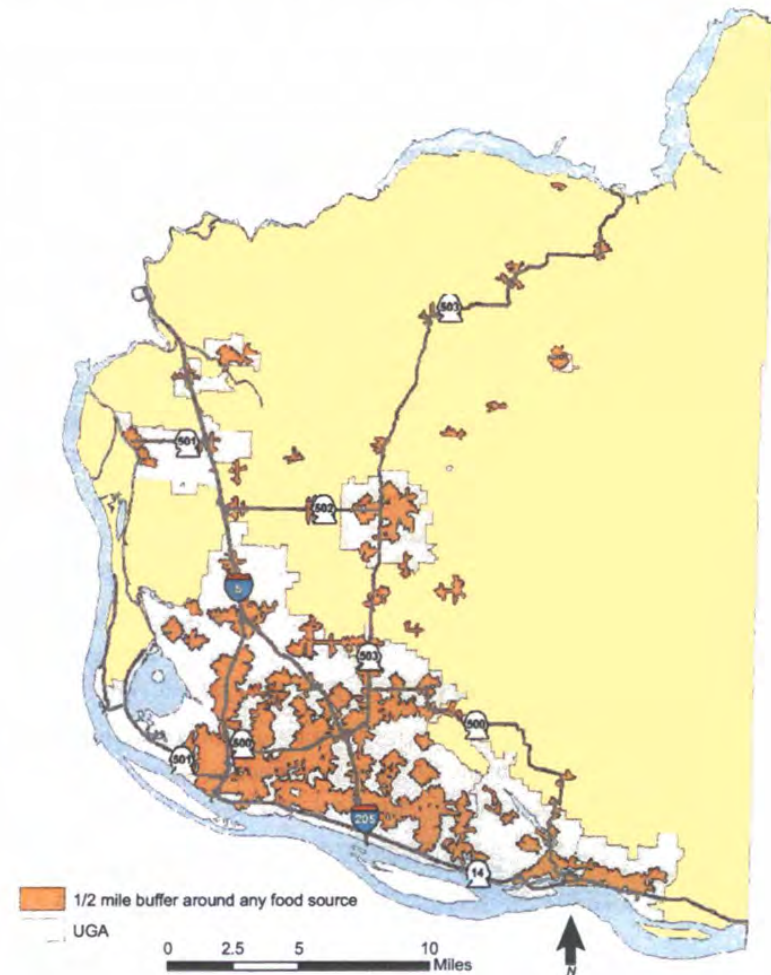
Studies on economic impacts of local food production highlight the benefits of local food production and distribution. Local food production not only increases community food security, it also boosts economic activity.



In Clark County

The number of farms in Clark County increased from 1,175 in 1997 to 2,101 in 2007. During the same period, the average farm size shrunk from 62 acres to 37 acres, a 26% decrease. Clark County had seven farmers markets in operation in 2011.

Absolute food deserts in Clark County, 2011



Areas in orange are within 1/2 mile of any food retail. Areas beyond this boundary are absolute food deserts.

Disparities in Clark County

Data on food access disparities in Clark County are summarized in the following table.

Estimated percent of population within ½ mile of food sources

Type of Nearby Food Source	Total population	white	Non-white	Youth (<20)	Older (≥65)	Low SES
Healthy Food (within ½ mile)	17%	16%	22%	17%	17%	26%
Unhealthy Food (within ½ mile)	41%	40%	49%	41%	42%	58%
Any Food (within ½ mile)	46%	44%	54%	45%	47%	62%

Socioeconomic status (SES)

Whereas low SES populations in Clark County have relatively greater access to healthy food within ½ mile, they also face the highest exposure to unhealthy food. Almost 60% of low SES residents live within ½ mile of a convenience store or fast food restaurant.

Race and ethnicity

Contrary to national trends, 22% of non-white residents in Clark County have access to healthy foods within ½ mile of their residences, a greater level of access than the white population. While this helps to counter historical health disparities, 49% of ethnic minorities also live within ½ mile of unhealthy food retail, compared to 40% of the white population.

Age

Older and a younger age groups have similar access to healthy food, as 17% live within ½ mile of a full service grocery or market and 41% live within ½ mile of unhealthy food retail. Schools have a similar level of exposure to unhealthy food as residences, with 39% located within ½

mile of a fast food restaurant or convenience store.

Geography

Only 5% of nearly 70,000 residents in rural Clark County live within ½ mile of any food store, and 92% live within 10 miles of a healthy food store. The ten-mile threshold meets the US Department of Agriculture standard for rural healthy food access.

Conditions needed to thrive

Creating conditions to ensure that all Clark County residents have access to health-promoting foods is a priority for public health agencies and advocates.

To help prevent obesity and obesity-related chronic diseases, residents need convenient access to healthy food that is affordable and appropriate.

In addition to convenient retail access, residents need a secure food source through local land dedicated and protected for agriculture.

Proactive food system planning must specifically focus on land use, transportation, and economic development to build a more comprehensive approach to planning for food infrastructure.



Related plans, policies, and reports: Exploring the Clark County Food System, 2008; Community Report Card, 2009; Agricultural Preservation Strategies Report, 2009; Rural Lands Task Force Recommendations, 2010; Clark County Bicycle and Pedestrian Master Plan, 2010; Clark County Aging Readiness Plan, 2012

Policy recommendations

Goal	Objective	Policies & strategies
1. Maximize access to healthy foods by recruiting and retaining healthy food retail	In 2035, 60% of residents in the UGA will be within ½ mile of healthy food retail, and all Clark County residents will be within 10 miles of a grocery store or supermarket.	<p>1.1 Improve food access in residential areas farther than ½ mile from healthy food stores in the UGA</p> <ul style="list-style-type: none"> 1.1.1 Identify and monitor areas lacking in healthy food availability (i.e., food deserts) 1.1.2 Re-zone land in densely populated food deserts that lack appropriate zoning to allow healthy food retail 1.1.3 Provide incentives for healthy food retail in underserved areas 1.1.4 Work with rural retailers to ensure consistent access to high quality produce and connect them to local produce sources 1.1.5 Allow seasonal or temporary healthy food retail, such as Community-Supported Agriculture (CSA), deliveries, or mobile produce vendors, especially in food deserts 1.1.6 Prohibit restrictive covenants (non-compete clauses) that preclude food stores from using appropriately zoned land, especially those that keep new grocery stores from using vacant buildings <p>1.2 Remove barriers to establishing and maintaining farmers markets, CSAs, buying clubs, farm-direct or other food deliveries, and mobile vending</p> <ul style="list-style-type: none"> 1.2.1 Reduce parking requirements for farmers markets and produce stands 1.2.2 Recognize these businesses as part of the food economy and allow them as permitted uses in county and city code
2. Increase the availability of healthy food options relative to unhealthy food options	By 2035, density of unhealthy food in UGA census tracts will decline, while density of healthy food retail options will have increased.	<p>2.1 Encourage and promote healthy options at all food establishments</p> <ul style="list-style-type: none"> 2.1.1 Create incentives for offering healthy food and support schools, health care, restaurants, businesses, and other institutions that develop and adopt healthy food policies and increase proportion of healthy food choices 2.1.2 Require county agencies to fully implement adopted healthy food policies and apply local food procurement standards <p>2.2 Implement measures that discourage or prohibit dense concentrations of unhealthy food</p> <ul style="list-style-type: none"> 2.2.1 Undertake periodic assessments of county regional food system 2.2.2 Include assessment and planning for food access in sub-area planning processes, and use zoning or design overlays to limit the density of unhealthy food 2.2.3 Focus on decreasing unhealthy food sources in areas that already have a high concentration of these types of stores

Goal	Objective	Policies & strategies
3. Protect resources that enhance community food security	By 2015, the County will adopt a local agricultural protection plan. By 2035, distribution of affordable healthy food through farmers markets will increase and all residents within the UGA will have access to a neighborhood community garden.	<p>3.1 Implement measures to increase the consumption and/or sale of locally-produced food</p> <p>3.1.1 Support and promote current farmers markets and development of new markets</p> <p>3.1.2 Work with farmers markets to develop a measure of healthy food distribution</p> <p>3.1.3 Require or incentivize community gardens or urban agriculture space to accompany new development through dedications, easements, or impact fees</p> <p>3.1.4 Establish community gardens in existing parks and open spaces</p> <p>3.1.5 Establish a level-of-service standard for community gardens</p> <p>3.2 Develop policies to protect and preserve urban and rural agriculture and to process and distribute local products</p> <p>3.2.1 Implement policies and strategies outlined in the Comprehensive Plan encouraging conservation of the county's designated agricultural lands and support for the widest variety of agricultural crops and products</p> <p>3.2.2 Integrate food system elements into all planning efforts, including land use and economic development</p> <p>3.2.3 Create a land use category for urban agriculture, distinguishing it from rural agriculture as smaller, temporary, less intensive, and of short-term commercial significance or critical importance to community food security. Allow this use within the UGA</p> <p>3.2.4 In addition to long-term commercial significance, consider community food security in all land use decisions relating to agricultural land</p> <p>3.2.5 Define community gardens and/or urban agricultural areas as an urban service to be concentrated in UGAs</p> <p>3.2.6 Add or modify Comprehensive Plan goals to include community food security</p> <p>3.3 Ensure that food infrastructure accompanies population growth by assessing and planning for food production, processing, wholesale, retail, and waste management activities</p> <p>3.3.1 Consider strategies such as enterprise zones, tax incentives, financing initiatives, technical support, and regulatory streamlining for healthy food businesses</p> <p>3.3.2 Assess government-owned land suitable for cultivation and support opportunities for food production activities on these sites</p> <p>3.3.3 Allow greater flexibility to farmers regarding development standards and commercial uses on farmland to support direct marketing of local agricultural</p>

Goal	Objective	Policies & strategies
4. Increase access to healthy food and reduce disparities in food access	In 2035, at-risk populations will not have a higher exposure to unhealthy food retail than other populations within the county, and will have equal access to healthy food.	<p>4.1 Target healthy food initiatives for populations at highest risk for development or exacerbation of chronic disease (youth, low-income, minorities, and elderly)</p> <p>4.1.1 Increase healthy food access in low-income neighborhoods through development of new farmers markets that include a plan to accept Electronic Benefit Transfer-SNAP benefits</p> <p>4.1.2 Develop mechanisms for limiting the density of fast food restaurants and convenience stores and for encouraging healthy food retail near schools</p> <p>4.1.3 Encourage healthy foods in facilities serving children and aging adults</p> <p>4.1.4 Pursue a mix of land uses that allows for healthy food retail in proximity to residential areas</p> <p>4.1.5 Prioritize transit that serves healthy food sources</p> <p>4.1.6 Support farm-to-school and farm-to-institution programs</p>



Active Transportation and Land Use

The relationship between transportation infrastructure and land use determines our transportation choices, in turn influencing our ability to get exercise as part of daily life.

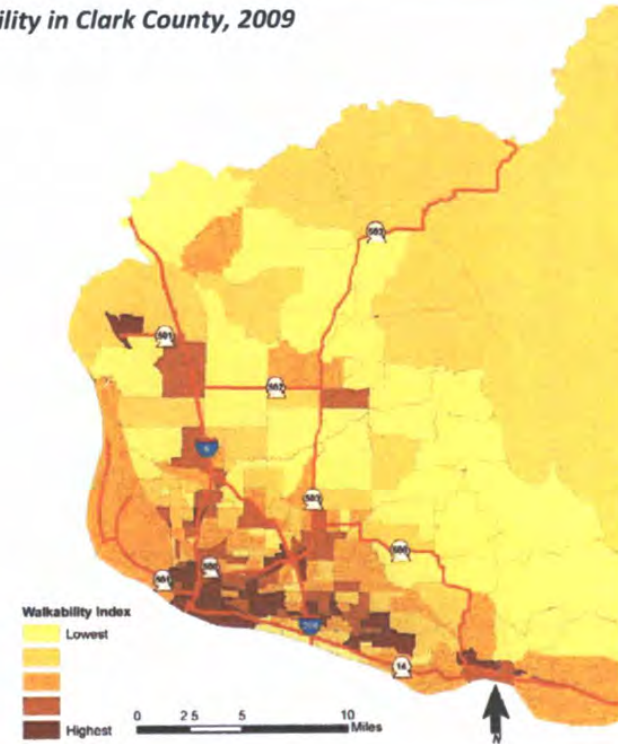
How transportation and land use impact health

The Centers for Disease Control and Prevention recommend that adults get 30 minutes of physical activity five days per week. In the past, many Americans achieved this through regular daily tasks like walking to the store or transit stop. Creating new opportunities to be active as part of daily life is a key strategy in reducing obesity, and active transportation modes such as walking and cycling offer countless opportunities to get exercise. Like all forms of transportation, people's ability to benefit from active transportation is intimately tied to the arrangement of land uses in their communities and the infrastructure available to them.

Land use

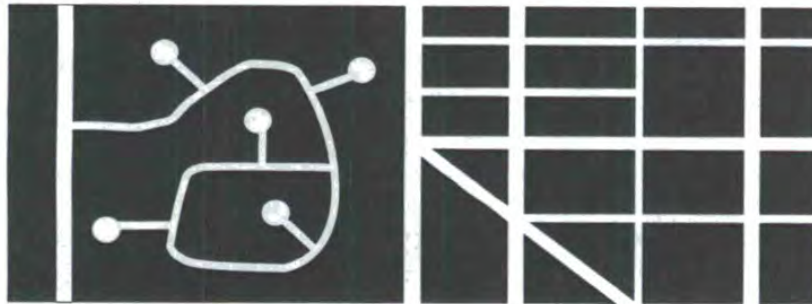
Built environments that provide opportunities for physical activity lower the risk of obesity. For example, neighborhoods with walkable destinations allow residents to get physical activity as part of their everyday routine. Physical activity achieved while traveling between destinations, such as walking from home to a café, is known as active transportation. Density and a mix of land uses promote active transportation by bringing destinations closer together. For example, a dense mix of land uses allows destinations such as restaurants and retail to be within walking distance of residences. Transportation and land use influence each other, resulting in travel choices that influence health.

Walkability in Clark County, 2009



The most walkable areas in Clark County are near downtown Vancouver, with other walkable areas generally coinciding with hubs of activity such as in Hazel Dell and Orchards.

Using best practices in urban design promotes physical activity. Buildings that come right up to the sidewalk with ground-level windows and entrances encourage walking, as do attractive walking environments with amenities such as street trees, benches, and lighting. Streets are more comfortable for pedestrians when blocks, buildings, or vegetation provide a continuous sense of enclosure, whereas streets fronted by surface parking lots discourage active transportation. A well-connected street network makes bicycling and walking easier and safer, and makes transit more efficient.



Compared to cul-de-sac designs, a well-connected street grid shortens travel distances and encourages active transportation.

In Clark County

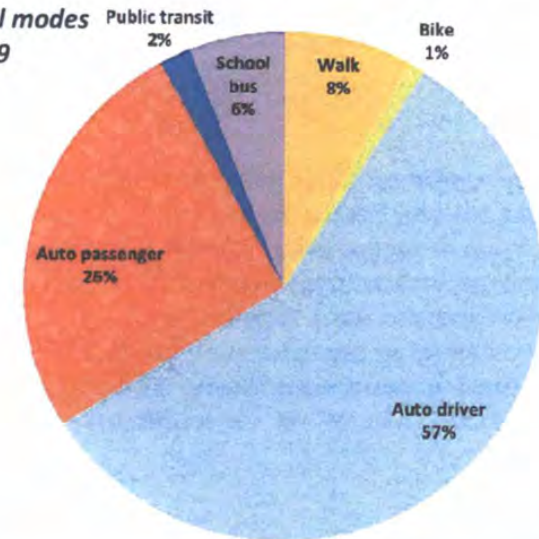
While there are good examples of walkable neighborhoods in Clark County, it is dominated by drivable suburban development. Just 4.6% of Clark County commuters use active transportation modes to get to and from work, tied for lowest of the 10 largest counties in Washington and the lowest in the Portland-Vancouver Region. In many areas of Clark County, large arterials are the only through-routes. Buildings are often low and set back from the sidewalk by large parking lots.

		County	Total of commuters	% active transport
10 most populous counties in Washington		Benton County	72,243	5.1% ($\pm 0.8\%$)
		Clark County	189,117	4.6% ($\pm 0.4\%$)
		King County	974,509	16.2% ($\pm 0.4\%$)
		Kitsap County	109,688	12.0% ($\pm 0.9\%$)
		Pierce County	361,280	7.2% ($\pm 0.6\%$)
		Snohomish County	336,556	6.6% ($\pm 0.4\%$)
		Spokane County	207,635	6.2% ($\pm 0.5\%$)
		Thurston County	114,347	5.7% ($\pm 0.7\%$)
		Whatcom County	92,113	9.8% ($\pm 1.0\%$)
		Yakima County	93,612	3.6% ($\pm 0.9\%$)
Metro		Clackamas County, OR	180,793	6.7% ($\pm 0.6\%$)
		Multnomah County, OR	353,831	19.8% ($\pm 0.6\%$)
		Washington County, OR	257,225	9.5% ($\pm 0.7\%$)

In the table above, % active transport refers to the percent of commuters who travel by biking, walking, or transit.

Non-commute travel modes in Clark County, 2009

For non-commute travel, about 83% of all trips are made by automobile in Clark County.



Auto-dependent development reinforces sedentary lifestyles, and spending time driving is associated with a higher likelihood of obesity. Research shows that each additional hour per day spent in a car increases the odds of obesity by about 6%, while each additional half mile walked decreases the odds by about the same.

Infrastructure

Greater perceived safety and comfort is associated with higher levels of active transportation. For example, the speed of traffic or lack of separation from traffic may deter some from cycling despite statistics demonstrating relatively safe streets. Research suggests that bike lanes and sidewalks on busy roads alone are unlikely to increase active transportation; a greater degree of comfort is required. This is especially true in urban areas, where 85% of Washington bicycle and pedestrian crashes take place. For those who feel unsafe on streets, separated sidewalks and trails can offer a more comfortable experience.

In Clark County

Clark County residents average 17.5 vehicle miles per person per day, and 2.1 vehicles per household. About 2% of Clark County commuters use transit, and only 27% percent of Clark County residents live within ¼ mile of a transit stop. Safety and comfort are also important factors in transit ridership. C-Tran provides shelter at about 17% of all transit stops.

In a survey of Clark County trail users, 90% thought safety conditions on trails were good or excellent.

Obesity accounts for about 10% of annual medical spending nationwide, and Clark County spends an estimated \$111 million annually on obesity-related health care.

Transit use is associated with physical activity. A study of transit users found that about one-third met daily physical activity requirements simply by walking to access the bus stop.

Economic benefits

The benefits of active transportation go beyond increasing opportunities for physical activity. Active transportation helps to relieve congestion, reduce emissions, and decrease dependence on oil. The potential monetary benefits resulting from reduced health care costs are significant. The cost of treating obesity-related diseases is now second only to the costs of treating those related to tobacco. Because of these high costs, studies have estimated that for every dollar spent on bicycle infrastructure, as many as five dollars are saved in direct medical costs.

Walkable streets and building designs provide economic benefits as well as health benefits.



Access to health care facilities

Transit access to health care facilities offers a reasonable proxy measure for overall accessibility, as transit tends to serve the most common destinations in relatively walkable areas.

The availability of primary care has a role in preserving good health and preventing illnesses and hospitalizations from communicable diseases and conditions such as asthma and diabetes. People often consider individual level factors such as medical coverage when thinking about health care access. Regardless of a person's ability to pay, there are many community level factors that can influence access to care. Health care facility locations that allow people to use active transportation have the added health benefit of promoting physical activity.

Patient rapid transit, Duke Hospital, Texas



Active transportation for all ages and abilities



In Clark County

In Clark County, approximately 85% of health care facilities are within 1/4 mile of a transit stop.

Access to transit in Clark County, 2010



About 27% of Clark County residents live within 1/4 mile, or a 5-minute walking distance, of a transit stop.

Disparities in Clark County

Socioeconomic status (SES)

Approximately 4% of Clark County households do not own a vehicle and must rely on other modes of transportation. While the low SES population is more likely to ride transit compared with high SES, overall the rate of public transit use is low. There is a moderate significant correlation between the walkability index and poverty. Low SES households are more likely to live in walkable neighborhoods compared to high SES groups. This is likely because low-income households tend to live in older housing located in older, more walkable areas of Vancouver.

Race and ethnicity

Approximately 31% of white residents live within walking distance of a transit stop compared with 38% of non-white residents. There is a weak significant correlation between the walkability index and the percent of neighborhood population that is non-white. Non-whites are more likely to live in walkable neighborhoods compared to whites.

Age

About 31% of Clark County youth and 35% of residents aged 65 years and older live within ¼ mile of a transit stop. There is a weak correlation between residents aged 65 years and older and walkability in Clark County. Older adults are slightly more likely to live in walkable neighborhoods compared with persons younger than 20.

Geography

Public transit routes, common destinations, and active transportation infrastructure are more common in urbanized areas. Urban areas therefore offer more opportunities for active transportation than rural areas.

Conditions needed to thrive

Every Clark County resident needs the choice to be able to locate in a walkable and bikeable neighborhood that reinforces daily physical activity through opportunities to build in exercise as part of daily life. Well-connected street grids, complete streets, a dense mix of land uses, access to transit, and best urban design practices lead to more people meeting physical activity recommendations more often.



Related plans, policies, and reports: Clark County Regional Trails & Bikeway Systems Plan, 2006; Clark County Bicycle and Pedestrian Master Plan, 2010; Clark County Aging Readiness Plan, 2012

Policy recommendations

Goal	Objective	Policies & strategies
1. Maximize the use of healthy and sustainable transportation modes through transportation and land use policies	In 2035, Clark County will have the same active transportation commute mode share (walking + cycling + transit) as other counties in the Portland-Vancouver region.	<p>1.1 Adopt a healthy and sustainable transportation policy for the UGA that favors transportation modes in the following order: pedestrian, bicycle, transit, carpool & freight, single occupant vehicle</p> <p>1.1.1 Adopt a complete streets ordinance recognizing differences between urban and rural transportation needs</p> <p>1.1.2 Adopt a multi-modal level of service and require all construction in the Urban Growth Area (UGA) to meet level of service standards for bicycle and pedestrian traffic</p> <p>1.1.3 Adopt an active transportation checklist for use during development review</p> <p>1.2 Manage travel demand to minimize automobile travel</p> <p>1.2.1 Adopt parking maximums and waive parking minimums for some uses</p> <p>1.2.2 Manage parking demand through pricing</p> <p>1.3 Fund active transportation projects</p> <p>1.3.1 Aggressively pursue new funding sources for active transportation infrastructure</p> <p>1.3.2 Reallocate existing transportation funding to emphasize active transportation</p>
2. Build neighborhoods that support active transportation	Between 2012 and 2035, 100% of new neighborhood developments in the UGA will include land uses, infrastructure, design, and street networks that support active transportation.	<p>2.1 Ensure that land use supports active transportation</p> <p>2.1.1 Increase residential and employment densities in the Urban Growth Area</p> <p>2.1.2 Increase residential density minimums</p> <p>2.1.3 Require a mix of uses</p> <p>2.1.4 Incentivize transit-oriented development</p> <p>2.1.5 Adopt an infill development ordinance</p> <p>2.1.6 Identify opportunities to introduce neighborhood commercial uses and re-zone properties to allow them in areas dominated by residential use</p> <p>2.2 Build active transportation infrastructure in the Urban Growth Area</p> <p>2.2.1 Increase bikeway network density</p> <p>2.2.2 Increase sidewalk connectivity and safe crossings by expanding the sidewalk infill program</p> <p>2.2.3 Integrate walking and bicycling infrastructure with transit</p> <p>2.2.4 Improve and expand transit service frequency, reliability, affordability, usability, and efficiency</p> <p>2.2.5 Target transit service and infrastructure to serve health care facilities</p>

Goal	Objective	Policies & strategies
2 (continued)		<p>2.3 Design streets and buildings to encourage active transportation</p> <ul style="list-style-type: none"> 2.3.1 Implement design overlays that require human-scale construction, with street-level windows and entrances oriented to the sidewalk 2.3.2 Expand the use of form-based code 2.3.3 Develop street designs that allow for a variety of uses in the right-of-way, including active transportation and social uses 2.3.4 Implement innovative street designs, such as the National Association of City Transportation Officials (NACTO) Urban Bikeway Design Guide <p>2.4 Increase street network connectivity in the UGA</p> <ul style="list-style-type: none"> 2.4.1 Establish maximum block sizes and/or minimum connectivity standards in the UGA 2.4.2 Prohibit future construction of cul-de-sacs except where limited by sensitive areas 2.4.3 Build connections in existing disconnected street networks, such as between cul-de-sacs
3. Enhance the safety and comfort of active transportation	In 2035, there will be zero bicycle and pedestrian traffic fatalities.	<p>3.1 Set a target of zero traffic fatalities</p> <ul style="list-style-type: none"> 3.1.1 Make safety the top priority in all roadway design 3.1.2 Develop and implement low-speed street designs such as neighborhood greenways 3.1.3 Implement traffic calming on neighborhood streets <p>3.2 Make cycling, walking, and transit more user-friendly</p> <ul style="list-style-type: none"> 3.2.1 For cycling and walking, maximize separation from auto traffic when vehicle speeds are greater than 20 mph 3.2.2 Improve and expand wayfinding signage 3.2.3 Increase proportion of transit stops with rider amenities 3.2.4 Identify deficiencies in street lighting and develop an improvement plan
4. Ensure equal access to active transportation options	In 2035, high-risk populations will have equal or better opportunities to achieve physical activity through active transportation.	<p>4.1 Provide active transportation options as equitably as possible with regard to race, ethnicity, income, age, and neighborhood</p> <ul style="list-style-type: none"> 4.1.1 Prioritize bicycling, walking, and transit facilities in neighborhoods with low SES or high minority populations 4.1.2 Implement a ciclovia or Sunday parkways program for Clark County <p>4.2 Improve infrastructure and encouragement programs for youth</p> <ul style="list-style-type: none"> 4.2.1 Site new elementary and middle schools in areas that are within 1 mile of most students' homes 4.2.2 Limit setbacks for new school construction to minimize walking distance 4.2.3 Partner with school district officials to expand and institutionalize Safe Routes to School Programs, including walking school bus programs



Parks and Open Spaces

Parks and open spaces are valued assets that provide residents with important health options including opportunities for physical activity, social interaction, and contact with nature.

How parks and open spaces impact health

Parks and Physical Activity

Being physically active reduces the risk of many diseases and improves wellbeing. Research shows that access to parks increases the likelihood of meeting physical activity recommendations. The number of parks nearby, their size, and their features or amenities can all influence the amount of physical activity people achieve. People who live close to parks are more likely to use them and be physically active, especially when they live near large parks or many smaller parks. Multi-use trails help people meet physical activity needs for both recreation and transportation purposes.

In Clark County

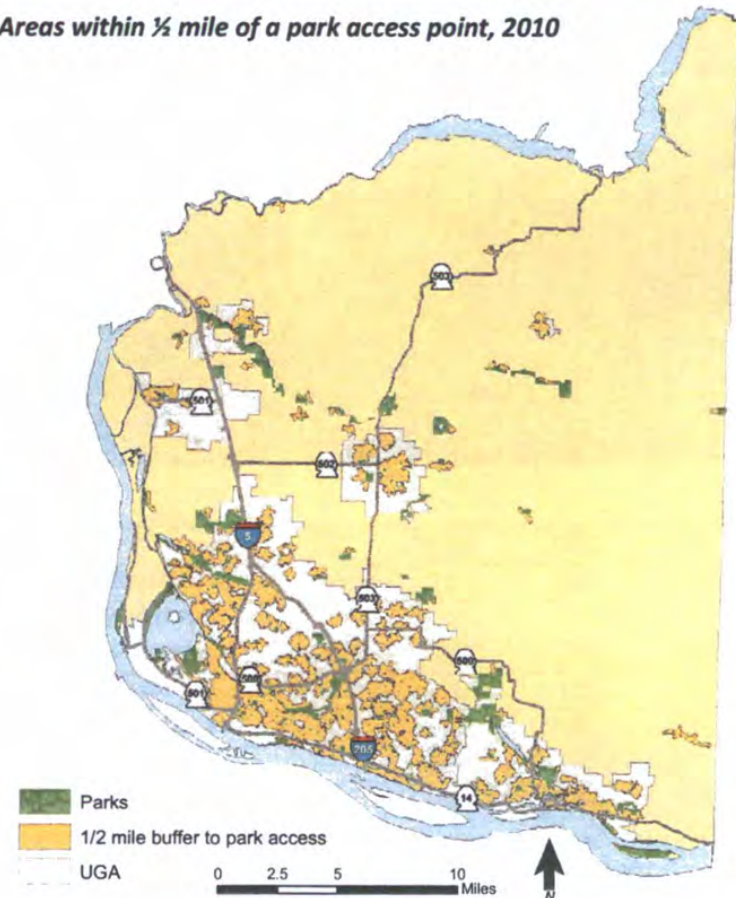
An estimated 48% of Clark County residents live within 1/2 mile or 10-minute walking distance of a park access point.

A study of trails and parks in the Portland-Vancouver region found that they save about \$155 million in healthcare costs annually.

In Clark County, 81% of adults participated in *some* leisure time physical activity in the past month.

Among Clark County youth/tenth graders, 41% reported daily physical education attendance, and 44% met the physical activity recommendation of 60 minutes or more of physical activity each day.

Areas within 1/2 mile of a park access point, 2010



Physical activity in parks is affected by park safety and maintenance. Our investments in parks are maximized when people feel safe and comfortable using them for exercise.

Parks and well-being

Experiencing nature improves well-being. Many studies show that contact with nature reduces stress and has positive impacts on mental health, especially among youth. Studies show that contact with nature can decrease in symptoms of attention deficit disorder. Parks and open space are one way for residents to experience contact with nature, but they also offer a public gathering space to interact with neighbors and build social cohesion, which also improves health. Socializing is among the most common uses of parks.

In Clark County

In a Clark County survey, respondents reported that they visit neighborhood and community parks most frequently compared to other types of parks.

Vancouver Clark Parks and Recreation provides 2,634 acres of regional natural areas, trails and greenways and 534 acres of urban natural areas. They also provide many types of recreational facilities. During 2010, there was a 13% increase in overall recreation facility use compared with 2009.

Clark County survey respondents found the safety and security at parks and recreation facilities to be good, with an average score of 3.6 out of 5, but opportunities for improvement remain.

Park acreage in Clark County, 1994 & 2011

Park Type	1994		2011	
	Number	Acres	Number	Acres
Neighborhood Parks	23	116	109	465
Community Parks	5	234	23	614
Urban Open Space	2	32	24	534
Regional Parks	10	1,797	12	2,314
Conservation and Greenway Systems	9	1,390	12	2,634
Special Use Areas	3	162	12	716
Total	52	3,731	191	7,277



Park features such as playgrounds and walking paths encourage physical activity.

Disparities in Clark County

Socioeconomic status (SES)

Nationally, residents in low-income neighborhoods experience more barriers to accessing parks than higher income residents. However, in Clark County a greater percent of low-income and non-white residents live within ½ mile of a park access point (56% and 54% respectively) compared to the county as a whole (48%), a positive indicator of health equity.

Race and ethnicity

Similar to the pattern of access for low-income neighborhoods in Clark County, access in areas with racial and ethnic minorities is exemplary compared to other areas of the country. Approximately 54% of non-white Clark County residents live within ½ mile of a park access point compared with 47% of white residents. At the county level, non-white residents have somewhat better access to parks than white residents.

Age

Age is not a barrier to access. People older than 65 and younger than 20 have similar access to parks as the county as a whole. Compared to the county-wide figure, the same percentage of these groups lives within ½ mile of a parks access point.

Geography

Outside the Urban Growth Area, only 4% of residents live within ½ mile of a park access point. In some respects, rural residents can still access opportunities for physical activity in other nearby open spaces, depending on how the land around them has developed. It is likely that park access in rural areas is dependent on vehicle access.

Conditions needed to thrive

To thrive, residents need nearby parks and open spaces to gather and recreate. To be most effective, such amenities need to be safe, well maintained, well designed, and have a community presence. When they meet those conditions, they promote physical activity and protective benefits against chronic diseases. Parks also promote good mental health by providing contact with nature, opportunities for social interaction, a space for community engagement.



Related plans, policies, and reports: Clark County Regional Trails & Bikeway Systems Plan, 2006; VCPRD Comprehensive Parks, Recreation & Open Space Plan, 2007; Clark County Bicycle and Pedestrian Master Plan, 2010; Aging Readiness Plan, 2012

Policy recommendations

Goal	Objective	Policies & strategies
1. Increase physical activity in parks	In 2035, the percent of Clark County residents within the Urban Growth Area living within ½ mile of a park or trail access point will have increased.	<p>1.1 Maintain and enhance existing parks and recreation facilities and services</p> <p>1.1.1 Develop and regularly update asset management plans to promote efficiency and stewardship system-wide</p> <p>1.1.2 Ensure that key facilities, especially restrooms, remain available to the public year round</p> <p>1.2 Establish and meet park maintenance standards</p> <p>1.2.1 Establish maintenance unit costs and annually review these for budgeting purposes</p> <p>1.3 Increase access to parks, recreation and open space</p> <p>1.3.1 Restore and expand recreation programs and services to meet community needs</p> <p>1.3.2 Evaluate transportation barriers affecting the ability of existing parks to serve residents</p> <p>1.3.3 Improve bicycle and pedestrian connections to parks</p> <p>1.3.3 Expand parks by converting vacant spaces in built-up communities into mini parks</p> <p>1.3.4 Implement the parkland development standards</p> <p>1.3.5 Fill in service gaps using the parks acquisition program</p> <p>1.4 Establish and enhance joint use of facility agreements</p> <p>1.5 Include public open space, such as plazas, as a requirement for new building development plans in densely developed areas</p> <p>1.6 Build multi-use community facilities with adaptable programming space</p> <p>1.7 Develop a network of trails and bikeways throughout the county that connect destinations</p> <p>1.7.1 Implement the Clark County Bicycle and Pedestrian Plan</p> <p>1.7.2 Implement the Clark County Regional Trail & Bikeway Systems Plan</p> <p>1.7.3 Update the Clark County Bicycle and Pedestrian Plan and the Regional Trail and Bikeway Systems Plan within 5 years</p>

Goal	Objective	Policies & strategies
2. Ensure long-term access to parks and open space	In 2035, stable and sustainable park funding exists.	<ul style="list-style-type: none"> 2.1 Ensure adequate funding <ul style="list-style-type: none"> 2.1.1 Implement Vancouver-Clark Comprehensive Parks, Recreation, and Open Space Plan 2.2 Exercise fiscal responsibility in all acquisitions and expenditures 2.3 Support volunteers <ul style="list-style-type: none"> 2.3.1 Support Adopt-A-Trail programs 2.3.2 Support Adopt-A-Greenway programs 2.4 Monitor park use by conducting user surveys every 4-5 years 2.5 Consider consolidating parks operations
3. Improve equity	In 2035, high-risk neighborhoods will continue to have equal or better access to parks when compared to other neighborhoods.	<ul style="list-style-type: none"> 3.1 Improve and maintain equity of parks access in Clark County <ul style="list-style-type: none"> 3.1.1 Support parks, trails, recreation facilities and programs in at risk neighborhoods 3.1.2 Distribute parks and open spaces equitably throughout the Urban Growth Area by allocating needed parkland to underserved areas, including areas of high projected growth 3.1.3 Provide parks in areas with high need and low service 3.2 Work with partners to provide recreation opportunities for residents of all ages, abilities and economic and cultural backgrounds <ul style="list-style-type: none"> 3.2.1 Create recreational programs as a lower cost and highly targeted approach to prevent obesity within communities at highest risk 3.2.2 Provide recreational facilities and services needed by various population groups, such as specific age groups or people with special physical requirements 3.2.3 Introduce free and low-cost recreational programming where fees might otherwise limit participation 3.3 Involve diverse community members in parks and recreation planning
4. Ensure safety	In 2035, safety is not a barrier to park use.	<ul style="list-style-type: none"> 4.1 Improve park safety <ul style="list-style-type: none"> 4.1.2 Organize programs and work with partners to provide natural surveillance around parks and open space 4.1.3 Track crime and perceptions of safety in and around parks 4.2 Apply park and facility design that discourages vandalism and deters crime <ul style="list-style-type: none"> 4.2.1 Design lighting to enhance safety while balancing the need for limited light pollution



Economic Opportunity

Income and educational attainment are among the most powerful predictors of overall health. Individuals and communities need economic opportunity to ensure stable, sufficient employment and lifelong well-being.

How economic opportunity impacts health

Individual economic opportunity and health

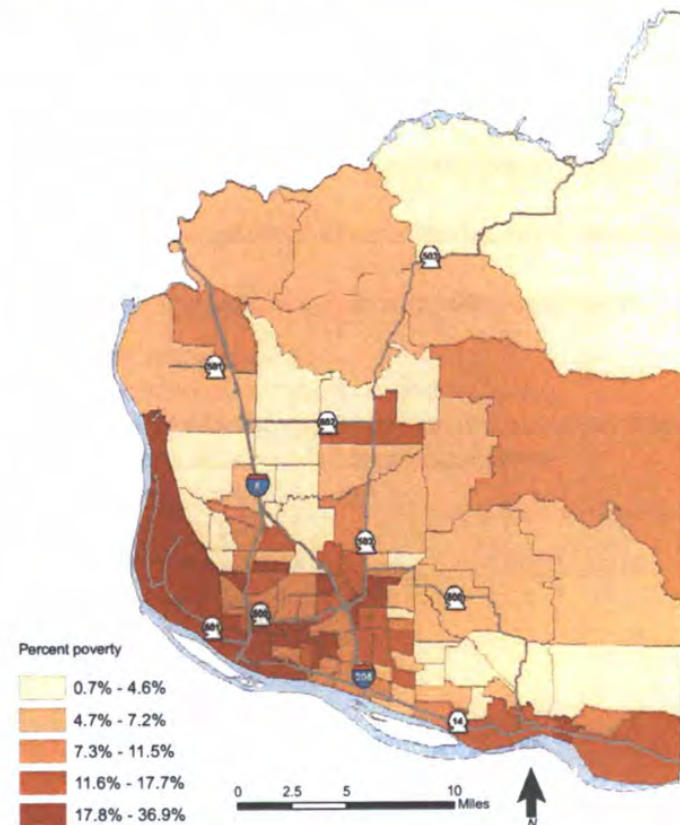
Higher incomes are associated with better health. Income is a powerful predictor of overall health, and each step up the socioeconomic ladder equates to better health. This is indicative not only of better access to health care, but also a greater capacity to engage in healthy behaviors such as eating fresh produce and finding time to exercise. Income is among the best predictors of health because it is so closely linked to educational attainment. Research strongly supports the finding that many measures of health improve as educational attainment increases.

In Clark County

In 2010, about 11% of Clark County residents live in poverty, slightly lower than the statewide rate of 12%. In Clark County, 23% of residents from households earning less than \$50,000 report poor health, compared to just 9% of wealthier households.

Educational attainment is strong among Clark County youth, with 79% graduating from high school on time, similar to the statewide rate of 77%. However, only about 26% of Clark County adults hold a bachelor's degree or higher, the lowest among the four counties in the Portland-Vancouver metropolitan area.

Poverty by census tract, 2010



Employment influences chronic stress and income. Frequent or long-term stress takes a toll on health, and employment is a major influence on stress. Unemployment can be extremely stressful, but even the employed can be exposed to chronic stress when jobs are demanding and offer little control over day-to-day activities.

In addition to individual income and educational attainment, the distribution of income within a society also predicts health outcomes. Societies with a smaller gap in wealth and income have better health outcomes, as demonstrated by research that compares various countries and US states. More equal incomes result in better health for everyone, all the way across the socioeconomic continuum.

Community economic opportunity

Increased human capital results in higher productivity and economic activity. The combination of skills, knowledge and innovation contributed by each worker is known as human capital. For example, the knowledge and experience of a teacher is valuable because it helps our society educate youth. A key indicator of human capital is educational attainment. Dense human capital attracts more human capital and stimulates economic activity. Research shows that there is

In Clark County

The unemployment rate in Clark County has been somewhat more volatile than that of the state of the whole.

Management, professional or related occupations make up about 34% of the labor force in Clark County. This is similar to the statewide figure. These positions are generally beneficial for health because they offer lower demand and higher control.

Clark County has a more equal distribution of income than comparison jurisdictions, a positive sign for health.



Socioeconomic status (SES) is a measure of one's relative economic and social position in their community. It can be determined by influenced by educational attainment, income, and poverty status. SES influences health in many ways, such as access to health care, access to health-promoting resources like healthy food, and health literacy (the ability to gather information to make healthy choices).

Annual average unemployment in Clark County and Washington, 1990-2010 (not seasonally adjusted)



a synergistic effect from having many workers in one place. In other words, productivity increases with the density of employees.

Smart growth strategies increase economic opportunity. Compact, walkable development that creates vibrant, iconic neighborhoods helps attract companies and skilled workers that can increase community-wide economic opportunity. National studies show that educated workers and the companies that need them are attracted to locations that offer cultural amenities and urban neighborhoods.

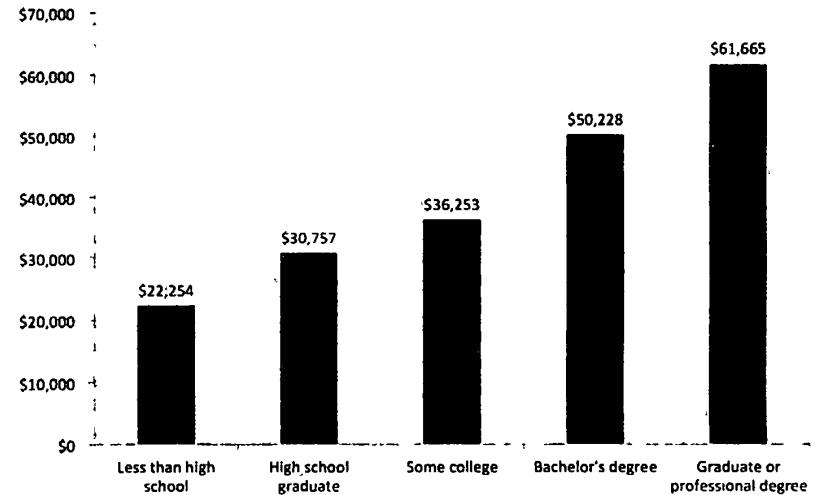
Demographic trends point to increased demand for healthy urban development. Two large age groups, baby boomers and millennials, are expected to have a large influence on this demand as they seek out urban settings. As boomers retire and as millennials enter the work force, data show that demand for urban development will far outpace supply as household size and structure change. For example, the percent of households with only one person is expected to become greater than the percent with children.

In Clark County

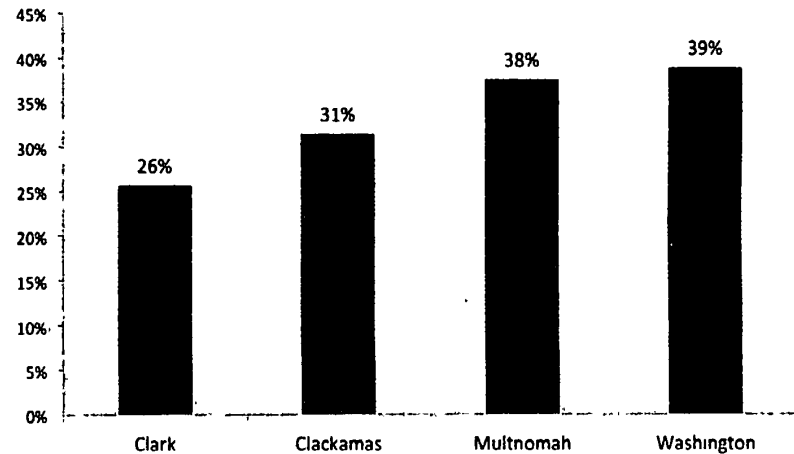
A national study found that Clark County is slightly less sprawling than the average urbanized US county. However, the county is dominated by drivable suburban development.

The creative vitality index measures economic activity related to cultural amenities, arts, and entertainment. The index is used to rate places in relation to the national average (1.0). For Southwest Washington in 2008 the index value was 0.51, compared to 1.01 for Washington State.

Median earnings by educational attainment for Clark County adults aged 25 years or older, 2010



Percent of adults aged 25 years or older with a bachelor's degree or higher by County, 2010



Disparities in Clark County

Socioeconomic status (SES)

SES is the core health concern related to economic opportunity. Low SES populations have fewer resources to access educational opportunities and therefore face greater barriers to increased income. In Clark County, 79% of all students graduate on time, but only 68% of low-income students accomplish the same.

Race and ethnicity

As measured by income, SES varies by race and ethnicity in Clark County. Asian and Native Hawaiian/Other Pacific Islanders are the top earners for all groups. Blacks, Hispanics, and American Indians/Alaska Natives have substantially lower median incomes.

Age

Poverty status varies by age. Whereas the countywide poverty rate in 2010 was 11%, among children under age 18 the rate is estimated at 15%. Between ages 18 and 65 the rate is 10%, and for ages 65 and older the rate diminishes to 7%. Clark County residents in middle age groups have substantially higher median incomes than those aged 15-24 or 65+.

Geography

Census data show that about 1/3 of workers travel outside of the state to work, and almost 2/3 of workers do not work in the city where they live.

Conditions needed to thrive

To thrive, residents need access to high quality primary, secondary, and higher education and stable employment opportunities that offer living wages. Providing these opportunities requires the community to attract highly skilled workers, foster innovation, and create vibrant, attractive places to live, work, and play. A robust local economy is needed to sustain opportunities for education and employment.



Related plans, policies, and reports: Clark County Economic Development Plan, 2011

Policy recommendations

Goal	Objective	Policies & strategies
1. Create a thriving local economy	In 2035, a smaller proportion of county residents will leave the county for work.	<ul style="list-style-type: none"> 1.1 Fully implement the economic development policies in the 2011 Clark County Economic Development Plan 1.2 Prioritize preservation of farmland to support an agricultural processing industry 1.3 Foster increased density of human capital and innovation <ul style="list-style-type: none"> 1.3.1 Plan for dense employment districts
2. Address persistent health inequities experienced by low income and minority populations	In 2035, low SES and minority populations will experience health outcomes equal to or better than those of higher SES and white populations.	<ul style="list-style-type: none"> 2.1 Mitigate the health impacts of poverty by creating opportunities for those in poverty at all stages of life <ul style="list-style-type: none"> 2.1.1 Ensure that all children have a healthy and safe start to life 2.1.2 Increase the number of children entering school prepared and ready to learn 2.1.3 Mobilize community resources to support at-risk youth 2.2 Emphasize strategies from the 2011 Clark County Economic Development Plan that increase local hiring and promote diversity in the workforce 2.3 Increase income equality by recruiting businesses that provide living wage jobs <ul style="list-style-type: none"> 2.3.1 Expand living wage agreements and enhance accountability
3. Prepare current County residents to participate in and benefit from new economic initiatives	The county-wide on-time high school graduation rate will increase by 2020.	<ul style="list-style-type: none"> 3.1 Ready the local workforce to maximize economic opportunities 3.2 Partner with educational institutions to provide students with the support needed for educational success across all grade levels 3.3 Work with educational institutions, foundations and businesses to connect educational achievement to emerging employment opportunities

Goal	Objective	Policies & strategies
4. Provide an environment that attracts highly skilled workers	In 2035, the percent of Clark County adults with a bachelor's degree or higher is greater than or equal to the regional percent.	<ul style="list-style-type: none"> 4.1 Match population growth and development patterns to economic development goals by advancing community characteristics that appeal to a young, skilled, educated workforce and the industries that would employ them 4.2 Direct new development toward smaller, more affordable housing units in high-density settings with many transportation options 4.3 Preserve and enhance natural and cultural resources 4.4 Build quality places <ul style="list-style-type: none"> 4.4.1 Design iconic, identifiable places through design 4.4.2 Reconnect the cities with their waterfronts 4.4.3 In mixed use districts, include entertainment, such as restaurants, theaters, and concert venues 4.4.4 Include mixed uses in or near to neighborhoods in order to promote access to and customer support of local small businesses 4.5 Retrofit neighborhoods and employment centers in the UGA with economically and environmentally sustainable infrastructure <ul style="list-style-type: none"> 4.5.1 Prioritize infrastructure investments that increase non-automobile travel 4.5.2 Prioritize infrastructure that supports local business, industrial, and commercial uses



Affordable, Quality Housing

Affordable, quality housing provides residential stability and security, ensures sufficient resources to meet other basic needs, and provides protection from the elements and other health risks.

How housing impacts health

There are three housing-related risk factors identified by the Centers for Disease Control and Prevention. These include housing that is unaffordable, unhealthy, or inadequate, as described in the adjacent chart.

Unaffordable housing

When unaffordable housing is the only choice available, people are forced to make trade-offs that are associated with poor health, obesity and other chronic diseases. When too large a percentage of income goes to cover rent or mortgages, residents may be unable to afford medical care for themselves or their families. Similarly, they may have to rely on inexpensive calorie rich but nutritionally deficient foods that contribute to obesity, live in over-crowded conditions that may spread infectious disease, or suffer from poor mental health.

In Clark County

In 2011, about 40% of Clark County residents lived in households spending more than 30% of their income on housing, a common measure of housing affordability. When transportation costs are included, about 76% of Clark County residents live in unaffordable housing.

Risk factor	Definition	Health impacts
Unaffordable housing	Housing that costs more than a given percent of household income, usually 30%	Inability of children and adults to meet basic nutrition and health care needs, depression, stress, hypertension
Inadequate housing	Moderate or severe physical problems such as deficiencies in plumbing, electricity, or maintenance	Intestinal illness, dehydration, respiratory disease, accidental injury or death
Unhealthy housing	Environmental health hazards such as poor air quality, mold, rodents, or water leaks	Impaired child development, cancer, respiratory disease

The way we define affordability is changing. Traditionally, housing is considered affordable if the cost of rent and utilities does not exceed 30% of gross household income. Other measures examine the ability of a middle-income family to afford a median priced home purchase. However, both of these pose problems: the former does not account for costs secondary to the location of the housing and the latter only describes the ownership market. A new measure, the Housing and Transportation Affordability Index, offers a broader definition that captures the combined financial impacts of housing and of

transportation. By this measure, a home is considered affordable if combined housing and transportation costs are less than 45% of household income. Clark County's heavy reliance on automobiles and lengthy commutes make this an appropriate means of evaluating the complexities of affordability.

The type and quantity of housing units available in a community help determine affordability. For instance, duplexes or apartments are typically more affordable than single-family residences. While homebuyers may find housing prices more affordable following the economic downturn that began in 2008, demand for housing affordable to lower income residents continues to exceed supply.

Homelessness and health

Compared to people in any kind of housing, homeless persons face exposure to extreme temperatures, respiratory diseases, infectious diseases, sleep disorders, victimization, and violence.

In Clark County

Clark County offers fewer housing choices than other places in the state. In 2010, about 68% of Clark County housing units are detached single-family residences, greater than the statewide portion of 63%.

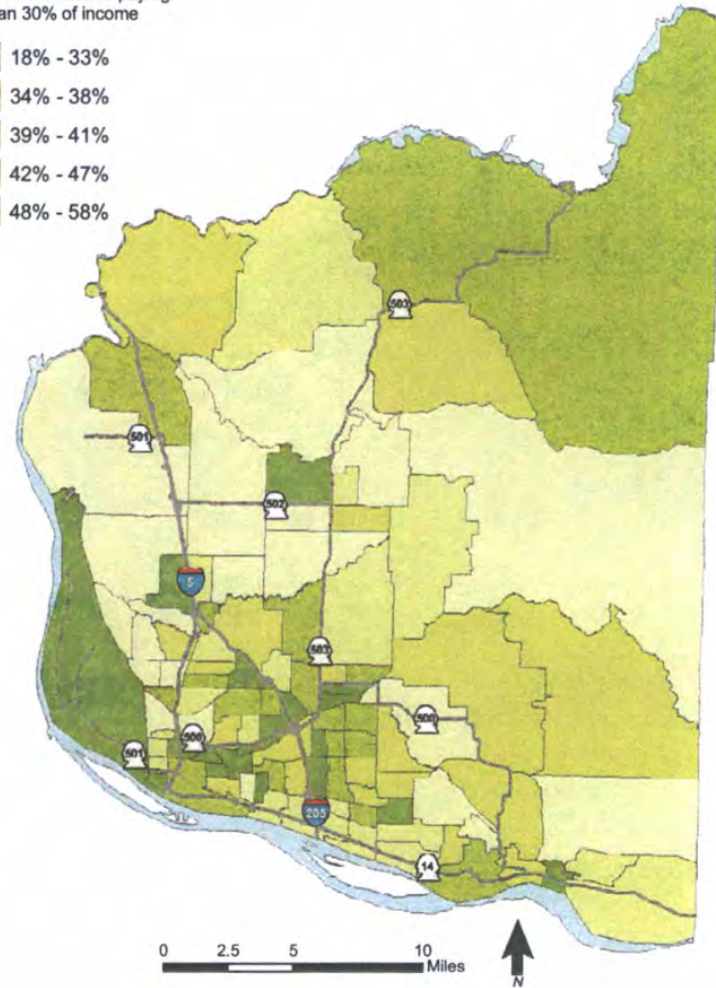
Very low-income populations experience an extreme shortage of affordable housing. The Vancouver Housing Authority provided 3,411 subsidized units in 2010, but has been unable to address the county's growing need as evidenced by its decision in 2006 to close an existing wait list of 3,295 persons.

While it is difficult to provide an exact number of homeless persons living in Clark County, a one-day count in 2011 found 837 homeless individuals, 52% of whom were in families with children. The number of people counted living with family and friends rose from 621 in 2010 to 834.

Housing affordability by census tract, 2010

Percent of households paying more than 30% of income

- 18% - 33%
- 34% - 38%
- 39% - 41%
- 42% - 47%
- 48% - 58%



Areas with the highest percentage of households living in unaffordable housing are generally the most populous parts of the county.

Inadequate and unhealthy housing

The Centers for Disease Prevention and Control defines *Inadequate housing* as structurally deficient, or having problems such as frayed wiring, lack of plumbing, or narrow stairs without a protective banister. The structural deficits of inadequate housing may lead to food-borne illness, dehydration, respiratory distress, inability to regulate body temperature, cancer, accidental injury and death.

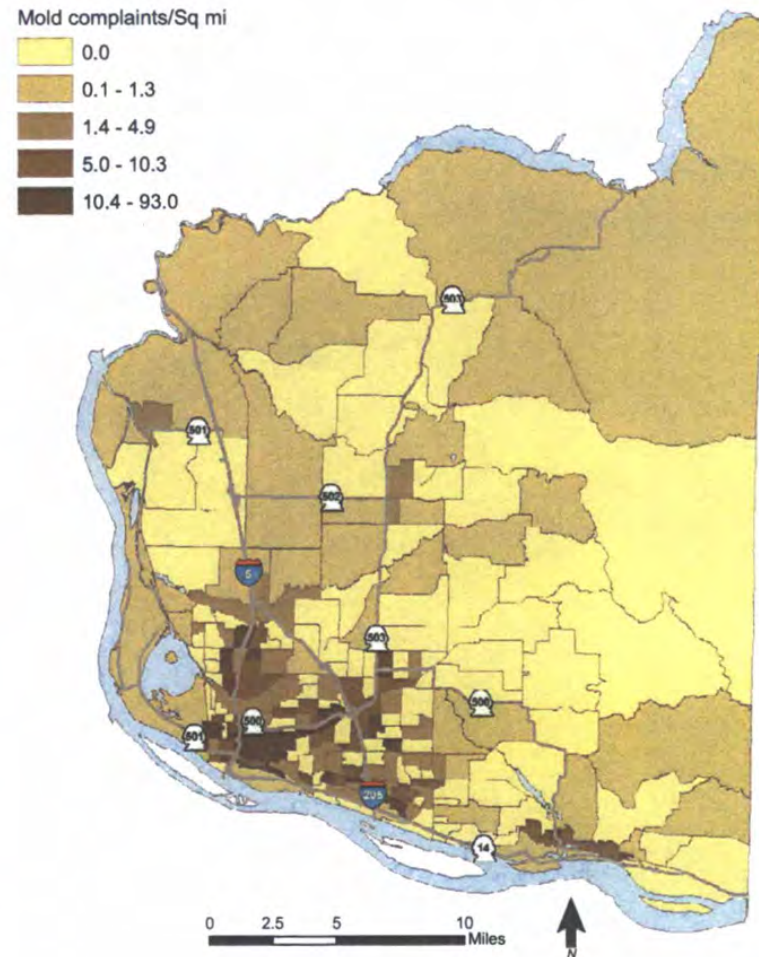
Unhealthy housing is defined as housing of an age or condition that results in problems such as pest-infested carpeting, indoor mold, or flaking lead paint. Unhealthy housing causes many kinds of illness and may lead to impaired child development, cancer, asthma, water-borne illness, and respiratory disease. Locally, mold complaints are an example of unhealthy housing, often found in areas with older housing and higher poverty rates. Another indoor air pollutant, radon, is a naturally occurring gas and the second leading cause of lung cancer, usually entering buildings through cracks in their foundations.

In Clark County

There is insufficient data to accurately estimate the amount of inadequate and unhealthy housing in Clark County, but there is evidence based on national trends and local data. About 40% of owner-occupied homes and 44% of rental units in Clark County were built before 1980, presenting some risk of lead exposure.

As of 2011, unsafe levels of radon have been found in 21% of homes tested in Clark County, which is categorized as a high-risk area by the Environmental Protection Agency (EPA) (see map on page 44).

Mold complaint density by census block group, 2011



Areas with the highest density of mold complaints are concentrated in central Vancouver.

Disparities in Clark County

Socioeconomic status

Low-income populations have fewer housing choices and are therefore more likely to live in unaffordable, inadequate, or unhealthy housing. In Clark County, 81% of households earning less than \$20,000 live in unaffordable housing. These conditions often overlap with minority status or physical disability. Less ability to afford housing is sometimes exacerbated by a lack of availability of housing types. In outlying cities of Clark County, single-family residences comprise over 75% of all housing units.

Race and ethnicity

Recent data on the proportion of income spent on housing by race is not available. However, it is clear that on average, racial and ethnic minorities have lower incomes and are disproportionately represented among those living in poverty. In Clark County, over 15% of the African American, Hispanic, and Native American population lives in poverty, compared to just 9% of non-Hispanic whites.

Age

Aging-friendly homes meeting universal design criteria are scarce in Clark County. The percent of households living in unaffordable housing decreases with age.

Geography

Dependence on automobiles can increase the proportion of income dedicated to housing and transportation combined. Areas outside of central Vancouver have limited transit service. Due to the lack of travel options and long travel distances, the housing + transportation index classifies many of these neighborhoods as unaffordable.

Conditions needed to thrive

To thrive, residents need access to affordable housing that offers the benefits of stability and reduced stress, which translate into reduced risk for chronic disease. Housing, including transportation costs, should not place an undue financial burden on residents that limits or eliminates resources devoted to self-care and the care of their families.

Similarly, residents need housing options that will not expose them to toxins, disease, extreme temperatures, or risk of injury. Health is promoted when housing is located near parks, transit, healthy foods, and a variety of walkable destinations.



Related plans, policies, and reports: Sustainable, Affordable, Residential Development, 2008; Clark County 10-year Homeless Plan; 2010-2014 Consolidated Housing and Community Development Plan; Vancouver Housing Authority Report to the Community, 2011; Clark County Aging Readiness Plan, 2012

Policy recommendations

Goal	Objective	Policies & strategies
1. Fully implement the health-promoting policies in the existing Housing Element	In 2035, less than 66% of households will spend more than 45% of their income on housing and transportation costs.	<ul style="list-style-type: none"> 1.1 Prioritize implementation of existing policies that increase housing affordability, supply, and choice in compact, walkable neighborhoods 1.2 Prioritize implementation of existing policies that emphasize compact, walkable neighborhoods
2. Increase the proportion of housing in complete, walkable neighborhoods	In 2035, a majority of housing units will be in complete, walkable neighborhoods.	<ul style="list-style-type: none"> 2.1 Increase the percent of housing units within walkable distance of a variety of land uses <ul style="list-style-type: none"> 2.1.1 Identify opportunities in existing neighborhoods for zoning changes to allow small retail and service uses 2.1.2 Use zoning and development incentives to direct new housing units toward areas with active transportation infrastructure, including bikeways, sidewalks, and transit service 2.1.3 Require multifamily residential developments to connect to adjacent services and transportation infrastructure
3. Improve housing affordability by ensuring a county-wide increase in housing choice and supply	By 2035, the percent of housing within the UGA that is single-family residential will decrease.	<ul style="list-style-type: none"> 3.1 Meet the housing demands of emerging demographic groups <ul style="list-style-type: none"> 3.1.1 Plan for increases in the millennial and baby boomer populations and their preferences, such as small household sizes and decreased automobile travel 3.1.2 Change zoning to allow more areas to support diverse housing types, including small-lot single-family, multifamily, duplexes, Accessory Dwelling Units, cottages, and co-housing 3.1.3 Reduce residential parking minimums 3.2 Work with cities to attain compliance with fair share housing goals <ul style="list-style-type: none"> 3.2.1 Increase residential densities

Goal	Objective	Policies & strategies
4. Ensure equitable access to affordable, quality housing	In 2035, housing meeting universal design criteria will be widely available.	<p>4.1 Increase the number of housing units that meet universal design criteria</p> <p>4.1.1 Inventory and track the amount and location of universal design housing</p> <p>4.1.2 Revise codes and implement programs to promote universal design</p> <p>4.2 Ensure that housing does not pose health risks to vulnerable populations</p> <p>4.2.1 Partner with Community Development Block Grant and Home programs to ensure health risks are addressed when rehabilitating housing</p> <p>4.2.2 Develop and implement a healthy housing checklist</p> <p>4.3 Adopt and implement the updated Clark County 10-year Homeless Plan</p> <p>4.4 Integrate market rate and affordable housing</p>
5. Partner with stakeholders and organizations to exchange resources and educate the public on housing issues and generate healthy housing regulations	By 2013, there will be an expanding partnership of community organizations dedicated to affordable housing.	<p>5.1 Work with financial institutions, developers, non-profits, public agencies, and other partners to rehabilitate and construct affordable housing</p> <p>5.1.1 Explore innovative funding sources such as reverse mortgages, loan pools, and housing trust funds</p> <p>5.1.2 Relieve the permitting burden for affordable housing through fee waivers</p> <p>5.2 Educate community partners about universal design, demographic shifts, and health impacts of unaffordable housing</p>



Climate Change and Human Health

Human beings are in every way connected to and dependent on the natural world. It is the physical source of all that protects and sustains individuals and communities.

How climate change impacts health

Human health and well-being are inextricably linked to our climate. From the selection and planting times of the crops we grow, to the building materials we use, hundreds of decisions are shaped by our assumption of reasonably predictable weather and climate. As the climate changes, these assumptions will become less reliable.

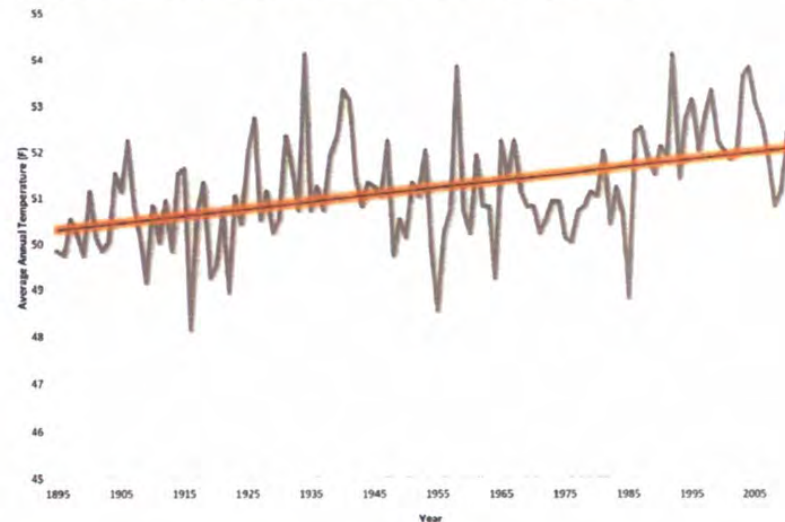
Decades of climate research have led nearly every scientific body in the world, and every major public health organization in the United States, to the same conclusion: global warming is accelerating rapidly, and poses a threat to human health and the health of the planet. It is critically important to slow the rate of climate change (mitigation) and to minimize its impact on human health, the environment, and the economy (adaptation).



Weather is made up of short-term changes in the atmosphere, whereas climate is observed over years or decades.

Weather is naturally variable, and winter storms engulfing the country sometimes make it hard to believe that the planet is warming. Climate takes that variability into account and looks at it for trends over decades or centuries. For example, global land and ocean temperatures vary year to year, but on average have increased steadily for the past 120 years.

Average annual temperature in Vancouver, 1895-2010



Like the rest of the Northwest region, the temperature in Vancouver has risen by about 1.5 degrees during the past century.

The amount of carbon dioxide (CO₂) in the atmosphere also varies, but is at its highest level in the last 800,000 years. Early projections of climate change underestimated both the speed of change and the severity of the impacts. Temperatures are rising, glaciers and ice sheets melting, and long-term weather patterns are changing much faster than expected.

Extreme heat

Extreme heat causes more weather-related deaths in the United States than hurricanes, lightning, tornadoes, floods, and earthquakes combined. Every decade, the average temperature is expected to increase by another .5 degrees Fahrenheit, leading to longer, dryer, and more deadly summers. Extreme heat causes heat exhaustion and dehydration, especially among certain groups such as the elderly.

Deteriorating air quality

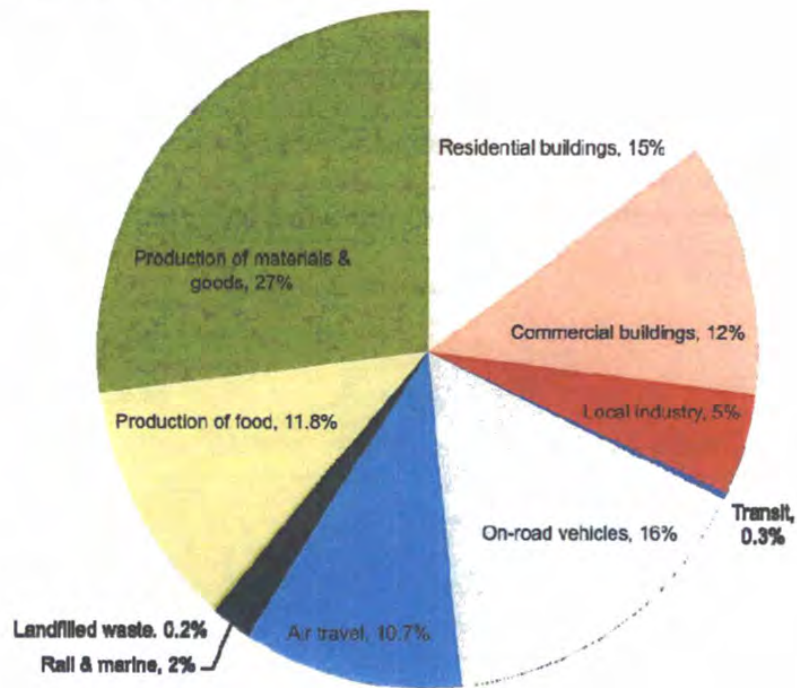
Air quality is affected by hot, dry summers. This climate increases the risk of smog and the likelihood of pollution from wildfires. Small particles suspended in the air are a by-product of fuel combustion, forest fires, allergens, and ground-level ozone (smog), which will all increase due to warming temperatures. As these particles are inhaled into the lungs, they increase the risk of infant mortality, cancer, respiratory disease, asthma, heart attack, and stroke.

In Clark County

By 2045, Clark County will experience between 20 and 50 extreme heat days when heat plus humidity create temperatures that “feel like” at least 99.5 degrees Fahrenheit. This is estimated to lead to over 30 excess heat-related deaths each year.

From 1998 to 2008, Clark County had zero days where air quality reached “unhealthy” levels for the general population and an annual average of 1.9 days that were unhealthy for sensitive populations.

Greenhouse gas emissions in the City of Vancouver, 2007



Expected extreme heat days in Clark County in 2045

Warming scenario	Avg. # of heat days per year	Avg. # of days per heat event	Avg. “feels like” temp on heat days
High	49.9	3.4	109.9
Middle	29.9	2.6	107.7
Low	20.8	2.3	107.1

In 2045, as many as 50 days per year may exceed a “feels like” temperature of 99.5 degrees Fahrenheit. This is a dramatic increase from 2002-2006, when Clark County averaged just 16 heat days per year.

Flooding

Climate change will cause precipitation to fall more often as rain rather than snow, leading to an increased likelihood of floods during the wet months. Floods cause property damage, landslides, and injuries from debris, and can contaminate drinking water with toxins and bacteria such as *E. coli*, *Salmonella* and Hepatitis A.

Drought

Less precipitation in the summer will lead to hotter and dryer conditions. These dry conditions are exacerbated by declining snowpack. Families and business who rely on private wells are particularly at risk because a lack of snow might mean that the aquifer from which they draw may not be recharged by snowmelt. Accompanying drought conditions will be challenges for food production, as well as increased risk of wildfires.

Shifting disease vectors and pathogens

In time, warming temperatures will create habitat for new diseases that seriously threaten humans, crops and other species. Researchers anticipate eventual vector-borne outbreaks of Lyme

In Clark County

The Clark County Hazards Inventory and Vulnerability Analysis (HIVA) finds that the likelihood of flooding in Clark County is high. CCPH estimates that 3% of the population lives in areas vulnerable to flooding.

From 2000-2009, Clark County averaged 15-33 low water days per year. The HIVA states Clark County is at high risk of more low water days during summer due to loss of snowpack and increased runoff.

As a result of climate change, water suppliers will have to produce 50% more water than they would have to supply just to keep up with population growth.

Flood hazards, 2010



disease; encephalitis and malaria, and Hantavirus. Algae blooms are more toxic and occurring more frequently, increasing the risk of contaminated shellfish. *Cryptococcus gattii* is historically a tropical fungal borne and pathogen, but since 1999 it has taken hold in British Columbia and spread to Washington, Oregon and California, with 338 confirmed human infections and 40 deaths. Other new diseases cause infections in plants. For example, the

pine beetle has spread to the Western Cascades, where white bark trees declined 41 percent by the mid 2000's, and nearly 80% of these trees in Mt. Rainer National Park have been infected. The spread of these organisms devastates healthy forests and increase the risks of fire.

Mental health

Researchers observed an escalation in many mental health problems following major weather events such as Hurricane Katrina and the recent Australian drought. Following catastrophic weather events, increased instances of Post Traumatic Stress Disorder, depression, increased domestic violence, child abuse, and suicides can be expected. Uncertainty and anxiety about the future may increase the percent of Clark County residents with poor emotional health.

Dislocations and in-migration

People adversely impacted by climate change, from outside of and within the United States, may seek to migrate to the Pacific Northwest.

Exacerbating trends

Clark County faces additional climate-related risks. Nearly 90% of food consumed in Clark County in 2007 was imported from out

In Clark County

Diseases such as Q fever, Lyme disease, Western Equine Encephalitis, and West Nile Virus are expected to spread in the Pacific Northwest.

Clark County, which grew 23% in the last decade, can expect to be more affected than many other parts of the country, as weather here is relatively moderate. With the exception of Oregon, most in-migration comes from states suffering from extreme heat, such as Texas, Arizona, and Florida.

of state. Droughts, floods, and crop losses in food-producing regions will limit food supply while increasing food costs. At the same time, declining oil reserves will eventually increase the cost of transportation, which will further increase the cost of food. The combined effects of increasing food and energy prices with Clark County's current reliance on imports and automobiles will make adaptation difficult.

Disparities in Clark County

Socioeconomic status (SES)

Because they have the fewest resources for adapting to a changing environment, those in lower socio-economic brackets disproportionately suffer the health impacts of climate change. Obtaining needed resources such as food, medical care, transportation or affordable housing will become increasingly difficult in a time of dwindling resources and heightened global competition.

Age

Under excessive heat stress, adults over 65, children, and infants under 1 year of age have shown greater sensitivity to all-cause mortality. Extreme heat, and the air pollution that accompanies it, also disproportionately impact pregnant women and persons with respiratory or cardiovascular disease.

Geography

People who live in rural areas or work outdoors may have greater risks of impacts from extreme heat and disease carrying vectors. People living near the coast or rivers risk exposure to extreme weather events such as flooding. Populations who rely on drinking water that originates in glacially fed aquifers are at risk of water shortages, while populations who rely on drinking water from river fed aquifers are at risk of salt-water intrusion.

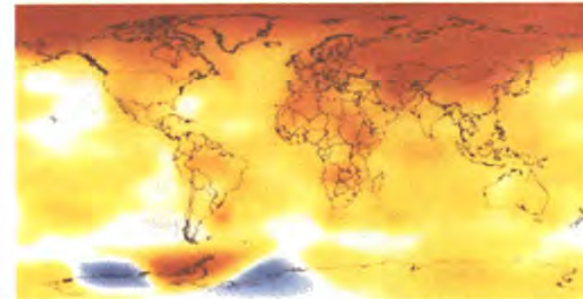
Conditions needed to thrive

Climate change is a public health emergency that requires immediate action. To thrive, we must stabilize the global temperature. This requires mitigation – efforts to reduce emissions and their warming effects.

To thrive, we must protect ourselves against climate impacts that are already occurring, such as an increase in extreme heat days and the dwindling of glaciers that replenish our water supply. This requires adaptation – efforts to protect people from threats such as extreme heat events, loss of crops or water due to drought, or increased flooding due to sea level rise.

In an unprecedented time of increasing population, decreasing resources, and increasing risks from climate change, both mitigation and adaptation are necessary if we are to survive and thrive.

Map of 2000-2009 temperatures compared to 1951-1980 averages (red hotter, blue cooler). This was warmest decade since modern record keeping began.



Related plans, policies, and reports: Sustainable, Affordable Residential Development, 2008; Creating a More Sustainable Vancouver, 2009; Sustainability Performance Report, 2010; Clark County Hazard Inventory and Vulnerability Analysis, 2011

Policy recommendations

Goal	Objective	Policies & strategies
1. Determine how Clark County can adapt to and mitigate climate change to protect health	In 2013, Clark County will have a highly engaged Climate Action Committee providing the Board of County Commissioners with guidance on how the community can adapt to and mitigate climate change impacts.	<p>1.1 Convene a countywide Climate Action Committee dedicated to this content area, with participation by high level officials from C-Tran, public utilities, waste management, economic development/business, Port of Vancouver, Clark Regional Emergency Services Agency, Public Health, municipalities, other affected departments and sectors and the public at large</p> <p>1.1.1 Identify local vulnerabilities that will put the population’s health at risk as the climate continues to warm</p> <p>1.1.2 Update and maintain a Greenhouse Gas inventory by sector and identify how to achieve the greatest reduction for the least cost</p> <p>1.1.3 Communicate climate risks to public and provide education on the need for adaptation and mitigation strategies and how they can participate in both</p>

Goal	Objective	Policies & strategies
2. Develop plans to mitigate climate change	By 2015, Clark County will be implementing strategies to: <ul style="list-style-type: none"> Decrease greenhouse gas emissions Absorb CO₂ Diversify and distribute clean energy 	2.1 Develop plans to decrease carbon emissions <ul style="list-style-type: none"> 2.1.1 Promote active transportation through improving the bike/pedestrian environment (e.g. complete streets, compact development, additional miles of bikeways and sidewalks) 2.1.2 Promote vehicle efficiency through electric car charging stations and high-efficiency fleets, buses, and delivery vehicles 2.1.3 Encourage more local food production, processing, and distribution to reduce freight emissions 2.1.4 Retrofit existing buildings for energy efficiency 2.1.5 Implement aggressive energy efficiency codes for new construction 2.1.6 Increase telecommuting 2.2 Develop plans to absorb carbon dioxide <ul style="list-style-type: none"> 2.2.1 Preserve and plant trees 2.2.3 Encourage use of native plants 2.2.4 Restore and expand urban and rural forest
3. Conserve and preserve resources	By 2015, Clark County will be implementing strategies to sustain farmland and conserve water.	3.1 Maximize the percentage of energy used that comes from renewable sources <ul style="list-style-type: none"> 3.1.1 Support on-site and district energy (heating, cooling and hot water) for buildings clusters 3.1.2 Design buildings to reduce heat absorption 3.1.3 Revise building codes and design guidelines to allow for and encourage passive solar design, green roofs, active solar and other renewable energy 3.2 Conserve finite resources <ul style="list-style-type: none"> 3.2.1 Reduce water use and increase efficiency through retrofitting incentives, educating and mandating conservation measures 3.2.2 Restore and retain all existing farmlands to assist with local food production 3.2.3 By ordinance, planning support, or incentives, restore and retain farms and protect agricultural lands from development 3.3 Decrease per-capita energy consumption <ul style="list-style-type: none"> 3.3.1 Incentivize energy efficiency retrofits for existing buildings

Goal	Objective	Policies & strategies
4. Prepare for climate change impacts by developing adaptation plans.	By 2015, Clark County will have assessed local risks, developed a response plan, initiated ordinances or other actions needed to prevent harm, and educated the public.	<ul style="list-style-type: none"> 4.1 Protect the public's health from climate change impacts <ul style="list-style-type: none"> 4.1.1 Decrease impervious surfaces that increase temperatures and generate water runoff 4.1.2 Identify areas at high risk for flooding, fire, and extreme temperatures and take preventive action to address the threat (e.g. expand flood plain boundaries) 4.1.3 Review and modify emergency response plans to anticipate and prepare for impacts of climate change, including extreme heat, flooding, contagion, and deteriorating air quality



Environmental Quality

Clean air and clean water are among the most basic necessities for health and for prevention of exposure to toxins harmful to human health.

How environmental quality impacts health

Contamination of air and water, including toxins from industry, household products, and vehicle emissions, can lead to many chronic diseases.

Human exposure to environmental toxins

There are two primary ways that toxins are released into the environment: point source pollution and nonpoint source pollution. Point source pollution refers to toxins that originate from a single site, such as chemical spills, leaking storage tanks, or illegal dumping. Nonpoint source pollution refers to toxins in the air or on land that are widely dispersed by wind or precipitation runoff.

Humans can be exposed to pollutants through direct contact with toxins, inhalation, ingestion, or use of products made from chemicals that can enter the human body through skin contact. The Centers for

In Clark County

The Environmental Protection Agency (EPA) has found that Clark County relies on a sole source water supply, meaning that no other source is reasonably or legally available. By 2005, stress on Clark County's Troutdale aquifer had decreased water levels by ten feet or more. Further loss is threatened by increased demand and declining recharge from reduced snowmelt.

Clark County watershed health, 2010



In 2010, of 10 watersheds, one was in good health, three in poor health, and the rest in fair condition.

Disease Control and Prevention studied the dispersion and absorption rate of 300 of 80,000 industrial chemicals, few of which have ever been tested for health impacts. They found that 219 (73%) were present at some level in a significant number of people. The EPA has identified 187 toxic air pollutants from industrial, commercial and vehicular emissions that are known or suspected to cause serious health problems such as cancer or birth defects.

Common contaminants

Although the risk of exposure to environmental toxins varies by geography, people experience some level of toxic exposure in all areas of the United States.

Benzene is among the top 20 chemicals for production volume and an ingredient in products such as gasoline, glues, paints, furniture wax, and detergents. A known carcinogen, benzene is generally found in higher volumes in indoor air primarily due to its presence in tobacco

In Clark County

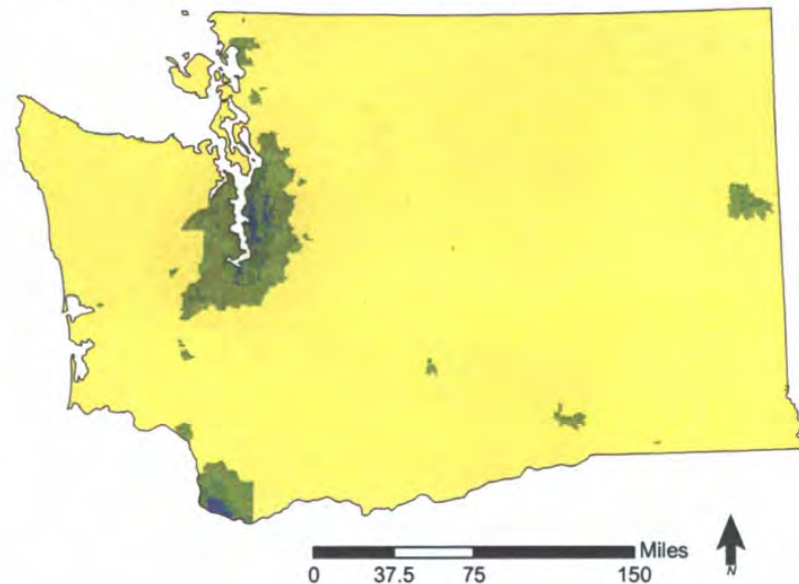
Vehicle emissions and wood fires are the main sources of pollution in Clark County, which currently meets healthy air standards. In 2009, Clark County met EPA standards for particulate matter on all but six days. However, the Southwest Washington Clean Air Agency and the Oregon Department of Environmental Quality have conducted studies estimating that by 2017, diesel particulates will reach five times the healthy level for much of Clark County.

In Clark County, 24 facilities emitted or disposed of toxic chemicals in 2009, according to the Environmental Protection Agency (EPA). These chemicals can be safe if disposed of correctly. In 2010, Cowlitz, Lewis, Clark and Multnomah counties combined released or disposed of over 6 million pounds of toxic chemicals.

smoke. It is also emitted from gas stations, underground storage tanks, and heavily trafficked roads. Individuals exposed to high levels of benzene may develop and die from leukemia within five to fifteen years.

Ground level ozone is created by emissions from industrial facilities, electric utilities, motor vehicle exhaust, gasoline vapors, and chemical solvents interacting with sunlight. Health risks include increased

Cancer risk from air pollution in Washington, 2005



Darker colors represent areas with higher cancer risk from air pollution. Clark County residents face additional risks similar to those throughout North America. Persistent bioaccumulative toxins transmitted through food also contribute to cancer risk.

susceptibility to pneumonia and bronchitis, inflammation and scarring of the lung, exacerbation of asthma and respiratory diseases, and increased mortality.

Particulate Matter (PM) refers to very small air-borne particles that can enter the body through inhalation into the lungs. Exposure may cause respiratory and heart problems, asthma symptoms, adverse birth outcomes, lung cancer, decreased lung growth in children, and early death. The largest sources in Clark County in 2005 are listed in the table below.

Persistent organic pollutants are substances that degrade very slowly and accumulate in food and animal tissues. Many are used in industrial and household products such as furniture, electronics, and adhesives.

In Clark County

The EPA classifies Clark County as a high-risk location for radon exposure. In Clark County, 21% of homes tested registered unsafe levels of radon.

Though banned in 1979, a 2005-2006 study of Vancouver Lake found Polychlorinated Biphenyl (PCB) levels exceeded EPA criteria.

Exposure to arsenic through well water can be a significant risk in northwest Clark County.

About 90% of Clark County households report they do not allow smoking inside their homes.

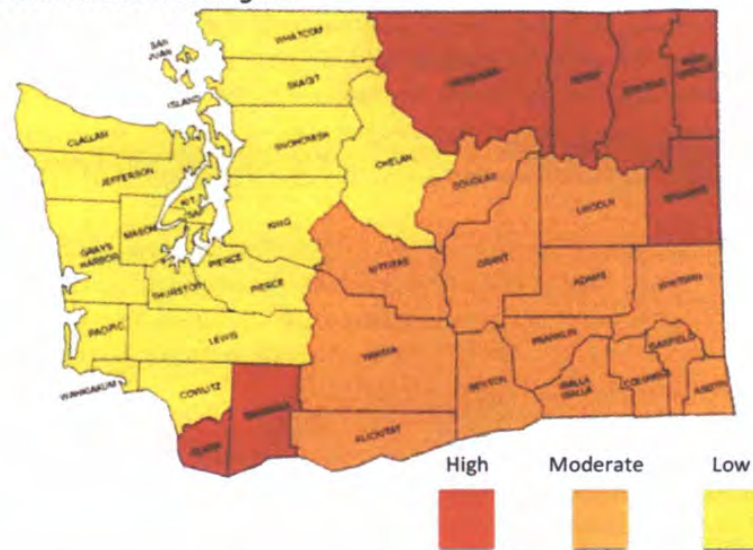
Particulate Size	Largest sources in Clark County (2005)
PM10	Wood stoves & fire places (29%), road dust (26%), point sources (16%)
PM 2.5	Wood stoves & fire places (47%), point sources (18%), residential outdoor burning (11%)
Diesel PM 2.5	On-road mobile sources (30%), non-road mobile sources (46%), ships (12%)

Polychlorinated Biphenyl (PCB) is one such pollutant that affects the neurological, reproductive, and immune systems, and may be carcinogenic. Levels of PCBs in the environment were zero before they were manufactured, and have decreased in the US since banned in 1979. All people in industrial countries have some PCBs in their bodies, but generally at a level that does not pose a health risk.

Naturally occurring toxins also exist. Radon, a gas occurring in bedrock that can infiltrate homes if not properly vented, and is the second leading cause of lung cancer. Ingestion of arsenic, a metal found in numerous aquifers throughout the country, is linked to skin, bladder, liver, and lung cancer.

Indoor air pollutants may include asbestos, carbon monoxide, mold, radon, and formaldehyde. Smoking is the leading cause of lung cancer, and second-hand smoke causes cancer, heart disease, Sudden Infant Death Syndrome (SIDS), and asthma.

Radon risk in Washington



Disparities in Clark County

Socioeconomic status (SES)

There is a moderate positive correlation between the percent of census tract populations living in poverty and the cancer risk from air toxins. The risk of cancer from ambient air toxins increases somewhat as the percent of population in poverty increases, meaning that people living in census tracts with high poverty also tend to have increased risk of cancer caused by air pollution. Statewide patterns of cancer risk suggest a strong association with density, and the denser census tracts in Clark County tend to have higher poverty levels and a greater density of roads and auto traffic. These coincident factors may explain variation in risk more than poverty itself.

The risk of disproportionate exposure to drinking water contaminants faced by lower SES populations is low in Clark County. Low SES populations are concentrated in urbanized areas, and are therefore less likely to depend on private wells vulnerable to contamination. All Clark County census tracts with high poverty rates are served by municipal water systems, which are subject to regular monitoring, reporting, and treatment.

Race and ethnicity

Clark County Public Health found a moderate positive correlation between cancer risk and the percent of census tract population that is non-white. Like low SES populations, racial and ethnic minorities make up a larger share of the population in densely populated areas of Clark County, which tend to have higher cancer risk.

Racial and ethnic minorities have a low risk of disproportionate exposure to drinking water contaminants. As a result of their concentration in urban areas, there is a higher likelihood that their drinking water comes from municipal water systems with regular

monitoring.

Age

Older adults in Clark County face a higher risk of hospitalization due to asthma. Children everywhere are disproportionately impacted by toxins, which can harm healthy development.

Geography

The risk of exposure to air toxins is greater in denser, urbanized areas in the southern part of the county. Conversely, vulnerability to water contamination is greater in northern parts of the county, where more of the population relies on unmonitored private wells.

Conditions needed to thrive

People need to be able to breathe air, eat foods, and drink beverages that are not contaminated by toxic pollutants. While the number of toxins already in our environment means the total elimination of threat is unrealistic, every action taken to prevent further emission of toxins, clean up existing pollutants, protect residents from avoidable exposures, and ensure the availability of essential natural resources, is an action that will promote a healthier community.



Related plans, policies, and reports: Salmon-Washougal and Lewis Watershed Management Plan, 2006; Ozone Maintenance Plan, 2006; Vancouver Carbon Monoxide Maintenance Plan, 2007; Sustainable, Affordable Residential Development, 2008; Creating a More Sustainable Vancouver, 2009; Sustainability Performance Report, 2010; Clark County Stream Health Report, 2010; Clark County Stormwater Management Plan, 2011

Policy recommendations

Goal	Objective	Policies & Strategies
1. Protect residents from exposure to direct, indirect and cumulative impacts of outdoor air pollutants	By 2035, cancer risk from air pollution will decrease in Clark County.	<p>1.1 Reduce toxic emissions from automobiles</p> <p>1.1.1 Reduce dependence on automobiles by land use policies that promote compact and transit-oriented development, jobs/housing balance, walking and bicycling infrastructure, and traffic patterns that reduce congestion and idling time</p> <p>1.1.2 Encourage and support low emission and energy-efficient vehicles through actions such as providing sulfur free diesel or establishing network of electric vehicle charging stations</p> <p>1.1.3 Expand tree cover near freeways and other highly motorized routes</p> <p>1.2 Reduce toxic emissions from freight and equipment</p> <p>1.2.1 Collaborate with ports, industry, and regulatory agencies to develop a comprehensive emissions reduction plan for freight-related emissions</p> <p>1.2.2 Explore use of low-emission vehicles, short-sea shipping service to reduce truck and rail impacts, and shore power such as electric outlets that provide power for stationary ships without burning fossil fuels.</p> <p>1.3 Reduce toxic emissions from stationary sources</p> <p>1.3.1 Assess and develop strategies to reduce air pollution from stationary source emitters such as industries, power plants and commercial and residential buildings</p> <p>1.3.2 Provide health messaging to ensure the public is aware of the risks of common toxins and has information to help mitigate these risks.</p>
2. Protect residents from exposure to indoor air pollutants	By 2035, indoor air pollutants will decrease and testing will increase.	<p>2.1 Reduce indoor air pollutants</p> <p>2.1.1 Develop and adopt guidelines for indoor air quality in residential and commercial units along high traffic corridors, and implement through code revisions</p> <p>2.1.3 Expand programs to reduce exposure to harmful effects of second-hand smoke in indoor and outdoor areas</p> <p>2.1.4 Ensure that new construction, remodeling and renovation projects include assessment and mitigation of risk of exposure to radon</p> <p>2.1.5 Monitor radon levels and mold by compiling residential test results</p> <p>2.1.6 Work with home rehabilitation programs and Clark County Community Development to ensure radon testing and mitigation are in place for new and improved buildings</p>

Goal	Objective	Policies & Strategies
3. Prioritize environmental justice by directing mitigation efforts to areas with low-income, racial and ethnic minority, youth, and aging populations	By 2025, mitigation policies will have been implemented in all areas where high concentrations of at-risk populations reside, work or play.	<p>3.1 Direct mitigation efforts to those most at risk of exposures to pollutants or most sensitive to impacts</p> <p>3.1.1 Develop emissions mitigation plans for areas around schools, childcare centers, parks and playgrounds, hospitals, elder housing, and community gathering places</p> <p>3.1.2 Collaborate with the port, freight operators, local businesses and regional and state transportation agencies to develop new routes that divert diesel emitting vehicles from sensitive areas while ensuring efficient movement through the Port and industrial areas</p> <p>3.1.3 Continue to pursue smoke-free policies for housing, work places, and public places</p> <p>3.2 Protect at-risk populations by siting future facilities they will use (e.g. schools, hospitals, residences, elder and childcare facilities) away from traffic and polluting industrial sites, and mitigate impacts to existing sites</p> <p>3.2.1 Implement anti-idling requirements for school buses and other heavy-duty vehicle operators</p> <p>3.2.2 Manage travel demand around sites with vulnerable populations to minimize automobile travel</p> <p>3.2.3 Promote non-polluting energy sources around sites with vulnerable populations</p>
4. Provide equitable access (private and public) to high quality drinking water with sustainable long-term availability	By 2015, monitoring and reporting programs for small public drinking water systems (Group B) and private wells will be in place.	<p>4.1 Protect the public from drinking water contamination</p> <p>4.1.1 Protect surface water quality by working with public and private property owners to reduce contaminated storm water runoff</p> <p>4.1.2 Work with property/business owners to reduce soil and water contamination from industrial operations and other activities that use, produce or dispose of hazardous or toxic substances</p> <p>4.1.3 Develop a permit program for small group public drinking water systems (Group B) to ensure that water quality is monitored</p> <p>4.2 Protect residents on private wells from health risks due to water quality or quantity problems</p> <p>4.2.1 Monitor water resources in the aquifer and promote aggressive conservation efforts</p> <p>4.2.2 Increase uses of recycled (gray) water, including for landscaping and home irrigation</p> <p>4.2.3 Require notice to title when any private well has tested positive for arsenic at levels above safe standards</p>



Safety and Social Connections

Built environments can improve health when they ensure safe access to essential services, parks, healthy food stores, and gathering places for social interaction.

How safety and social connections impact health

Neighborhoods and health

Neighborhoods can be defined as geographic areas and social networks that provide a community's human infrastructure.

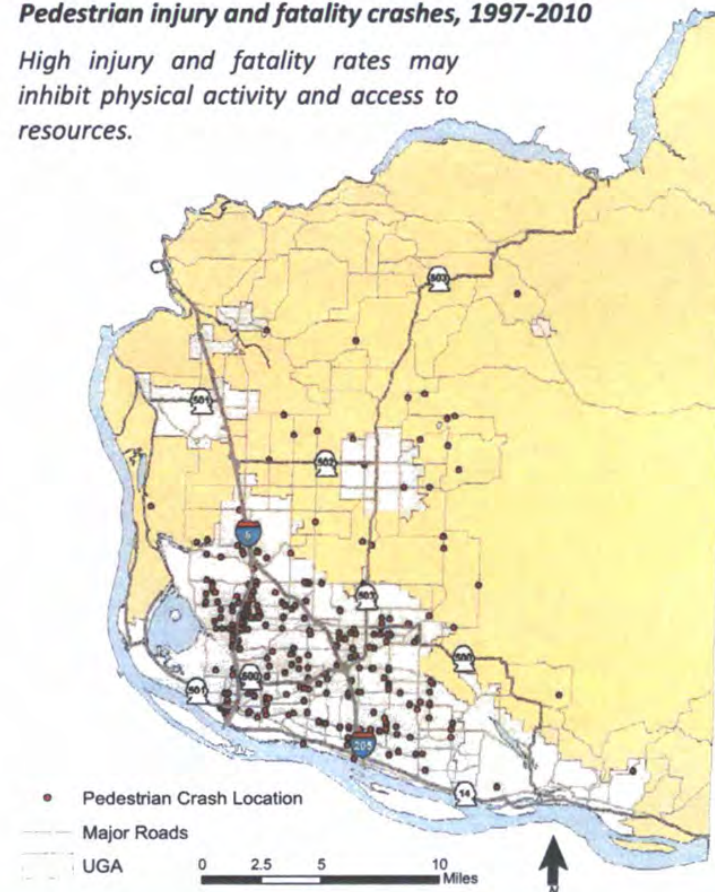
Other sections of Growing Healthier report address the health benefits of active transportation, parks and open space, and the proximity of healthy food choices. Access to these and other community resources generally begins by passage from home and through a neighborhood: in order to take that journey it is essential that people feel safe to move around in their world.

The built environment impacts health and safety

Neighborhoods can undermine a sense of safety by structural and design characteristics such as narrow sidewalks, dead-end streets and alleys, high speed limits, or the absence of crosswalks. Research shows that a high number of convenience and liquor stores in a neighborhood are associated with higher rates of obesity, teen smoking, physical assaults, and alcohol-related traffic crashes. Children and adolescents who perceive their neighborhood as unsafe are less likely to go for walks or use public parks, and are less physically active than those who live in safer environments. The odds of being obese or overweight are 20-60% higher among children in neighborhoods with unfavorable social conditions, such as unsafe surroundings or poor

Pedestrian injury and fatality crashes, 1997-2010

High injury and fatality rates may inhibit physical activity and access to resources.



housing, than among children not facing such barriers. Adverse health outcomes associated with lack of safety include obesity, chronic stress, heart disease, and poor mental health.

Crime Prevention Through Environmental Design (CPTED) is a method of reducing crime through passive design features. Examples include natural surveillance approaches such as designing streets for connectivity, designing safe sidewalks and bike lanes to promote pedestrian and bicycle activity, improving sightlines through lower fences and landscaping, and orienting windows to provide eyes on the street.

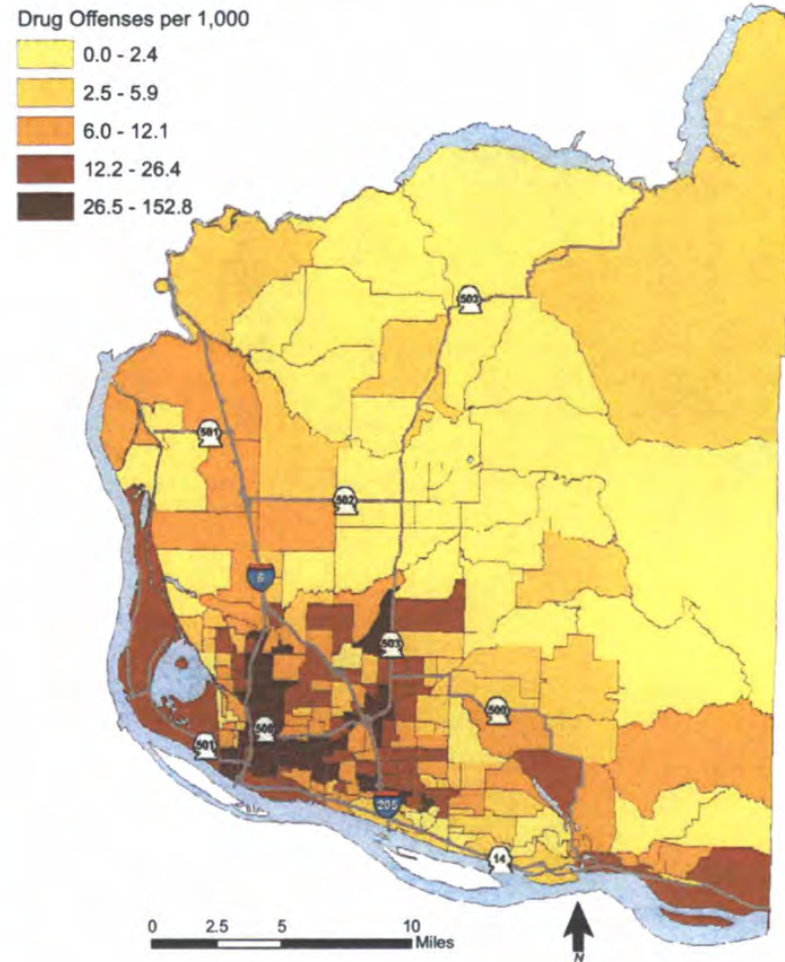
The social environment can enhance health and safety

In close-knit neighborhoods, residents are more likely to work together to achieve common goals and model healthy behaviors that can positively influence youth. Researchers conclude that even in at-risk neighborhoods, a high degree of social cohesion is a strong predictor of lower rates of violence. Among middle school youth, positive connections to school and social groups is associated with better mental health, less risk of smoking, less risk of marijuana use, and higher graduation rates. In adults, strong social connections can help reduce stress, assist in coping, improve access to material support such as transportation or information, and improve mental health. Social connections can be fostered by features of the built environment that provide opportunities for interaction, such as parks, plazas, small businesses, or even front porches.

In Clark County

Trust is a commonly used indicator of social connectedness. In 2006, about 51% of Clark County adults reported that they thought most people can be trusted, about the same as the statewide rate of 57%. In a separate, non-scientific survey of 685 Clark County residents in 2011, about 60% of survey respondents said they feel safe walking alone day or night.

Drug offenses by census block group, 2009



Built and social environments can decrease crime rates and increase the health of a neighborhood and its residents.

For individuals, lack of a social network is associated with higher rates of morbidity and mortality, depression, and cognitive decline, across all age groups. Between 1980 and 2010, the number of people living alone increased by 40 percent to almost 31 million individuals. This is expected to increase the risk of isolation for some groups.

“Third places” provide a social space separate from home and work, and play an important role in enhancing social connectedness, a sense of responsibility, and natural neighborhood surveillance. Such places provide venues for people to meet and engage with neighbors formally or informally (e.g. a coffee shop, community center, plaza, library or park).

“Third places” provide opportunities for social interaction and community-building. Buildings oriented to public spaces also provide natural surveillance, and enhancing the comfort of users.



In Clark County

While Clark County has many examples of safe public spaces, such as community centers and parks, it is also dominated by a pattern of drivable suburban development that decreases opportunities for interaction. In a 2011 Clark County survey of 685 residents, only 27% said they have a local gathering place for social interaction, indicating the need for this design element as part of neighborhood development.

Disparities in Clark County

Socioeconomic status (SES)

Social connectedness measured by trust level varies by residents with different household income levels. Residents with a median household income of \$50,000 or more are much more likely to feel that people can be trusted in general (63%) compared to those with incomes of less than \$20,000 (37%) and those with incomes between \$20,000 and \$50,000 (43%).

In 2010 the poverty rate in Clark County was about 11%, slightly below the statewide rate of 12%. There are correlations between some crime rates and low-income neighborhoods, suggesting that these areas may be most in need of changes to the built environment that enhance the safety of residents and to build a sense of social connectedness.

Race and ethnicity

Crime rates are somewhat higher in areas with a higher percent of non-white residents. There is a significant but weak correlation between crime offenses and the percent of block group residents who are non-white, especially in the Vancouver area. For injuries, there is evidence that crash risk is higher among non-white populations.

Age

Unintentional injuries are the leading cause of death for Clark County residents up to age 44 years. In 2009, unintentional injuries accounted for 37% of the deaths in the 0-44 age group compared to 4% for those 45 and older. About 33% of these deaths were related to traffic crashes in 2010. Studies show that crash risk is higher around schools.

Conditions needed to thrive

Healthy neighborhoods provide the opportunities people need to thrive, including:

- Quality housing
- Access to physical activity
- Access to healthy foods
- Traffic calming
- Public environments (safe parks, plazas, and meeting places) that allow residents to interact and develop or maintain social ties.

These conditions promote social cohesion and social capital and enhance health, social and economic opportunities.



Related plans, policies, and reports: Clark County Aging Readiness Plan, 2012

Policy recommendations

Goal	Objective	Policies & strategies
1. Increase opportunities for social interaction	By 2035, the percent of residents surveyed saying that “most people can be trusted” will increase.	<p>1.1 Improve social cohesion by prioritizing public involvement in decision making</p> <p>1.2 Create safe public spaces</p> <p>1.2.1 Work with residents to identify or create one safe public space in every neighborhood</p> <p>1.2.2 Require that new development includes public space within a ten-minute walk</p> <p>1.2.3 Design public spaces to include access to transit stops, bicycle and pedestrian infrastructure, green space, commercial amenities, and weather protection</p> <p>1.2.4 Develop a process to accommodate citizen-led efforts to enhance public spaces, such as street paintings or other innovative uses</p> <p>1.3 Ensure opportunities for private development of gathering places near housing, such as cafes and small retailers</p> <p>1.3.1 Identify opportunities to re-zone land to neighborhood commercial in areas dominated by a single use</p>

Goal	Objective	Policies & strategies
2. Ensure that safety is not a barrier to accessing health-supportive features of neighborhoods	By 2035, all neighborhoods will see a decrease in crime rates.	<ul style="list-style-type: none"> 2.1 Build neighborhoods that discourage crime <ul style="list-style-type: none"> 2.1.1 Collaborate with law enforcement to apply Crime Prevention Through Environmental Design (CPTED) principles to all new development projects 2.2.2 Increase natural surveillance by programming public spaces 2.2 Increase real and perceived safety in existing neighborhoods <ul style="list-style-type: none"> 2.2.1 Collaborate with law enforcement to organize neighborhood watch groups and community policing efforts 2.2.2 Increase the safety and comfort of pedestrian and bicycle facilities by increasing separation from fast moving vehicles, reducing crossing distances, and calming traffic 2.2.3 Allow and encourage temporary uses of vacant or unused property, including community gardens, retail, and meeting space 2.2.4 Implement graffiti abatement and façade grant programs 2.2.5 Encourage and support property owners in maintaining and upgrading their property 2.3 Minimize neighborhood exposure to health impacts of alcohol, tobacco, and other harmful drugs <ul style="list-style-type: none"> 2.3.1 Establish buffers around schools and parks in which alcohol and tobacco sales are prohibited 2.3.2 Establish maximum densities for alcohol retail outlets 2.3.3 Continue to pursue tobacco-free policies for housing, workplaces, and public place
3. Strive for neighborhoods that are economically and culturally diverse	In 2035, the percent of population living in high poverty ($\geq 20\%$) census tracts will be stable or decreasing.	<ul style="list-style-type: none"> 3.1 Ensure that all neighborhoods are communities of opportunity <ul style="list-style-type: none"> 3.1.1 Diversify housing to provide for a range of incomes within neighborhoods 3.1.2 Mix subsidized housing units with market-rate housing 3.2 Prioritize sub-area planning in areas of high poverty <ul style="list-style-type: none"> 3.2.1 Intensify affordable housing efforts in these areas 3.2.2 Identify housing that poses health risks and coordinate efforts to resolve issues of inadequate or unhealthy housing

Appendix A: Glossary

Note that items listed may be referenced in either Growing Healthier Report or Background Papers. Concepts that were explicitly defined in the Growing Healthier Report may not be repeated here.

Absolute food desert: An area farther than ½ mile from any food retailer.

Accessory Dwelling Unit (ADU): A self-contained housing unit incorporated within a single-family dwelling or accessory structure such as a garage on the same lot. It is a auxiliary or smaller than the main single-family dwelling.

Agricultural districts/preservation areas: Legally recognized areas designed to maintain agricultural land uses. These areas may voluntarily enroll in programs and may receive special benefits and protection from regulation

Aquifer: A water-bearing geologic formation, sometimes confined between clay layers and sometimes on the surface. Aquifers are the source of ground water for drinking and irrigation.

Built environment: Human-made surroundings consisting of buildings, infrastructure, parks, and arrangement of land uses that form the physical character of a city and provide a setting for human activity

Chronic disease. Sickness that is long-lasting or recurrent. Examples include diabetes, asthma, and heart, kidney and lung disease.

Ciclovía: The temporary closure of streets to motorized traffic to allow

bicycling, walking, running, and a variety of active and educational activities.

Climate Action Plan: A description of the policies and measures that a local government will take to reduce greenhouse gas emissions and achieve its emissions reduction targets. Most plans include a timeline, a description of financing mechanisms, and an assignment of responsibility to departments and staff. In addition to direct greenhouse gas reduction measures, most plans incorporate adaptation and public awareness and education efforts as well.

Climate change: Any long-term significant change in the weather patterns of an area, which can occur naturally or by changes people have made to the land or atmosphere

Community food security: In the broadest terms, community food security can be described as a prevention-oriented concept that supports the development and enhancement of sustainable, community-based strategies to improve access of low-income households to healthful nutritious food supplies, to increase the self-reliance of communities in providing for their own food needs, and to promote comprehensive responses to local food, farm, and nutrition issues.

Community-Supported Agriculture (CSA): A partnership of mutual commitment between a farm and a community of supporters, which provides a direct link between the production and consumption of food.

Compact design: Refers to the act of constructing buildings vertically

rather than horizontally, and configuring them on a block or neighborhood scale that makes efficient use of land and resources, and is consistent with neighborhood character and scale. Compact building design reduces the footprint of new construction, thus preserving green space to absorb and filter rain water, reducing flooding and stormwater drainage needs, and lowering the amount of pollution washing into our streams, rivers and lakes. Compact design can contribute to sustaining transit ridership at levels necessary to make a viable transportation option.

Comprehensive Plan: Regional, state, or local documents that describe community visions for future growth. Comprehensive plans describe general plans and policies for how communities will grow and the tools that are used to guide land use decisions, and give general, long-range recommendations for community growth. Typical elements include, land use, housing, transportation, environment, economic development, and community facilities.

Density: The average number of people, families, or housing units on one unit of land. Density is also expressed as dwelling units per acre.

Density bonus: Allows developers to build in specified areas at densities that are higher than normally allowed in return for agreeing to design features or building characteristics with public benefits

Design standards: Design standards or guidelines can serve as a community's desire to control its appearance, from within and without, through a series of standards that govern site planning policies, densities, building heights, traffic and lighting.

Determinants of health: The social and economic environment, the physical environment, and the person's individual characteristics and behaviors. To a large extent, these factors all have considerable impacts on health, whereas the more commonly considered factors

such as access and use of health care services often have less of an impact.

Disparities: Differences in health outcomes, access to resources, or access to opportunity based on race, ethnicity, geography, gender, socioeconomic status, or other factors.

District energy: A district energy system consists of a central plant that produces steam, hot water, or chilled water, to provide space heating, domestic hot water heating, and air conditioning. The water or steam is delivered through a network of pre-insulated buried pipes to a clustered community of commercial, industrial, and/or residential customers. As a result, individual buildings don't need their own boilers, furnaces, and cooling systems saving money and energy. When designed with a combined heat and power plant the system can also provide electricity.

Environmental justice: The principle that all people have a right to be protected from environmental pollution and to live in and enjoy a clean and healthful environment. Environmental justice is the equal protection and meaningful involvement of all people with respect to the development, implementation, and enforcement of environmental laws, regulations, and policies and the equitable distribution of environmental benefits.

Environmental Protection Agency (EPA): The federal body charged with responsibility for natural resource protection and oversight of the release of toxins and other threats to the environment.

Extreme heat: generally refers to a percentage of the highest heat days during a given time period, and usually taking humidity into account.

Extremely low income: defined by the US Department of Housing and Urban Development as households earning 30 percent or less of the

median income for the county.

Flood hazard area: The total stream and adjacent area periodically covered by overflow from the stream channel. Flood hazard areas contain 1) the floodway which is the channel itself and portions of the immediately adjacent overbank that carry the major portion of flood flow, and 2) the flood fringe beyond it which is inundated to a lesser degree.

Flood plain: The land adjacent to a water body, stream, river, lake or ocean that experiences occasional flooding.

Global warming: An ongoing increase in the average temperature of the Earth's surface in recent decades resulting primarily from human activities, principally the burning of fossil fuels, that release greenhouse gases. An increase in global temperatures is expected to raise sea levels, increase the frequency and intensity of storms, and alter the amount and pattern of precipitation and agricultural yields, among other effects.

Green building or green design: Building design that yields environmental benefits, such as savings in energy, building materials, and water consumption, or reduced waste generation.

Greenhouse gas (GHG): Heat-trapping gases that exist in the atmosphere of Earth and cause the greenhouse effect. Some greenhouse gases occur naturally, while others result from human activities such as the burning of fossil fuels. Greenhouse gases include carbon dioxide, methane, nitrous oxide, and ozone.

Groundwater: All water below the surface of the land. It is found in the porous spaces of bedrock or soil, and it reaches the land surface through springs or wells.

Growth management: A term that encompasses a whole range of

policies designed to control, guide, or mitigate the effects of growth.

Human capital: People's knowledge, skills, health, or values in the workplace. They are called human capital because they cannot be separated from the person. Economists view education, training, and health as the most important investments in human capital.

Inclusionary zoning: A system that requires a minimum percentage of lower and moderate income housing to be provided in new developments. Inclusionary programs are based on mandatory requirements or development incentives, such as density bonuses.

Infill development: Projects that use vacant or underutilized land in previously developed areas for buildings, parking, and other uses.

Infrastructure: Water and sewer lines, roads, urban transit lines, schools and other public facilities needed to support developed areas.

Land use: The manner in which a parcel of land is used or occupied, including the activities and buildings that occupy it.

Leadership in Energy and Environmental Design (LEED): A Green Building Rating System that is a nationally accepted benchmark for the design, construction, and operation of high performance green buildings. Administered by the U.S. Green Building Council, LEED promotes a whole-building approach to sustainability by recognizing performance in five key areas of human and environmental health: sustainable site development, water savings, energy efficiency, materials selection, and indoor environmental quality.

Loan pools: Loans acquired by the FDIC from failed financial institutions that are generally sold in pools through sealed bid sale or English outcry auction.

Low income: defined by the US Department of Housing and Urban Development as households earning 80 percent or lower than the

median income of the county where a person lives.

Mixed-use development: Development that includes multiple land uses within one building, on one parcel, or on adjacent parcels. A common example is: residential buildings with ground-floor retail.

Modal split: The percentage of travelers using each mode of transportation.

Non-point source pollution: Pollution that cannot be identified as coming from a specific source and thus cannot be controlled through the issuing of permits. Storm water runoff and some deposits from the air fall into this category.

Open space: Undeveloped land or land that is used for recreation. Farmland, cemeteries, golf courses, and natural habitats (forests, fields, wetlands etc.) are included in this category.

Quality of life or livability: Aspects of the economic, social and physical environment that make a community a desirable place in which to live or do business. Quality of life factors include those such as climate and natural features, access to schools, housing, employment opportunities, medical facilities, cultural and recreational amenities, and public services.

Rehabilitation: The reconditioning of buildings to improve their structural integrity, energy efficiency, healthfulness, visual appeal, or other physical characteristics.

Reverse mortgage: A type of home loan in which the owner converts a portion of the equity of a home into cash. The equity built up over years of making mortgage payments is paid to the owner.

Runoff: Water that flows off the surface of the land, ultimately into streams and water bodies, without being absorbed into the soil.

Smart growth: Well-planned development that protects open space and farmland, revitalizes communities, keeps housing affordable and provides more transportation choices.

Socioeconomic status (SES): An economic and sociological combined total measure of a person's work experience and of an individual's or family's economic and social position in relation to others, based on income, education, and occupation.

Sprawl: Development patterns in which rural land is converted to urban/suburban uses more quickly than needed to house new residents and support new businesses, and people become more dependent on automobiles. Sprawl is characterized by low-density residential development, rigid separation between residential and commercial uses, residential and commercial development in rural areas away from urban centers, minimal support for non-motorized transportation methods, and a lack of integrated transportation and land use planning.

Streetscape: The space between the buildings on either side of a street that defines its character. The elements of a streetscape include: building frontage/facade; landscaping (trees, yards, bushes, plantings, etc.); sidewalks; street paving; street furniture (benches, kiosks, trash receptacles, fountains, etc.); signs; awnings; and street lighting.

Traditional neighborhood: A development pattern that reflects historic settlement patterns and town planning concepts such as gridded, narrow streets, reduced front and side setbacks, and an orientation of streets and neighborhoods around a pedestrian oriented town center.

Transit nodes: Stops along a public transportation route where people board and disembark, often where one or more routes

intersect with each other. These sites can provide ideal locations for mixed-use development as well as transit-oriented development.

Trust fund: An arrangement whereby property is held by an individual, board, or public body for the benefit of others. Such arrangements are used to build, preserve, or rehabilitate housing, which is then offered at a lower cost to low-income households.

Universal design: The two major components of universal design include (1) designing products so that they are flexible enough that they can be directly used (without requiring any assistive technologies or modifications) by people with the widest range of abilities and circumstances as is commercially practical given current materials, technologies, and knowledge; and designing products so that they are compatible with the assistive technologies that might be used by those who cannot efficiently access and use the products directly. This term is often used to describe housing or public infrastructure designed to accommodate disabled people.

USGS (United States Geological Survey): A federal agency that provides mapping of topography, aquifer levels, and areas where aquifers are recharged.

Urban Growth Area (UGA): An area defined by land use policy within which urban development patterns and urban services are intended. Outside of this area, lower densities and agricultural preservation are expected.

Watershed: The geographic area that drains into a specific body of water. A watershed may contain several sub-watersheds.

Zoning: Classification of land in a community into different areas and districts. Zoning is a legislative process that regulates building dimensions, density, design, placement and use within each district.

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Appendix B: Policy Comparison Tables

The following tables compare the goals and policy recommendations in Growing Healthier Report to the existing Clark County Comprehensive Growth Management Plan. The change is listed as “New” if we have not identified any targeted policies to achieve the stated goal; as “Enhanced” if there appear to be policies that support this direction but could have greater health benefits with modifications; as “Existing” if the needed policies are in place but their importance to public has not been recognized, and/or they have not been fully adopted or implemented. Abbreviations used in this document include CCCP for the Clark County Comprehensive Plan, and HE for the Health Element.

Access to healthy food

GH goal	GH policies & strategies	Comp Plan	Change	Notes
1. Maximize access to healthy foods by recruiting and retaining healthy food retail	1.1 Improve food access in residential areas farther than ½ mile from health food stores in the UGA <ul style="list-style-type: none"> 1.1.1 Identify and monitor areas lacking in healthy food availability (i.e., food deserts) 1.1.2 Re-zone land in densely populated food deserts that lack appropriate zoning to allow for healthy food retail 1.1.3 Provide incentives for healthy food retail in underserved areas 1.1.4 Work with rural retailers to ensure consistent access to high quality produce and connect them to local produce sources 1.1.5 Allow seasonal or temporary healthy food retail, such as Community-Supported Agriculture (CSA) deliveries or mobile produce vendors, especially in food deserts 1.1.6 Prohibit restrictive covenants (non-compete clauses) that preclude food stores from appropriately zoned land, especially those that keep new grocery stores from using vacant buildings 	None	New	
	1.2 Remove barriers to establishing and maintaining farmer’s markets, CSAs, buying clubs, and farm-direct/other food deliveries, and mobile vending <ul style="list-style-type: none"> 1.2.1 Reduce parking standards for farmers’ markets and produce stands 1.2.2 Recognize these businesses as part of the food economy and allow them as permitted uses in county and city codes 	None	New	

GH goal	GH policies & strategies	Comp Plan	Change	Notes
2. Increase the availability of healthy food options relative to unhealthy food options	2.1 Encourage and promote healthy options at all food establishments	None	New	
	2.1.1 Incentivize and support schools, health care, restaurants, businesses, and other institutions that develop and adopt healthy food policies and increase proportion of healthy food choices 2.1.2 Require County agencies to develop and implement healthy food policies and local food procurement standards			
	2.2 Implement measures that discourage or prohibit dense concentrations of unhealthy food	None	New	
	2.2.1 Undertake periodic assessments of county regional food system			
	2.2.2 Include assessment and planning for food access in sub area planning processes, and use zoning or design overlays to limit the density of unhealthy food			
	2.2.3 Focus on decreasing unhealthy food sources in areas that already have a high concentration of these types of stores			
3 Protect resources that enhance community food security	3.1 Implement measures to increase the consumption and/or sale of locally-produced food	Framework 3.1 3, 3 1.5 Policies: 7.2.10	New	
	3.1.1 Support and promote current farmers markets and development of new markets			
	3.1.2 Work with farmers markets to develop a measure of healthy food distribution			
	3.1.3 Require or incentivize community gardens or urban agriculture space to accompany new development through dedications, easements, or impact fees			
	3.1.4 Establish a level-of-service standard for community gardens			

GH goal	GH policies & strategies	Comp Plan	Change	Notes
	<p>3.2 Develop policies to protect and preserve urban and rural agriculture and to process and distribute local products</p> <p>3.2.1 Implement policies and strategies outlined in Comprehensive Plan encouraging conservation of the county's designated agricultural lands and support for the widest variety of agricultural crops and products</p> <p>3.2.2 Integrate food system elements into all planning efforts, including land use and economic development</p> <p>3.2.3 Create a land use category for urban agriculture, distinguishing it from rural agriculture as smaller, temporary, less intensive, and of short-term commercial significance or critical importance to community food security. Allow this use within the UGA</p> <p>3.2.4 In addition to long-term commercial significance, consider community food security in all land use decisions relating to agricultural land</p> <p>3.2.5 Define community gardens and/or urban agricultural areas as an urban service to be concentrate in UGAs</p> <p>3.2.6 Add or modify Comprehensive Plan goals to include community food security</p>	<p>Framework 1.2.0, 3.1.3, 3.1.6, Policies: 1.1 15, 1.2.2, 3.4.1</p>	Enhanced	<p>Current Comp Plan policies protect rural agricultural land, but do not accommodate urban agricultural uses. The <i>Growing Healthier</i> recommendations introduce community food security as a land use concept.</p>
	<p>3.3 Ensure that food infrastructure accompanies population growth by assessing and planning for food production, processing, wholesale, retail, and waste management activities</p> <p>3.3.1 Consider strategies such as enterprise zones, tax incentives, financing initiatives, technical support, and regulatory streamlining</p> <p>3.3.2 Assess government owned land suitable for cultivation and support opportunities for food production activities on these sites</p> <p>3.3.3 Allow greater flexibility to farmers regarding development standards and commercial uses on farmland to support direct marketing of local agricultural products</p>	None	New	

GH goal	GH policies & strategies	Comp Plan	Change	Notes
4. Increase access to healthy food and reduce disparities in food access.	<p>4.1 Target healthy food initiatives for populations at highest risk for development or exacerbation of chronic disease (youth, low income, minorities, and elderly)</p> <p>4.1.1 Increase healthy food access in low income neighborhoods through development of new farmers markets that include a plan to accept Electronic Benefit Transfer-Snap benefits</p> <p>4.1.2 Develop mechanisms for limiting the density of fast food restaurants and convenience stores and for encouraging healthy food retail near schools</p> <p>4.1.3 Encourage healthy foods in facilities serving children and aging adults</p> <p>4.1.4 Encourage mixed-use neighborhood design that allows for healthy food retail in proximity to residential areas</p> <p>4.1.5 Prioritize transit that serves healthy food sources</p> <p>4.1.6 Support farm-to-school and farm-to-institution programs</p>	None	New	

Active transportation and land use

GH goal	GH policies & strategies	Comp Plan	Change	Notes
1 Maximize the use of healthy and sustainable transportation modes through transportation and land use policy	<p>1.1 Adopt a healthy and sustainable transportation hierarchy policy that favors transportation modes in the following order: pedestrian, bicycle, transit, carpool & freight, single occupant vehicle</p> <p>1.1.1 Adopt a complete streets ordinance recognizing differences between urban and rural transportation needs</p> <p>1.1.2 Adopt a multi-modal level of service and require all construction in the UGA to meet level of service standards for bicycle and pedestrian traffic</p> <p>1.1.3 Adopt an active transportation checklist for use during development review</p>	Policies. 5.0.1, 5.0.5, 5.2.1, 5.2.6	New	Framework Goal. 5.0 The Community Framework Plan envisions a shift in emphasis of transportation systems from private vehicles to public transit (including high-capacity transit), and non-polluting alternatives such as walking and bicycling.

GH goal	GH policies & strategies	Comp Plan	Change	Notes
	1.2 Manage travel demand to minimize automobile travel 1.2.1 Adopt parking maximums and waive parking minimums for some uses 1.2.2 Manage parking demand through pricing	Framework 5.1.4, 5.1.5 Policies: 5.0.6, 5.3.4	Enhanced	CCCP policy is to fulfill state & federal laws regarding peak SOV travel. This means minimizing auto travel.
	1.3 Fund active transportation projects 1.3.1 Aggressively pursue new funding sources for active transportation infrastructure 1.3.2 Reallocate existing transportation funding to emphasize active transportation	Policies: 5.6.4	Enhanced	CCCP policy is to be consistent with state law. This applies higher standard of active transportation infrastructure
2. Build neighborhoods that support active transportation	2.1 Ensure that land use supports active transportation 2.1.1 Increase residential and employment densities in the UGA 2.1.2 Increase residential minimums 2.1.3 Require mixed uses 2.1.4 Incentivize transit-oriented development 2.1.5 Adopt an infill development ordinance 2.1.6 Identify opportunities to introduce neighborhood commercial uses and re-zone properties to allow them in areas dominated by residential use	Framework 5.06, 5.10.10, 5.1.3, 5.1.5 Policies: 1.2.1, 1.3.2, 1.4.2, 1.4.6, 1.4.9	Enhanced	Current framework and comp plan policy "encourages". Land use policies suggest this but offer few specific policy actions.
	2.2 Build active transportation infrastructure in the UGA. 2.2.1 Increase bikeway network density 2.2.2 Increase sidewalk connectivity and safe crossings by expanding the sidewalk infill program 2.2.3 Integrate walking and bicycling infrastructure with transit 2.2.4 Improve and expand transit service frequency, reliability, affordability, usability, and efficiency	Framework 5.1.2	New	CCCP focuses on new development or re-built roads. Retrofitting for active transportation is in strategies, but not policies.
	2.3 Design streets and buildings to encourage active transportation 2.3.1 Implement design overlays that require human-scale construction, with street-level windows and entrances oriented to the sidewalk 2.3.2 Expand the use of form-based code	Framework: 5.1.2, 10.1.5 Policies: 1.4.2, 1.4.6, 1.4.9	Enhanced	With the exception of access management (driveway placement), current policy does not address street design.

GH goal	GH policies & strategies	Comp Plan	Change	Notes
	2.3.3 Develop street designs that allow for a variety of uses in the right-of-way, including active transportation and social uses	Framework: 5.1	Enhanced	Policy currently states that the local street network should be connected to minimize the use of arterials, and “discourages” cul-de-sacs.
	2.3.4 Implement innovative new street designs, such as the National Association of City Transportation Officials (NACTO) Urban Bikeway Design Guide	Policies: 5.3.5		
	2.4 Increase network connectivity in the UGA			
	2.4.1 Establish maximum block sizes and/or minimum connectivity standards in the UGA			
	2.4.2 Prohibit future construction of cul-de-sacs			
	2.4.3 Build connections in existing disconnected street networks, such as between cul-de-sacs			
3. Enhance the safety and comfort of active transportation	3.1 Set a target of zero traffic fatalities	Policies: Goal 5.5	New	Current comp plan includes a goal for safety, but does not set a target or make it a priority
	3.1.1 Make safety the top priority in all roadway design			
	3.1.2 Develop and implement low-speed street designs such as neighborhood greenways			
	3.1.3 Implement traffic calming on neighborhood streets			
	3.2 Make cycling, walking, and transit more user-friendly	Policies: 5.0.1	New	Current policy “accommodates” active transportation, but does not emphasize it or include measures to make it more attractive.
	3.2.1 For cycling and walking, maximize separation from auto traffic when vehicle speeds are greater than 20 mph			
	3.2.2 Improve and expand wayfinding signage			
	3.2.3 Increase proportion of C-Tran stops with rider amenities			
	3.2.4 Identify deficiencies in street lighting and develop an improvement plan			
4. Ensure equal access to active transportation options	4.1 Provide active transportation options as equitably as possible with regard to race, ethnicity, income, age, and neighborhood	None	New	Current policies do not address equity.
	4.1.1 Prioritize bicycling, walking, and transit facilities in neighborhoods with low SES or high minority populations			
	4.1.2 Implement a ciclovía or Sunday parkways program for Clark County			

GH goal	GH policies & strategies	Comp Plan	Change	Notes
	<p>4.2 Improve infrastructure and encouragement programs for youth</p> <p>4.2.1 Site new schools in areas that are within 1 mile of most student's homes</p> <p>4.2.2 Limit setbacks for new school construction to minimize walking distance</p> <p>4.2.3 Partner with school district officials to expand and institutionalize Safe Routes to School Programs</p>	None	New	Current policies do not focus efforts on youth.

Parks and open spaces

GH goal	GH policies & strategies	Comp Plan	Change	Notes
1. Increase physical activity in parks	<p>1.1 Maintain and enhance existing parks and recreation facilities and services</p> <p>1.1.1 Develop and regularly update asset management plans to promote efficiency and stewardship system-wide</p>	GMA: Goal 9 Framework 7.1.0 Policies: 7.0.1, 7.1.9	Existing	Efficiency of park maintenance takes on new significance given budget issues, but is essential to keeping them attractive to residents.
	<p>1.2 Establish and meet park maintenance standards</p> <p>1.2.1 Establish maintenance unit costs and annually review these for budgeting purposes</p>	None	New	Establishing maintenance standards will facilitate budgeting.
	<p>1.3 Increase access to parks, recreation and open space</p> <p>1.3.1 Expand and tailor recreation programs and services to meet community needs</p> <p>1.3.2 Evaluate transportation barriers affecting the ability of existing parks to serve residents</p> <p>1.3.3 Improve bicycle and pedestrian connections to parks</p> <p>1.3.4 Expand parks by converting vacant spaces in built-up communities into mini parks</p> <p>1.3.5 Implement the parkland development standards</p> <p>1.3.6 Fill in service gaps using the parks acquisition program</p>	GMA: Goal 9 Framework 7.1.0 Policies: 7.1.1, 7.1.5, 7.2.1, 7.2.2	Enhanced	CCCP mentions transit access to parks but not bike/pedestrian

GH goal	GH policies & strategies	Comp Plan	Change	Notes
	1.4 Establish and enhance joint use of facility agreements	Policies: 7.2.1	Existing	Resource in difficult financial times
	1.5 Include public space as a requirement for new building development plans in densely developed areas	None	New	
	1.6 Build multi-use community facilities with adaptable programming space	None	New	Facilities in dense areas serve similar role as parks, with high use of community facilities.
	1.7 Develop a network of trails and bikeways throughout the county that connect destinations	Framework 7.1.5	Existing	Implement per prioritization
	1.7.1 Implement the Clark County Bicycle and Pedestrian Plan	Policies:		
	1.7.2 Implement the Clark County Regional Trail & Bikeway Systems Plan	7.4.1		
	1.7.3 Update the Clark County Bicycle and Pedestrian Plan and the Regional Trail and Bikeway Systems Plan within 5 years			
2 Ensure long-term access to parks and open space	2.1 Ensure adequate funding	Policies: 7.0.1	Enhanced	Per Blue Ribbon Committee findings and recommendations.
	2.1.1 Implement Vancouver-Clark Comprehensive Parks, Recreation, and Open Space Plan			
	2.2 Exercise fiscal responsibility in all acquisitions and expenditures	Policies: 7.2.15, 7.2.16	Existing	Allows for LOS monitoring and refinement.
	2.3 Support volunteers			
	2.3.1 Adopt-A-Trail			
	2.3.2 Adopt-A-Greenway			
	2.4 Monitor park use by conducting user surveys every 4-5 years	Framework 7.1.4 Policies. 7.1.10	New	

GH goal	GH policies & strategies	Comp.Plan	Change	Notes
	2.5 Consider consolidating parks operations		New	Current policy allows flexibility in operations, but does not specifically call for consolidation.
3. Improve equity	3.1 Improve and maintain equity of parks access in Clark County 3.1.1 Support parks, trails, recreation facilities and programs in disadvantaged neighborhoods 3.1.2 Distribute parks and open spaces equitably throughout the UGA by allocating needed parkland to underserved areas, including areas of high projected growth 3.1.3 Provide parks in areas with high need and low service	Policies: 7.1 5, 7.2.1	New	All of these areas are addressed in the VPRCD plan but not directly in the CCCCPC.
	3.2 Work with partners to provide recreation opportunities for residents of all ages, abilities and economic and cultural backgrounds 3.2.1 Create recreational programs as a lower-cost, highly-targeted approach to prevent obesity within communities at highest risk 3.2.2 Provide recreational facilities and services needed by various population groups, such as specific age groups or people with special physical requirements 3.2.3 Introduce free and low-cost recreational programming where fees might otherwise limit participation		New	
	3.3 Involve diverse community members in parks and recreation planning		Existing	
4. Ensure safety	4.1 Improve park safety 4.1.2. Organize programs and work with partners to provide natural surveillance around parks and open space 4.1.3 Track crime and perceptions of safety in and around parks	Policies: 7.2.15, 7.2.16	Enhanced	Current policy treats "user safety" broadly without specifically calling out crime or vandalism.
	4.2 Apply park and facility design that discourages vandalism and deters crime	Policies: 7.2.15, 7.2.16	Enhanced	Current policy treats "user safety" broadly without specifically calling out crime or vandalism Does not address through design/CPTED.

Economic opportunity

GH goal	GH policies & strategies	Comp Plan	Change	Notes
1. Create a thriving local economy	1.1 Fully implement the economic development policies in the 2011 Clark County Economic Development Plan	Policies: 9.0	Existing	The Comp Plan does not fully reflect the goals and strategies of the County Economic Development Plan.
	1.2 Prioritize preservation of farmland to support an agricultural processing industry	Framework: 3.1.3 Policies: 3.1.1	Existing	This policy exists in the economic development plan, but is not reflected in the comprehensive plan.
	1.3 Foster increased density of human capital and innovation 1.3.1 Create dense employment districts	None	New	Density of human capital is the key concept in this policy. Evidence shows that productivity and growth increase as does density of educated, talented workers
2. Address persistent health inequities experienced by low income and minority populations	2.1 Mitigate the health impacts of poverty by creating opportunities for those in poverty at all stages of life 2.1.1 Ensure that all children have a healthy and safe start to life 2.1.2 Increase the number of children entering school prepared and ready to learn 2.1.3 Mobilize community resources to support at-risk youth	None	New	
	2.2 Emphasize strategies from the 2011 Clark County Economic Development Plan that increase local hiring and promote diversity in the workforce	Framework: 9.1.3 Policies: 9.1.9	Existing	The Comp Plan does not fully reflect the goals and strategies of the CCED Plan.
	2.3 Increase income equality by recruiting businesses that provide living wage jobs 2.3.1 Expand living wage agreements and enhance accountability	Framework: 9.1.3 Policies: 9.1.6, 9.2.4, 9.6.1	Existing	

GH goal	GH policies & strategies	Comp Plan	Change	Notes
3. Prepare current County residents to participate in and benefit from new economic initiatives	3.1 Ready the local workforce to maximize economic opportunities	Policies: 9.1.5, 9.5.1	Modified	Current language "encourages higher education levels among residents."
	3.2 Partner with educational institutions to provide students with the support needed for educational success across all grade levels	Policies: 10.6.1, 10.6.2	New	
	3.3 Work with educational institutions, foundations and businesses to connect educational achievement to emerging employment opportunities		New	
4. Provide an environment that attracts highly skilled workers	4.1 Match population growth and development patterns to economic development goals by advancing community characteristics that appeal to a young, skilled, educated workforce and the industries that would employ them	Framework: 9.1.2, 9.1.5 Policies: 9.1.6	Enhanced	Re-orient policies to attract employers and talent. More consistent with CCED Plan.
	4.2 Direct new development toward smaller, more affordable housing units in high-density settings with many transportation options	Framework: 10.1.4, 10.1.5 Policies: 9.4.2	Enhanced	Establishes economic opportunity as a new purpose for accomplishing this.
	4.3 Preserve and enhance natural and cultural resources	Framework: 4.1.0 Policies: 3.1.1, 4.1.1.	Enhanced	Establishes economic opportunity as a new purpose for accomplishing this.
	4.4 Build quality places 4.4.1 Create iconic, identifiable places through design 4.4.2 Reconnect the city with the waterfront 4.4.3 In mixed use districts, include entertainment such as restaurants, theaters, and concert venues 4.4.4 Include mixed uses in or proximate to neighborhoods in order to promote access to and customer support of local small businesses	Framework: 9.1.4 Policies: 9.4.6	Enhanced	Establishes economic opportunity as a new purpose for accomplishing this.

GH goal	GH policies & strategies	Comp Plan	Change	Notes
	4.5 Retrofit neighborhoods and employment centers in the UGA with economically and environmentally sustainable infrastructure	Framework: 10.1.4	Enhanced	Retrofitting is mentioned in comp plan strategies but not policies.
	4.5.1 Prioritize infrastructure investments that increase non-automobile travel			
	4.5.2 Prioritize infrastructure that supports local business, industrial, and commercial uses			

Affordable, quality housing

GH goal	GH policies & strategies	Comp Plan	Change	Notes
1. Fully implement the health-promoting policies in the existing Housing Element	1.1 Prioritize implementation of existing policies that increase housing affordability, supply, and choice in compact, walkable neighborhoods	Framework: 2.1.0, 2.1.2 Policies: 2.2.8	Enhanced	Consistent with CCCP goal of increasing affordability, diversity and supply of housing
	1.2 Prioritize implementation of existing policies that emphasize compact, walkable neighborhoods	None	New	HE adds value of locating in compact neighborhoods. Also points to demographic shifts and health implications so adds urgency to the speed of implementation.
2. Increase the proportion of housing in complete, walkable neighborhoods	2.1 Increase the percent of housing units within walkable distance of mixed-use development	Framework: 2.1.0, 2.1.5	Enhanced	Comp plan addresses neighborhood walkability to some extent, but HE organizes into a vision of what a healthy neighborhood is and prioritizes as way to manage new growth.
	2.1.1 Identify opportunities in existing neighborhoods for zoning changes to allow small retail and service uses	Policies: 2.1.6, 2.3.2		
	2.1.2 Use zoning and development incentives to direct new housing units toward areas with active transportation infrastructure, including bikeways, sidewalks, and transit service			
	2.1.3 Require multifamily residential developments to connect to adjacent services and transportation infrastructure			

GH goal	GH policies & strategies	Comp Plan	Change	Notes
3. Improve housing affordability by ensuring a county-wide increase in housing choice and supply.	3. Meet the housing demands of emerging demographic groups	Framework:	Enhanced	CCCP supports diversity of housing types and transit access. These are so central to a healthy community that GH recommends new development be directed toward high density, transit oriented housing in UGAs. Also creates conditions for less car dependent, more transit oriented design.
	3.1.1 Plan for increases in the millennial and baby boomer populations and their preferences, such as small household sizes and decreased automobile travel	2.1.1, 2.1.4-2.1.7		
	3.1.2 Change zoning to allow more areas to support diverse housing types, including small-lot single family, multifamily, duplexes, Accessory Dwelling Units, cottages, and co-housing	2.1.0, 2.2.4, 2.5.1, 2.7.1		
	3.1.3 Reduce residential parking minimums			
	3.1.4 Revise codes and implement programs to increase the number of housing units meeting universal design criteria			
	3.2 Work with cities to attain compliance with fair share housing goals			
	3.2.1 Increase residential densities			
4. Ensure equitable access to quality, affordable housing	4.1 Increase the number of housing units that meet universal design criteria	None	New	Universal design goals need to be added to current plan, as does a clear definition of healthy housing and recognition of the health impacts of homelessness that must be addressed. The GH recommendation for mixed income development recognizes diversity while preventing the growth of areas of concentrated poverty.
	4.1.1 Inventory and track the amount and location of universal design housing			
	4.1.2 Revise codes and implement programs to promote universal design			
	4.2 Ensure that housing does not pose health risks to vulnerable populations	Policies	New	
	4.2.1 Partner with Community Development Block Grant and Home programs to ensure health risks are addressed when rehabilitating housing	2.4.2, 2.4.6		
	4.2.2 Develop and implement a healthy housing checklist			
	4.3 Adopt and implement the updated Clark County 10-year Homelessness Plan		New	
	4.4 Integrate market rate and affordable housing		New	

GH goal	GH policies & strategies	Comp Plan	Change	Notes
5. Partner with stakeholders and organizations to exchange resources and educate the public on housing issues and generate healthy housing regulations	5.1 Work with financial institutions, developers non-profits, public agencies, and other partners to rehabilitate and construct affordable housing	Framework: 2 1.0 Policies. 2.6.1, 2.6.2	Enhanced	Stimulate development of quality and attractive affordable housing (SROs have narrow appeal).
	5.1.1 Explore innovative funding sources such as reverse mortgages, loan pools, and housing trust funds			
	5.1.2 Relieve the permitting burden for affordable housing through fee waivers			
	5.2 Educate community partners about universal design, demographic shifts, and health impacts of unaffordable housing	None	New	Understanding health impacts and demographic shifts is necessary for developer and community support.

Climate change and human health

GH goal	GH policies & strategies	Comp Plan	Change	Notes
1 Determine how Clark County can adapt to and mitigate climate change in order to protect health	1.1 Convene a countywide Climate Action Committee led by a full-time County staff person dedicated to this content area, with participation by high level officials from C-Tran, public utilities, waste management, economic development/business, Port of Vancouver, CRESA, Public Health, municipalities, other affected departments and sectors and the public at large.	None	New	The Comp Plan expresses a commitment toward sustainability, but has not made a systematic plan to reduce local greenhouse gas emissions, assessed or developed strategies to address climate change threats to health and resources.
	1.1.1 Identify local vulnerabilities that will put the population's health at risk as the climate continues to warm			
	1.1.2 Update and maintain a GHG inventory by sector and identify how to achieve the greatest reduction for the least cost			
	1.1.3 Communicate climate risks to public and provide education on the need for adaptation and mitigation strategies and how they can participate in both			

GH goal	GH policies & strategies	Comp Plan	Change	Notes
2. Develop plans to mitigate climate change	2.1 Develop plans to decrease carbon emissions	Framework. 5.1.4	New	Threats to air quality, sustainability and health will be lessened if we can decrease the amount of Greenhouse Gasses released to the atmosphere.
	2.1.1 Promote active transportation through improving the bike/pedestrian environment (complete streets, compact development areas, additional miles of bicycle boulevards and sidewalks)			
	2.1.2 Promote vehicle efficiency through electric car charging stations and cleaner fleets, buses, and delivery vehicles			
	2.1.3 Encourage more local food production, processing, and distribution to reduce freight emissions			
	2.1.4 Retrofit existing buildings for energy efficiency			
	2.1.5 Implement aggressive energy efficiency codes for new construction			
	2.1.6 Increase telecommuting.			
	2.2 Develop plans to absorb carbon dioxide			
	2.2.1 Preserve and plant trees			
	2.2.3 Encourage use of native plants			
	2.2.4 Restore and expand urban and rural forest			
	3. Conserve and preserve resources			
3.1.1 Support on-site and district energy (heating, cooling and hot water) for buildings clusters				
3.1.2 Design buildings to reduce heat absorption				
3.1.3 Revise building codes and design guidelines to allow for and encourage passive solar design, green roofs, active solar and other renewable energy				
3.2 Conserve finite resources				
3.2.1 Reduce water use and increase efficiency through retrofitting incentives, educating and mandating conservation measures				
3.2.2 Restore and retain all existing farmlands to assist with local food production				
3.2.3 By ordinance, planning support and/or incentives, restore and retain farms and protect agricultural lands from development				

GH goal	GH policies & strategies	Comp Plan	Change	Notes
	3.3 Decrease per-capita energy consumption			
	3.3.1 Incentivize energy efficiency retrofits for existing buildings			
4. Prepare for climate change impacts by developing adaptation plans	4.1 Protect public health from climate change impacts	None	New	Public Health threats include risks from extreme heat events, flooding, fires, landslides, diseases from new vectors, and deterioration of air quality.
	4.1.1 Decrease impervious surfaces that increase temperatures and generate water runoff			
	4.1.2 Identify areas at high risk for flooding, fire, and extreme temperatures and take preventive action to address the threat (e.g. expand flood plain boundaries)			
	4.1.3 Review and modify emergency response plans to anticipate and prepare for impacts of climate change, including extreme heat, flooding, contagion, and deteriorating air quality			

Environmental quality

GH goal	GH policies & strategies	Comp Plan	Change	Notes
1. Protect residents from exposure to direct, indirect and cumulative impacts of outdoor air pollutants	1.1 Reduce toxic emissions from automobiles	GMA. Goal	Modified	More specific about sources of outdoor air pollution and strategies to protect human health
	1.1.1 Reduce dependence on automobiles by land use policies that promote compact and transit-oriented development, jobs/housing balance, walking and bicycling infrastructure, and traffic patterns that reduce congestion and idling time	Framework: 4.1.1 Policies: 4.1.1. 4.9.1-4.9.2		
	1.1.2 Encourage and support low emission and energy-efficient vehicles through actions such as providing sulfur free diesel or establishing network of electric vehicle charging stations			
	1.1.3 Expand tree cover near freeways and other highly motorized routes.			
	1.2 Reduce toxic emissions from freight and equipment			
	1.2.1 Collaborate with the Port, industry, and regulatory agencies to develop a comprehensive emissions reduction plan for freight-related emissions			
	1.2.2 Explore use of low-emission vehicles, short-sea shipping service to reduce truck and rail impacts, and electric plug ins for docked ships so they don't have to burn fuel for power			

GH goal	GH policies & strategies	Comp Plan	Change	Notes
	<p>1.3 Reduce toxic emissions from stationary sources</p> <p>1.3.1 Assess and develop strategies to reduce air pollution from stationary source emitters such as industries, power plants and commercial and residential buildings.</p> <p>1.3.2 Provide health messaging to ensure general public is aware of the risks of common toxins and have information to help prevent these risks</p>			
2. Protect residents from exposure to indoor air pollutants	<p>2.1 Reduce indoor air pollutants</p> <p>2.1.1 Develop and adopt guidelines for indoor air quality in residential and commercial units along high traffic corridors, and implement through code revisions</p> <p>2.1.3 Expand programs to reduce exposure to harmful effects of second-hand smoke in indoor and outdoor areas</p> <p>2.1.4 Ensure that new construction, remodeling and renovation projects include assessment and mitigation of risk of exposure to radon</p> <p>2.1.5 Monitor radon levels and mold by compiling residential test results</p> <p>2.1.6 Work with home rehabilitation programs and Clark County Community Development to ensure radon testing and mitigation are in place new and improved buildings</p>	None	New	
3. Prioritize environmental justice by directing mitigation to areas with low-income, minority, youth, and aging populations	<p>3.1 Direct mitigation efforts to those most at risk of exposures to pollutants or most sensitive to impacts</p> <p>3.1.1 Develop emissions mitigation plans for areas around schools, childcare centers, parks and playgrounds, hospitals, elder housing, and community gathering places</p> <p>3.1.2 Collaborate with the port, freight operators, local businesses and regional and state transportation agencies to develop new routes that divert diesel emitting vehicles from sensitive areas while ensuring efficient movement through the Port and industrial areas</p> <p>3.1.3 Continue to pursue smoke-free policies for housing, work places, and public places.</p>	New	None	

GH goal	GH policies & strategies	Comp Plan	Change	Notes
	<p>3.2 Protect at-risk populations by siting future facilities they will use (e.g. schools, hospitals, residences, elder and childcare facilities) away from traffic and polluting industrial sites, and mitigate impacts to existing sites.</p> <p>3.2.1 Implement anti-idling requirements for school buses and other heavy-duty vehicle operators</p> <p>3.2.2 Manage travel demand around sites with vulnerable populations to minimize automobile travel</p> <p>3 2 3 Promote non-polluting energy sources around sites with vulnerable populations</p>			
<p>4. Provide equitable access (private and public) to high quality drinking water with sustainable long-term availability</p>	<p>4 1 Protect the public from drinking water contamination</p> <p>4.1.1 Protect surface water quality by working with public and private property owners to reduce contaminated storm water runoff</p> <p>4.1.2 Work with property/business owners to reduce soil and water contamination from industrial operations and other activities that use, produce or dispose of hazardous or toxic substances</p> <p>4.1.3 Develop a Group B water system permit program that ensures small group public drinking water quality is monitored</p> <hr/> <p>4.2 Protect residents on private wells from health risks due to water quality or quantity problems</p> <p>4.2.1 Monitor water resources in the aquifer and promote aggressive conservation efforts</p> <p>4.2.2 Increase uses of recycled (gray) water, including for landscaping and home irrigation</p> <p>4.2 3 Require notice to title when any private well has tested positive for arsenic at levels above safe standards</p>	<p>Framework</p> <p>4.1.1-4.1.3, 4.1.5</p> <p>Policies</p> <p>4.1.1-4 1.2, 4.2.8,</p> <p>4.5.1-4.5.3, 4.6.1-4 6 6</p>	<p>Modified</p>	<p>Need for run-off protection explicitly focuses on protection of DW Adds monitoring of DW..</p>

Safety and social connections

GH goal	GH policies & strategies	Comp Plan	Change	Notes
1. Increase opportunities for social interaction	1.1 Improve social cohesion by prioritizing public involvement in decision making	Other: GMA	Enhanced	GMA requires public involvement in planning, and Plan does through neighborhood associations and sub-area planning.
	1.2 Create safe public spaces	Framework: 1.1.1, 9.1.0, 9.1.2, 9.1.4, 9.1.5, 10.1.3, 10.1.5	New	CCCP supports mixed use, transit infrastructure, gathering places. This policy states characteristics and planning process needed to create viable safe spaces.
	1.2.1 Work with residents to identify or create one safe public space in every neighborhood			
1.2.2 Require that new development includes public space within a ten-minute walk				
	1.2.3 Design public spaces to include access to transit stops, bicycle and pedestrian infrastructure, green space, commercial amenities, and weather protection	Policies: 1.1.13, 10.1.2, 10.3.2, 10.3.3		
	1.2.4 Develop a process to accommodate citizen-led efforts to enhance public spaces, such as street paintings or other innovative uses			
	1.3 Ensure opportunities for private development of gathering places near housing, such as cafes and small retailers	Framework: 1.1.0, 10.1.2	Enhanced	Comp Plan does support mixed use; a few policies relate to common gathering places. This policy makes these a more intentional design feature.
	1.3.1 Identify opportunities to re-zone land to neighborhood commercial in areas dominated by a single use	Policy: 9.1.2, 9.1.4, 9.4.2, 11.2.5		
2. Ensure that safety is not a barrier to accessing health-supportive features of neighborhoods	2.1 Build neighborhoods that discourage crime	None	New	Comp Plan has no policy regarding crime prevention. This policy recommends design standards to prevent crime in neighborhoods.
	2.1.1 Collaborate with law enforcement to apply Crime Prevention Through Environmental Design (CPTED) principles to all new development projects			
	2.1.2 Increase natural surveillance by programming public spaces			

GH goal	GH policies & strategies	Comp Plan	Change	Notes
	<p>2.2 Increase real and perceived safety in existing neighborhoods</p> <p>2.2.1 Collaborate with law enforcement to organize neighborhood watch groups and community policing efforts</p> <p>2.2.2 Increase the safety and comfort of pedestrian and bicycle facilities by increasing separation from fast moving vehicles, reducing crossing distances, and calming traffic</p> <p>2.2.3 Allow and encourage temporary uses of vacant or unused property, including community gardens, retail, and meeting space</p> <p>2.2.4 Implement graffiti abatement and façade grant programs</p> <p>2.2.5 Encourage and support property owners in maintaining and upgrading their property</p>	None (except bicycle/pedestrian infrastructure addressed in transportation policies)	New	Comp plan policies address planning for bike/ped safety but not focus neighborhood safety. This policy addresses factors that impact real and perceived safety in neighborhoods.
	<p>2.3 Minimize neighborhood exposure to health impacts of alcohol and tobacco and other harmful drugs</p> <p>2.3.1 Establish buffers around schools and parks in which alcohol sales are prohibited</p> <p>2.3.2 Establish maximum densities for alcohol retail outlets</p> <p>2.3.3 Continue to pursue tobacco-free policies for housing, workplaces, and public places</p>	None	New	Comp plan does not address substance use policies or vendors. This policy does due to risks to residents of neighborhoods.
3. Strive for neighborhoods that are economically and culturally diverse	<p>3.1 Ensure that all neighborhoods are communities of opportunity</p> <p>3.1.1 Diversify housing to provide for a range of incomes within neighborhoods</p> <p>3.1.2 Mix subsidized housing units with market-rate housing or unhealthy housing</p>	None	New	Comp Plan seeks to diversify housing types to ensure affordability, but does not address mixed income housing or neighborhoods.
	<p>3.2 Develop specialized sub-area plans for areas of high poverty</p> <p>3.2.1 Intensify affordable housing efforts in these areas</p> <p>3.2.2 Identify housing that poses health risks and coordinate efforts to resolve inadequate or unhealthy housing</p>	None	New	Sub-area planning process is in Comp Plan.

Appendix C: Process, Outreach, and Survey Results

Culminating several years of learning about disparities, the built environment, and determinants of health, in 2010 the Public Health Advisory Council (PHAC) advised the Clark County Board of Health (BOH) to approve the initiation of work on a health element for the comprehensive plan. Later that year, the BOH responded by formally charging Clark County Public Health (CCPH) with completing this work, stipulating that it be done in partnership with the Community Planning Department and that the PHAC serve as the citizen advisory committee. For nearly 18 months, this group of approximately 20 professionals and consumers met monthly to identify priorities and contribute to the development of policy recommendations.

This work is in many ways a new area of practice for both Public Health and Community Planning. A 2011 survey by the American Planning Association found that just 27% of responding jurisdictions had comprehensive plans that explicitly address health, and identified only 23 examples of adopted comprehensive plans with stand-alone health elements. In this respect, each new health element is a model that contributes to a relatively small pool of examples. It is our hope that the process and products of this planning process will be instructive to other jurisdictions endeavoring to complete a health element for their own plans.

This appendix describes the planning process and outreach, and survey efforts associated with the Growing Healthier Report.

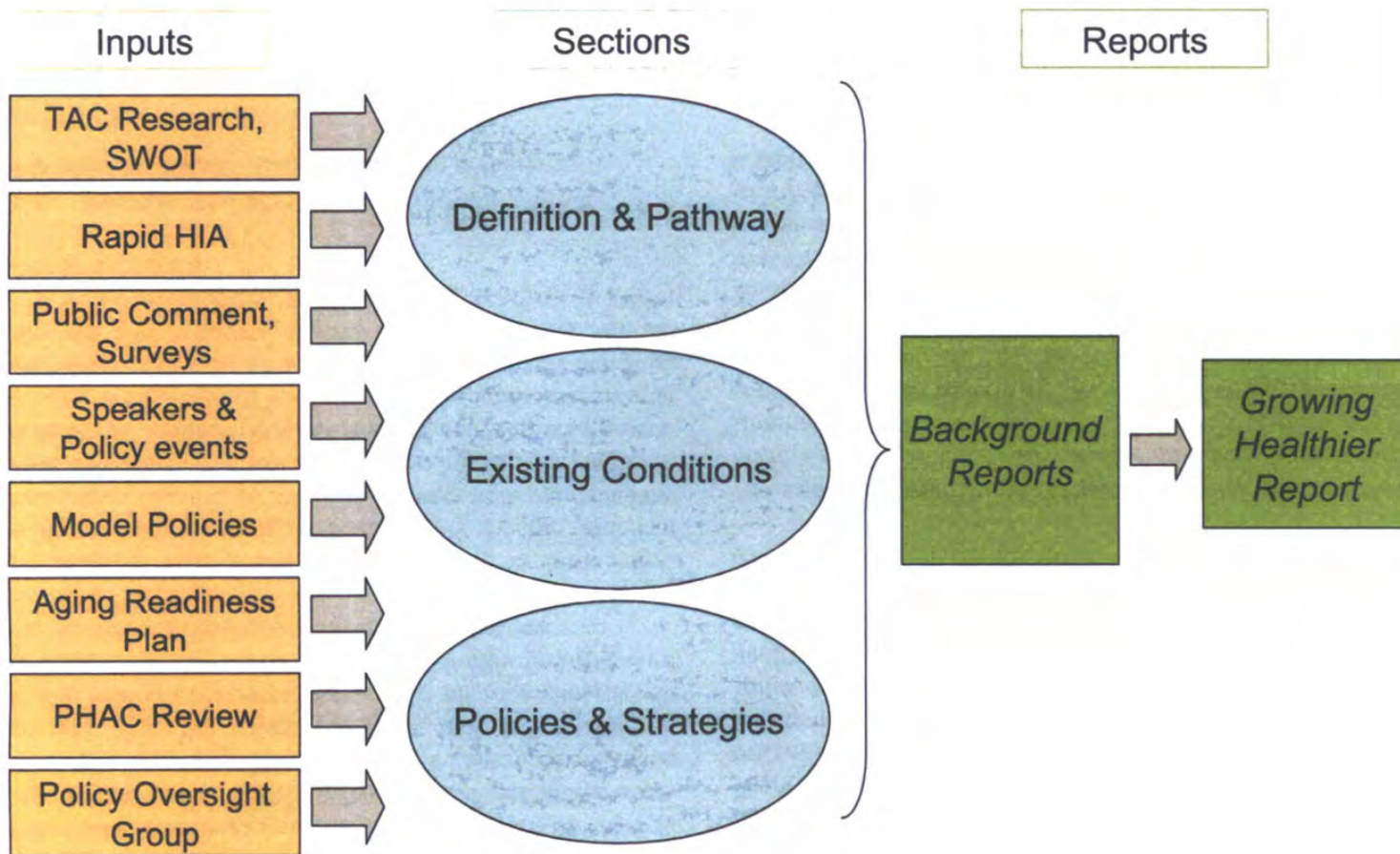
Process

An internal advisory committee of six CCPH staff members began meeting in December of 2010 and conducted an analysis of the existing Comprehensive Plan. This work was supervised by the

agency's Healthy Communities Manager and carried out with the help of a team led by the Project Coordinator (an Urban Planner). Other committee members included two epidemiologists and the Chronic Disease Manager. Beginning in 2011, a policy oversight group comprised of staff and directors from Public Health and Community Planning began monthly coordination meetings, and staff began researching the environmental determinants of health. Public and policy maker outreach took place in late spring and summer to converse with the community about the project. The PHAC reviewed health and built environment data, gave input on topic areas to research, reviewed documents and received monthly progress updates, provided input, and helped communicate healthy planning concepts to community members and elected officials.

The eight background reports that serve as the basis for this report are each organized into two main sections: a literature review summarizing national research and best practices, and a current conditions report describing Clark County's built environment, other health determinants, and health outcome data (disparities were a particular focus). These reports were made available as technical background documents, and were summarized in *The Growing Healthier Report* and used to inform the development of policy recommendations. CCPH staff developed policy recommendations in consultation with PHAC members, local experts, and other stakeholders.

The graphic on the following page illustrates the inputs and products from the planning process. Other inputs included the findings from a Health Impact Assessment on the City of Vancouver Comprehensive Plan, and a 2011 Community Planning document called the Aging



Readiness Plan. The final product of this process is the *Growing Healthier Report*. The Board of County Commissioners is being asked to direct Community Planning to use the report to create a Health Element for the Clark County Comprehensive Growth Management Plan. While many policy recommendations from *Growing Healthier* enhance existing policies or introduce new aspects to traditional planning areas such as transportation and environment, some recommendations represent new areas of focus. Some of the Health Element planning topics not addressed in the current comprehensive plan include, for instance, access to healthy food and the impacts of climate change on human health.

Outreach

Outreach efforts for *The Growing Healthier Report* included public meetings, media coverage, video segments on Clark-Vancouver TV, key stakeholder interviews and meetings, presentations to community groups, and online surveys. The kick-off for the planning process was a symposium for planners and policy makers in February 2011, at which guest speakers from the Walkable and Livable Communities Institute and the Victoria Transportation Policy Institute shared best practices in healthy community planning. This event was followed by two public open houses in April and in May, as well as an online community survey that was fielded between April and August of 2011 (described below).

In addition to these outreach efforts, CCPH staff incorporated input from events related to the Aging Readiness Taskforce, and solicited input from community groups. Among groups providing input into the process were the Neighborhood Association of Clark County, Urban Abundance, Clark County Food Systems Council, the Fourth Plain Revitalization Task Force, and Community Choices.

Community Survey Results

The Growing Healthier Community Survey was designed to gather information on current conditions in Clark County. Included in the

survey were questions about neighborhood characteristics and priorities for improvements. This input informed the policy recommendations presented in *The Growing Healthier Report*.

Methods

The Growing Healthier survey was administered from April through August 2011. The survey was primarily administered electronically, with some paper forms available in select locations. The survey was sent electronically to various mailing lists, community groups, and employers, and was available on the Clark County Public Health (CCPH) website. In addition, it was promoted at community forums and the link was included in an April 27th article in *The Columbian*. Flyers and posters with the survey link were distributed at key locations (e.g., community centers and coffee shops) around the county. In mid-July, staff noted that there were few responses from low-income respondents and initiated additional outreach through CCPH programs and partnerships.

This was a convenience sample, meaning our survey respondents were those who received the electronic or paper form of the survey and decided to respond. We did not take a random sample of the population. The limitation to this approach is that our respondents are not a representative sample of Clark County residents.

Respondents

There were 685 responses to the survey, with 627 (92%) completing the full survey. Comparing the demographics of those who responded to the county population is an indication of how well the respondents represent the county population. With regard to race, ethnicity, and income, the demographics of the survey population were similar to the general population (Table 1). Females and middle age groups were somewhat over-represented among respondents compared to the general population.

Key Findings

- Most respondents (57%) said that there was not a variety of housing choices in their neighborhood.
- 58% of respondents said that healthy food was not available within ½ mile of their home.
- Only 59% of respondents said streets in their neighborhoods are safe for walking and cycling.
- Only 27% of respondents reported having a gathering place for social interaction in their neighborhood.
- 63% of respondents said they cannot get around their neighborhood without a car.

Detailed Findings

Affordable, Quality Housing

Current Conditions

- A majority of respondents reported that housing in their neighborhood is affordable.
- High income, suburban, and older respondents were more likely to report that housing in their neighborhood is affordable.
- The percent of respondents who reported living in a neighborhood with a variety of housing types decreased as income level decreased.
- The percent of respondents who reported living in a neighborhood with a variety of housing types was lowest among rural respondents, followed by suburban, and highest among urban respondents.
- The percent of respondents who reported living in a neighborhood with a variety of housing types was lowest among older respondents.
- Overall there is a relatively high percent (20%) of respondents reporting known problems with mold or other health problems in their neighborhoods.

- The largest percent of respondents who reported mold or other health problems in their neighborhoods were lower income, rural and older age groups.

Actions to Improve Housing

- A higher proportion of low-income respondents favor increasing subsidized housing compared with middle and high-income respondents.
- Subsidized housing is the least popular action to improve housing.
- There is substantial support for increasing the variety in housing types across all groups, especially among higher income respondents.
- There is broad overall support for reducing exposure to toxins.
- High-income respondents favor increased access to parks compared to the medium and low income groups.

Access to Healthy Food

Current Conditions

- Higher income respondents reported healthy food was affordable.
- Overall, respondents reported limited physical access to healthy food within ½ mile.
- Overall, respondents reported limited access to community gardens.
- Overall, across all age, neighborhood and income groups, the majority of respondents support all designated improvements focused on improving access to healthy food.
- Rural respondents reported limited physical access to healthy food (½ mile) compared to urban respondents.
- Urban respondents reported better access to community gardens compared to suburban and rural respondents.
- Older respondents reported more limited physical access to healthy food (½ mile), affordable healthy food, farmers market, and community gardens.

Actions to Improve Access to Healthy Food

- Across income, neighborhood type and age groups, improving food affordability was selected most often as a priority

Active Transportation and Land Use

Current Conditions

- Older respondents report lower access to transit.
- A lower percentage of low-income respondents feel safe walking during the day or night compared to other income groups.
- Overall, the percentage of respondents who report encouragement for students to walk or bike to school is low.
- About 60% of respondents reported neighborhood streets are safe for bicycles and pedestrians.
- Higher income respondents reported fewer destinations to walk to and less access to transit
- About 50% of respondents report sidewalks on most streets in their neighborhood
- Suburban respondents reported less access to destinations and transit and less sidewalks compared to urban respondents.
- Respondents aged ≥65 years reported less access to transit and less sidewalks on most streets compared to other age groups.

Actions to Improve Active Transportation and Land Use

- Sidewalks, crossings and safe biking routes were the most popular improvements.
- Middle income respondents report less street lighting and favor improved street lighting
- Street maintenance and safe bike routes were less popular among low-income respondents.
- Actions to improve sidewalks and safe crossing were most popular among all neighborhood groups.

Safety and Social Connections

Current Conditions

- All income groups reported interacting with neighbors.
- Over half of all respondents in all income levels report ability to access natural areas
- Overall, respondents reported having limited places to interact.
- % of low-income respondents reporting trust in others, ability to depend on neighbors and focus on looking out for one another was lower than other income groups.
- Overall, rural survey respondents reported less interaction with neighbors and places to interact.
- Overall rural survey respondents look out for each other, depend on each other and trust others more than urban and suburban.

Actions to Improve Safety and Social Connections

- All respondents by neighborhood description prioritized identifying strategies for neighborhood supports in emergencies as highest area for action.
- Overall across all neighborhood groups, survey respondents showed some support for actions to improve neighborhood safety.
- General overall support for actions to improve safety across all income levels included; focused on interactions with neighbors, parks and open space, creating more gathering spaces and neighbors supporting each other in emergencies.
- General overall support for police and policing programs was less prioritized across all income levels.
- Age group 20-44 had higher percentage of support for actions to create more opportunities to interact with neighbors, more parks and open space and more gathering places.

Environmental Quality, Climate Change, and Sustainable Development

Current Conditions

- Overall, few respondents reported the presence of energy efficient buildings.
- Higher income and rural respondents were more likely to report protected habitat nearby.
- A low percent of respondents reports having a neighborhood free of toxic contamination, especially low income, urban, and younger respondents.
- A fairly high percent of all groups report that protection of water resources is encouraged, but younger, low income, and urban respondents don't see as much encouragement.
- A low percent of respondents report that they can get around their community without a car.
- Younger, low-income, and urban respondents are more likely to say they can get around without a car, while older and rural respondents do not report this.
- High-income respondents were more likely to report that locally produced food is available nearby.
- Urban and rural respondents were more likely to report that locally produced food is available nearby.

Actions to Support Environmental Quality, Climate Change, and Sustainable Development

- Making it easier to get around without a car is among the most popular actions across all groups.
- Cleaning up toxic sites is among the least popular proposals among all groups.
- Protecting water resources was more popular among older adults.
- Preparing for impacts of climate change was the least popular proposal.
- Climate Change mitigation is more popular than adaptation.
- Climate change mitigation is more popular among urban

respondents than suburban or rural.

- Increasing the availability of locally produced food is the most popular proposal across all groups, with support increasing with income.
- Younger respondents were more supportive of increasing availability of locally produced food.

**CLARK COUNTY PLANNING COMMISSION
MINUTES OF PUBLIC HEARING
THURSDAY, APRIL 19, 2012**

Public Services Center
BOCC Hearing Room
1300 Franklin Street, 6th Floor
Vancouver WA 98660

6:30 P.M.

CALL TO ORDER

DELEISSEGUES: If we can be seated, it's 6:30 and I'll call the Planning Commission to order for tonight. Can we have roll call and Jeff said to mark him present.

MORASCH: ABSENT
BARCA: HERE
GIZZI: HERE
WRISTON: HERE
DELEISSEGUES: HERE
USKOSKI: HERE
QUTUB: HERE

Staff present: Chris Cook, Prosecuting Attorney; Jonnie Hyde, Community Health Manager; John Wiesman, Director of Public Health; Brendon Haggerty, Project Coordinator; Jan Bazala, Community Development Planner; Sue Stepan, Development Engineering Manager; Sonja Wisner, Administrative Assistant; Cindy Holley, Court Reporter.

B. Approval of Minutes for March 15, 2012

DELEISSEGUES: We've got approval of the agenda for April the 19th and also for March 15th. Any changes or corrections to either of those? If none, all in favor of approving the minutes.

BARCA: I make a motion to approve.

QUTUB: Second.

DELEISSEGUES: All in favor.

EVERYBODY: AYE

C. Communications from the Public

DELEISSEGUES: Anyone in the audience wish to bring anything before the Planning Commission that's not on tonight's agenda? Hearing none, we'll return to the public hearing items for tonight. And the first one is Clark County Growing Healthier Report of 2012. Staff report, please.

PUBLIC HEARING ITEMS & PLANNING COMMISSION ACTION

A. CLARK COUNTY GROWING HEALTHIER REPORT 2012

The Clark County Public Health Advisory Council has evaluated the health of Clark County and is recommending healthy strategies to improve the design of our communities. The report recommends policies to be considered in the next Comprehensive Plan update. County staff is seeking Planning Commission's agreement to forward the Plan to the County Commissioners for consideration. The Growing Healthier report is available for viewing at www.clark.wa.gov/public-health/community/growing_healthy/index.html

Contact: Jonnie Hyde (360) 397-8000, Ext. 8122

E-mail: jonnie.hyde@clark.wa.gov

WIESMAN: Great. Good evening, Commissioners. I'm John Wiesman, I'm the director of Clark County Public Health. Good to see you tonight. You have before you tonight the growing healthier report which looks at how the built environment, that is the way we plan, develop and physically build our community, can impact the health of our citizens.

Two weeks ago we delivered to you the report and discussed the ways that we can improve health through planning. Tonight we ask that you forward to the Board of Clark County Commissioners a recommendation to approve the integration of the growing healthier report into the next comprehensive growth management plan update.

In 2010 the Board of Health charged Public Health with developing a health element for the comprehensive plan. The Public Health Advisory Council is a board of appointed volunteers whose collective understanding of health issues led the Board to request that they serve as the technical advisory committee for this project. I want to formally acknowledge and thank the Council for making this their top priority for the last 15 months and for being actively engaged.

Will the members who are here tonight of the Public Health Advisory Council please stand and be recognized. Thank you. There are actually 20 members, we have a number of people who are ill and had other commitments who couldn't be here, so we're pleased to have them.

The growing healthier report provides community planning with a framework for a health element by looking at the built environment and land use which is how we plan and develop

our community can impact the health of our citizens. The main purpose of tonight's meeting is for us to give you and the public an overview of the report and for you to hear directly from the public.

After taking their testimony you will all deliberate and it is our hope that you will approve the report and pass it on to the Board of Health and Board of County Commissioners. Tonight you're not being asked to endorse specific policy recommendations, rather you're being asked to recommend again to the Board of County Commissioners that they adopt this report as a lens for the creation of the health element in the next comprehensive growth management plan update as you did with the aging readiness task force report.

Community Planning will then take it from there and will come back to you next year as they review this document and start to formulate specific recommendations for the 2016 growth management plan update. We thank you for your consideration of this report.

Next Brendon Haggerty is going to describe the extent of the public engagement process and then Dr. Jonnie Hyde will briefly review the findings on the health impacts that are the foundation of this work. Then, finally, Joan Caley who is a member and a former chair of the Public Health Advisory Council will wrap up and then we'll have time for the testimony. Thank you.

DELEISSEGUES: Fine.

HAGGERTY: Good evening. I'm Brendon Haggerty with Clark County Public Health. The growing healthier report has support from a broad array of community members and represents substantial input from many stakeholders. I want to give a brief overview of some of the processes we've been through to integrate feedback from community members and organizations and to acknowledge the effort each of them have made in participating in the process.

With the help of Community Planning and with Community Choices, Clark County Public Health kicked off the outreach process for the growing healthier report in February of 2011 with a symposium for planners and policymakers on how health relates to the built environment. Later that spring we held two open houses and launched a community survey that attracted over 700 responses. We also spent time reaching out to key stakeholders such as the Food Systems Council and the neighborhood associations of Clark County.

After being given the green light for this project to begin in 2010, the Board of County Commissioners has been formally updated three times in work sessions, one of which was the joint session with the Public Health Advisory Council. And this commission first heard about the project with a joint session with the Vancouver Planning Commission in February.

Two weeks ago we joined you for a work session to update you on the report. As the policy recommendations became more developed we again reached out to stakeholders and

experts to get their feedback through consultations and a survey process. Last Tuesday the Public Health Advisory Council presented the report to the community out at the Vancouver library.

At that event we shared some of the roughly 70 stories we heard from middle school and high school students about how their neighborhoods impact their health. Since we started this process we've received letters of support from many organizations including the Comprehensive Health Education Foundation, Pete Mayer, Director of Vancouver-Clark Parks and Recreation, Kristine Perry, Chair of the Clark County Food Systems Council, Warren Neth, Executive Director of Urban Abundance, Joseph Kortum, the President of PeaceHealth Southwest, the neighborhood associations of Clark County and the City of Vancouver long-range planning.

The report you have before you represents analysis and integration of all the input that we've received from officials, content experts, the Public Health Advisory Council and the community at large. At the time of publication this report also includes the most current research and best practices for which reliable and valid data exists.

I also want to mention that we have multiple ways for the public to access this report. We have limited printed copies available on the back table tonight along with some USB drives with electronic files. We also have postcards with the web address where the report can be found on the Internet, as well as executive summaries available on the back table. And with that I'll hand it over to Dr. Hyde to tell you more about the report.

HYDE: Thank you, Brendon. Hi, I'm Jonnie Hyde with Clark County Public Health. And some of you have seen this before so we'll try to move through it fairly quickly and rearranged it a little bit. These are the eight topic areas of our report that we chose to focus on. The physical characteristics of neighborhoods, towns, cities and rural areas in which we live influence our health in countless ways and research shows that our surroundings have a greater impact than medical care on health across the life span.

The next slide. The process that we undertook included on each of these topic areas a comprehensive review of literature and all of the research we could find about its relationship to health, a study of current conditions in Clark County, and then from that policy recommendation specific to Clark County for how to improve health in each of these by affecting each of these areas.

The last time we had the health impacts on each slide they were a little repetitive so we did something a little different here and it just shows the complexity of what we're looking at and the range. So lack of healthy diet and physical activity, all of them affect overweight, obesity, diabetes, heart disease, cancer and mental health. In fact they are now the leading preventable cause of cancer would be physical activity and healthy food.

Exposure to violence and social isolation is affected by social settings and neighborhoods

being safe and connected. That doesn't apply to all of them but it applies to that cluster. Housing has tremendous health impacts that some of which are also tied into those affected by diet and physical activity, some of which are affected by the environment, so there are many interrelationships here.

Socioeconomic status is perhaps the largest in that it affects all other areas, and that was difficult to show, but people having resources and financial resources to cope with their lives and to determine what kind of settings they live in and what kind of lives they live have a distinct advantage in the sense that their health as a group is always at a higher level than those with lower incomes. These are just some of the health impacts that we're looking at and trying to find ways to address through recommending changes to the built environment and land use practices.

The importance of physical activity and obesity just as one example of one of the health impacts is reiterated by this or made visible in this report by the CDC that was released March 28th, 2012 that says that physical activity and an unhealthy diet have been second only to tobacco as a preventable cause of disease and death. Tobacco use is declining whereas physical activity and whereas obesity is increasing rampantly across the country, so it is a key preventable cause that we really need to address.

They go on to say that continued progress against cancer will require individual and community efforts to promote healthy weight and sufficient physical activity so they're essentially calling us out to try to address this as a community. The next slide. Thanks. I'm going to quickly go through each of the topic areas.

Access to Healthy Food. The way that it impacts health that we can impact increasing access to healthy food is by increasing proximity to healthy food and by increasing the mix of health or changing the mix of healthy to unhealthy foods. Research has shown that when people are closer to healthy food stores, they're more likely to eat healthy foods and have less obesity and when there is a higher ratio of healthy to unhealthy foods versus the other way around the same result occurs.

It's important to do this because in Clark County two-thirds of adults and one-third of 10th graders are either overweight or obese and an intervention needs to be done soon if not yesterday. 41 percent of residents live near fast food or convenience stores, only 17 percent live near supermarkets or grocery stores. And again the research says that if a grocery store or supermarket is walkable distance which is about a half a mile, then obesity is lessened.

Active Transportation and Land Use is a way to get physical activity. It involves movement between places that's integrated into your daily life. Just like if you have a neighborhood market, you're going to walk to the market to pick up a gallon of milk, that's physical activity, and it's not that you set out to exercise that day. And the more it's integrated into daily life that there are destinations to walk to that you want to go to or need to go to, the better the outcomes will be.

In Clark County many neighborhoods lack the infrastructure to support physical activity safely and lack walkable destinations so people don't, they leave in their car to get where they need to go. And most residents do rely on automobiles for commuting as well as for non-commute travel to get around town.

Parks and Open Spaces is another way of increasing physical activity would be by increasing access to parks. Access within Clark County is fairly good, about half of Clark County residents live within a half a mile of a park access point and proximity is one of the characteristics of parks that will increase physical activity and reduce obesity. Parks that have features like basketball courts or recreational equipment and are well maintained and feel safe, those are also more likely to be used.

So you're looking at the question of both the location of parks, the number of parks and the design and are they designed in a way that people go out and use them. We also consider open spaces to be park land because contact with nature has been shown to also have very positive effects not only on obesity but mental health. So that's the park section. Next slide.

Economic Opportunity is another area that we targeted because, again, health, wealth has been shown to be the single largest determinant of health outcomes. People who are financially well off can access healthcare and can access other resources, gyms, those kind of things, vacations to deal with stress, so we can access many of those things if we have decent paying jobs that people without those resources cannot access.

When you have that ability you have an advantage in terms of being able to manage your health issues. The pathways to obtaining a good enough income to be able to take care of yourself well is finding employment which often requires educational attainment and at a Bachelor's level or beyond and a high school graduate, and a high school graduation.

In Clark County we have a slightly lower poverty rate than the rest of the state, but the percent of adults with a Bachelor's degree or higher is the lowest in the metro area, 26 percent of our residents have Bachelor's degrees. We have slightly higher on-time graduation rates from high school than some of our neighbors, but at the same time we don't have high enough, just matching your neighbors does not mean that you've reached the target you need to reach. I think it's 76 percent of our high school students graduate on time, we'd like that to be higher so that they can complete their degrees and go on and have a potential to earn an income.

Affordable, Quality Housing, the way to keep housing from causing health issues, to prevent it from being a health risk, is to make sure there's enough of it that's affordable, to make sure that housing that is unhealthy because it's so old and has not been well maintained or is structurally deficient so it presents risk is to rehabilitate it. And there is a plan for the homeless I understand and a way to deal with homelessness would be perhaps to adopt that plan and find a way to try to get people off the streets which is as they are one of the most

at-risk in terms of health.

In Clark County we've used a housing and transportation index which I know the County uses a median income measure to look at whether or not housing is affordable and by that measure there's a lot of housing in Clark County, but that is primarily directed towards people who will own housing, who can purchase it and not renters. So about a third of our population rent and so for them there is not as much affordable housing as rents have actually gone up some as housing prices have gone down, but using this housing and transportation index uses a 45 percent cutoff figure.

If you use more than 45 percent of your income on housing and transportation, then you're living in unaffordable housing and in Clark County 76 percent of residents live beyond their means in that they are spending more than 45 percent of their income on housing plus transportation, and this is a measure that's starting to be widely used including by the Federal government recognizing that the cost of gas is no longer an incidental cost, it's become a major part of household expenses.

People in the rural areas and people who commute long distances to work are at a significant disadvantage and may be living in unaffordable housing even though on the books it doesn't appear that way. There is also a risk of some unhealthy housing in Clark County. Radon is a high risk here, 21 percent of houses that were tested for radon tested above the recommended levels by the EPA. That's an area that I know new building standards address but older housing still presents a risk of that.

Climate Change and Human Health, warming, in the 100 years from 1880 to 1980 temperatures rose in this country, or around the world I guess, about a half a degree, not very much, they're now rising a half a degree every decade so about ten times faster than we've experienced before. These variations are both by locale, there are variations by locale.

The Pacific Northwest we're less affected certainly than some other areas and can be grateful for that, although we probably can anticipate many people moving here some day; however, warming will result in earlier Springs, it's going to result in more rain and less snow with greater chance of flooding and longer, dryer summers with greater chance of extreme heat and more extreme heat days.

And extreme heat is important because it has caused more weather related deaths than any other weather event. Earthquakes, hurricanes, tornados, floods, none of them have been as damaging in terms of human life as extreme heat days. And that's been seen in Europe, it's been seen in Chicago and large cities around this country.

Some of the things we need to address to deal with climate change would be public awareness, initiating water conservation programs aggressively, floodplain land use and not building in floodplains where because there is likely to be a lot more flooding and extreme heat days with the elderly in particular being at risk because of their body's inability to adjust

to that kind of change.

Environmental Quality, the ways that we can address and improve the environment would be to decrease air pollution because air pollution is a risk for respiratory disease and that slide I showed you earlier it's got a number of adverse effects if there is air pollution, water pollution, including the loss of our drinking water and agricultural resources should they become polluted.

In Clark County there's a higher risk of cancer from air pollution than in other areas of the state as indicated by the green on the map and the darker blue area and that's probably in part because we're one of the more populated and because we share this metropolitan region air area. Only one of ten of our watersheds was in good health in 2010 so clearly there we're facing some difficulties in terms of the impact of water potentially on our aquifer. There's no monitoring system required for small public water systems on wells. So there are a number of areas where there are risk of contamination from water and air pollution that really need to be addressed in terms of human health.

The last area is Safety and Social Connections and this really has to do with people's ability to use all of the healthy resources that are available in the county. I mean you could sidewalk every street in this county and have bike trails everywhere, but if somebody's afraid to go out their door because there's violence in their neighborhood, there's graffiti on the walls, they don't trust that it's safe in terms of high traffic speeds, they're not going to use those resources, so people need to feel safe in their neighborhoods and safe on their streets in order to use the resources available to them.

Crime can also make them feel unsafe. The creation of third places has been shown to help unify neighborhoods. If people have a place where they can gather safely, it could be a library, it could be a local coffee shop, it could be a community center, but some place where people can get together and talk.

There have been studies in really poor rundown neighborhoods which we don't have very many of those, but where people can come together and actually plan how are we going to address this and they start modeling different behaviors for their kids and there's really a change in terms of ownership of the neighborhood and the feeling that it's up to them to make it a decent place to live. Unintentional injury is a leading cause of death among younger age groups, that's primarily from traffic injuries, so that's one of the things that can make a neighborhood feel unsafe.

Our next step if you recommend this to go forward tonight we have a Board of Health hearing scheduled and then in June we would go in front of the Board of County Commissioners for their approval and then this would go to Planning for incorporation into the comprehensive plan. I thank you and if you have questions. Oh, sorry, Joan, Joan is going to wrap up for us. Joan is on our advisory council.

CALEY: Good evening, Commissioners. My name is Joan Caley and I'm here representing the Public Health Advisory Council. Our council is very excited about the work that we've done in the growing healthier report and we're very eager to partner with the Planning Commission to improve the health and well-being of all people in Clark County. On behalf of the Clark County Public Health Advisory Council I ask you to approve this resolution adopting a health lens for the next update of the comprehensive growth plan using the growing healthier report as a guide.

With your approval this will be placed on the work plan of Community Planning and will start us on a path of including health concerns in the way we grow. Our council formally approved and endorsed the content of the eight research papers that provide the background for this report, the report itself, and all policies and strategies that are listed within. And so we are proposing this resolution to you that you adopt this report for the future health of our community. Thank you.

DELEISSEGUES: Thank you. Any questions of any of the four presenters? If none, I attribute that to a good job that you did in our workshop, so appreciate that.

HYDE: Thank you.

DELEISSEGUES: So if there are no questions of staff, we'll go to the sign-up sheet which is on its way. Thanks. The first name I have is Laurie Lebowsky, do you wish to testify? No. Okay. Next is Mark Collins. Probably got it wrong.

COLLIER: Hello. My name is Mark Collier, my writing's not the best.

DELEISSEGUES: Collier, okay, thank you.

COLLIER: I'm on the advisory --

DELEISSEGUES: Would you give us your address too for the record.

COLLIER: It's P.O. Box 1476, Brush Prairie, 98606. And I'm a member of the Advisory Public Health Council and what I kind of learned through the process is how much the built environment does affect health. We have a diversity of people in Clark County in regards to living areas and social and economic status, environmental conditions, by having the health element in the comp plan it basically provides an opportunity for conditions to thrive by having all these eight elements into the plan. To me it's a start to having a better and healthier community.

And pretty much it was as part of the advisory council going through all these chapters and the research that was done into it you can really see how the built environment does play a role in health. Thank you.

DELEISSEGUES: Any questions of Mark? Thank you for your testimony. Next on here is Marilyn Darr.

DARR: Hi. My name is Marilyn Darr, I'm also a member of the advisory council. I'm a family physician. I appreciate the ability to comment today and I wanted to thank the preparers of the presentation, it was excellently done.

DELEISSEGUES: Can we get your address for the record.

DARR: I wrote it on there, but it's 1119 SE 80th Avenue, 98664. Thank you. But I'm a family physician, I've practiced for about 25 years, 20 of that in Clark County. I see a variety of people from babies to older people. And as a family physician my whole view of the world is prevention.

Having said that, I spend most of my days treating inflammatory diseases, inflammatory diseases that are absolutely secondary to obesity and the choice of food and food-like substances that people have and eat. It is incredible when you think about the amount of heart disease, cancers, osteoarthritis, obstructed sleep apnea, all of this is related to our diet.

People that have lower social economic abilities sometimes don't make good choices, we have school systems that don't make good choices for their children as well, and it takes a community or a village to do all of these things together and I just urge this is such a well-thought out plan with a lot of science behind it and I urge the council to really think about this and to adopt it. Thank you.

DELEISSEGUES: Any questions? Thank you very much. Last on the sign-up sheet is Mark Maggiora.

MAGGIORA: Maggiora. You only get three tries.

GIZZI: And we're not tested on spelling?

MAGGIORA. What's that?

GIZZI: We're not tested on spelling?

MAGGIORA: No, not this time, maybe next time.

DELEISSEGUES: Or penmanship.

MAGGIORA: Thanks for the opportunity to come before you and --

DELEISSEGUES: Well, just for the record could we get your name and address?

MAGGIORA: Yes. It's Mark Maggiora, 3204 Y Street in Vancouver, I live in the Rose Village neighborhood part of the Fourth Plain corridor revitalization effort. I've got a letter here that I'll leave with staff that I've written in support of this effort and I'd like to read that to you and I have a couple of comments in addition. Mr. Dick Deleissegues. Is that good?

DELEISSEGUES: We're even.

MAGGIORA: I am the director and founder of Americans Building Community, we're a community development corporation focused on neighborhood revitalization in the Fourth Plain corridor. We're submitting this letter in support of the growing healthy report, an update to the Clark County comprehensive growth management plan.

Americans Building Community is a community development corporation devoted to revitalization of the Fourth Plain corridor within the context of the City of Vancouver's subarea plan. Subarea plans serve as an extension of each authorizing jurisdiction within the state of Washington for implementation of policy and investment of public resources.

Our emphasis is on mobilizing people who live, work and play in this part of our community to take ownership for the quality of their lives. We facilitate grassroots investments towards creating a healthier living environment through strategic alliances and mutually beneficial partnerships with community agents like Clark County Public Health.

We serve as a party to the Department's partnerships for healthy neighborhoods initiative and the Public Health Advisory Board is signatory to our asset based community development memorandum of understanding, a framework that mobilizes citizens in building community capacity around their inherent strengths and thereby lessening dependency on ever shrinking public resources to address citizen well-being and meet livability needs.

This action before you and ultimately the Board of Commissioners is a landmark event. Recommendations within the report on all eight aspects of the built environment are essential elements for assuring we plan for and design a place where people thrive. They fully deserve to be considered on an equitable plane with existing measures of success currently defined within our existing comprehensive plan.

Your affirmation of this report moves our community forward by directing both citizen as well as policy maker attention on factors that assure Clark County will continue to be both an attractive environment and a community that assures all of its citizens have access to the places and lifestyles to promote well-being, the true foundation for prosperity and happiness. Thank you for your prudent consideration.

Secondly I'd simply say that, number one, I think the staff has done an exceptional job in terms of going through a process that engages a broad spectrum of citizens. The partnerships for healthy neighborhoods is a true extension of this opportunity, it's in action now, so what you do with this decision is simply affirm that and move it to the next level.

And then secondly I think this is commendable for this community to take this kind of an action. It's a leadership move in the state of Washington that says these are important measures for planning any community for its future. Thank you for the opportunity to address you.

DELEISSEGUES: Thank you. Any questions?

QUTUB: Yes. Do we have a copy of the letter you just read to us?

MAGGIORA: I will leave this copy with your staff.

QUTUB: There was one statement in that letter that said something about taking ownership and responsibility of there, would you requote that sentence?

MAGGIORA: Yes. Exactly what I said there is that the design of the asset based community development MOU is a framework that mobilizes citizens in building community capacity around their inherent strengths and thereby lessening dependency on ever shrinking public resources.

And I think the other point that you were bringing up is our emphasis on mobilizing people who live, work and play in this part of our community to take ownership for the quality of their lives. I think this does a good job of clearly articulating what responsibilities people can take for making an improved life not only for themselves but for their friends and neighbors.

QUTUB: Well, yes. I see it more as their friends and neighbors taking the responsibility for them and making the choices for them. I would hope that people will take and be responsible themselves, it's a good goal to have.

MAGGIORA: It's a true basis for strong communities is people watching out for one another and supporting one another in meeting their needs.

QUTUB: Yes.

DELEISSEGUES: Any other questions?

WRISTON: Yeah, I have a question. Somewhere in that paragraph you said ever shrinking public --

MAGGIORA: Ever shrinking public resources

WRISTON: Right. In what context were you saying that?

MAGGIORA: Well, the reality of today. I mean we have a shrinking public pie to tap into in terms of addressing citizen needs and so the design of the asset based community

development framework is the one where it recognizes that there's lots of assets out there but there are often few on-ramps for those resources to be mobilized and to be effectively applied.

So the whole essence of the A, B, C, D framework is that citizens work alongside public agencies tapping into the expertise and skill sets that public agencies necessarily bring to the table, but also basically mobilize their capabilities to be more effective in serving one another, so it ties into the other council members' comments.

WRISTON: Right. So you're not proposing that this falls somehow on private resources or anything else, you're talking in general about, I guess, public resources being used in conjunction with resources within the community or community organizations or what have you?

MAGGIORA: The optimal scenario is all sectors see that they have an inherent role and responsibility so it's really should the private sector see an opportunity to be a contribution and have the wherewithal to contribute, then there's a clear mechanism for them to be an instrumental agent. But it's not simply that public health falls in the realm or responsibility of any particular entity, but it's a community wide effort.

So it's really a cross-sector multi-institutional framework of looking at -- you look at the elements in this plan and they are not dependent upon any one agency for success, it really is a call out to the fuller community that we need to have everyone understand what role they may play and how can we effectively work with one another to fulfill upon those needs.

WRISTON: Right. Okay, thank you.

DELEISSEGUES: Other questions? Okay, thank you very much for your testimony. That's the last name on the sign-up sheet. Is there anyone in the audience that wishes to testify on this matter? Seeing none, we'll return it to the Planning Commission for deliberation.

BARCA: I have a couple of comments I think I want to make in reference to the report. In the educational component that you display I'm wondering about the opportunity to show Clark County's either average population or perhaps the percentage of population of median income in reference to the metro area because you show that we are low in the context of Bachelor degrees but that may not necessarily tell the whole story about how well or poorly the county is doing in comparison and I think that kind of rounds out both higher education and then the general workforce.

HYDE: We were just actually looking that up this afternoon, some information about that, and I'm going to turn this to Brendon who worked with me on it and has that data with him.

BARCA: Oh, certainly.

HAGGERTY: I think it's a really good point that it doesn't necessarily translate to income all the time for everyone and I think the most recent census figures show that Clark County compares fairly well with other counties in the region in terms of median income.

One of the pieces of research that we relied on in formulating this shows that there are spillover effects for an increasing number of folks with Bachelor's degrees or higher, but more importantly it's sort of a broad indicator of educational attainment.

I don't want to focus too much on the Bachelor's degree itself and so that's why we also tried to bring in figures on high school graduation in Clark County which also compare fairly favorably with many of our neighbors.

With that said, educational attainment is really truly one of the greatest predictors of overall health and everything that we can do to nudge that bar upward helps improve the health of our community.

BARCA: So you're tying educational attainment with a healthy community as opposed to putting it in the context of income disparity and the income itself driving healthy or unhealthy communities?

HAGGERTY: Educational attainment and income are very closely correlated and in general we often combine those two concepts into the broader concept of socioeconomic status and that really explains a lot of overall health both for the community and for individuals.

BARCA: So I'm not trying to be argumentative about the point, but I think you're on both sides of it. If we're saying that income is an indicator of a healthy community and we have a relatively good comparison on income, but you're also saying that an educational component is a measure of a healthy community and at that context we're not as good, it seems like we need to separate the two rather than try and tie them together.

HAGGERTY: I think that's a valid point and we have many ways of measuring socioeconomic status and often they go together but not all the time. Do you want to add anything, Jonnie?

HYDE: Basically the main findings on this which came from studies from Boston and other places is that health equals wealth and that as you go up the ladder in terms of income every step up the ladder lifespan increases and overall health increases. So education is a key way to obtain income.

It doesn't mean there aren't others, but it can become a barrier to obtaining income and I don't know if it can be separated out. I mean I don't know that you can say totally separate from education do a study where you're saying everybody that's got less than a Bachelor's degree but makes a decent living and compare their health would be a study that would need to be done and I don't know that that's been done.

But right now basically having an education is seen as the entryway into high paying jobs or decent paying jobs, not I think certainly having a high school diploma and having a Bachelor's degree I think it's increasingly competitive to get into the job market without those, and I think that's going to continue to be the case, so I don't know that you can separate them. I think what we are saying is that people need the opportunity to earn income to stay healthy and that maybe fewer people would need to leave Clark County if they had higher levels of education and could get jobs.

It's been pointed out I think at maybe one of the last hearings that we have a lot of construction people and they earn really good money doing construction, but that industry has stopped for the moment and so do they have other options beyond that.

I think the more options we can create and the more qualifications a person has whether they may be a carpenter with a Master's degree, but that gives them more flexibility and it gives them a better chance of getting a job that pays well and if they're pigeon-holed into one area, if that area sinks, they sink. So I do think that we're saying that basically education and income are more or less correlated and that both are important in achieving health.

BARCA: I hear you say that although his data says that we have a relatively good median income --

HYDE: We do.

BARCA: -- without the education.

HYDE: Yes.

BARCA: Okay.

HYDE: I think we've had some --

BARCA: I don't need to go over that, okay.

HYDE: I think we've had some high paying blue collar work here.

BARCA: So you make the choice on how you want to present it, I'm just saying that I think it's a false presentation to say --

HYDE: Okay.

BARCA: -- wealth equals health but you only present the high education component as to whether we are or are not, that's all I was trying to say.

HYDE: Okay.

BARCA: Other item is in reference to Clark County Public Health. We treat a lot of people in the noted maladies here, respiratory, diabetes, so forth, I'm wondering if we have the opportunity to actually try and draw some types of correlations that says in an active community you could expect to see perhaps less than or the opportunity to genuinely say that the public would be treating people that would be for the most part healthier if we could do this thereby actually presenting the option that says this is a very prudent public service and it's valid that trails equal less cost at the Clark County Public Health Department, that if you have better air quality, you have less cost at the Health Department.

I think without trying to say that there's a dollar-for-dollar correlation, I think what happens is we talk about encouragement and we talk about promote, but when it comes down to the budget decision the trail doesn't get built and the impact to Clark County Public Health is not noted --

WIESMAN: And I think that --

BARCA: -- they're two separate budget items in a lot of people's eyes, but I think we should really take this opportunity to try and start drawing this together.

WIESMAN: One of the things about Clark County Public Health in particular is we no longer provide clinical services, those services are basically now provided through the places like where Dr. Darr practices so the savings I think a lot of what we're talking about, this isn't in the report, the savings are actually in the community either through healthcare systems, hospitals, having patients who are coming into the system healthier, fewer chronic diseases, fewer of the sort of things that make a disease difficult to contribute because you have multiple chronic diseases and you're trying to manage all of those at once.

I think the payoffs are probably for business, healthier workforce, less time out sick, better productivity so when we look at this we truthfully try to look at this in the largest global sense and this field of research, there's some research that shows decreases for example in obesity based on travel time that Brendon can rattle off more quickly than I can, and the kind of research you're asking for we're also trying to keep getting funded so we can come down to what are the dollars and cents of all of these. It's a pretty brand-new field to get to the level that we would all like to get to.

HYDE: Some of the savings that we would anticipate coming, I mean I don't see the Public Health budget expanding through this. I mean I think --

BARCA: No, no, no.

HYDE: -- and it's not the intention of it, the intention of it really is to help look at how policy impacts health and how land use and the built environment impact health and what kind of changes could be made to help people be healthier.

So I think some of it would involve private enterprise, some of it would involve government, some of it would involve departments that could do things, some of it would involve nonprofits. I mean a lot of the actions recommended in there that they're not all government actions; but it's really trying to create partly a vision of a community that has neighborhood level services in many instances that is walkable, that where people can get exercise as part of their daily life and not have to drive as far, have more disposable income because they're not spending it all on gasoline which can then promote businesses and have a dynamic economy.

So it's just ideas about how to get there, but that's kind of the vision that we see happening and that vision would create healthier people with fewer health issues if those steps were taken.

BARCA: So don't undersell it.

HYDE: Yeah.

DELEISSEGUES: Does anybody else have questions? Jeff, do you have any comments?

WRISTON: I have comments. And my comments really come from being a father of two teenage children and I will tell you I get confused, I think I get a little concerned, and I understand there is socioeconomic interfaces at play here or what have you, but I know a lot of people that are well educated do very well and yet because of their time constraints, their lifestyle, et cetera, they don't necessarily eat that well.

So I get confused when we look at that, it worries me a little bit because, and here's where I'm leading into, because what I have seen as the parent of two teenage children is the most effective thing I have seen yet to date, and it is huge and there may be a generational gap that we're missing here, but it's the education that we're giving our children in our schools as to the health of what they eat and believe me that comes home.

I mean it depends on the child I'm sure, but I know it comes home to my house and I can't even tell you the things that my kids point out that I grab at a convenient store on a trip that we're on traveling, driving or doing whatever and they'll grab whatever I've grabbed to have to drink and they point out this stuff and they say this is bad for you.

They are learning things that I never learned and I have a Bachelor's and a Doctorate and my wife has a Bachelor's, and all these things are socioeconomically they're great, but we didn't learn them, there's this generational thing.

The best thing that I see that we have done is educating our children to realize that kind of like smoking was years ago to realize that the stuff you are drinking, and I can't even name it, is not good or look at what's in this or look at what's in that, it's amazing, I mean it blows my mind.

They know and they're looking and they know what proteins are and they know what carbohydrates are and they know what they're taking in and not taking in. If they're involved in athletics it goes even further, the education goes even further. I just I want to stress that we can look at all these studies, go socioeconomic and all this kind of stuff, but education goes a long way.

The other thing I want to say is I saw something in the paper the other day, and I don't know if it was related to this or not, about 7-Elevens and convenient stores starting to participate in providing healthy food, well, where this bottle came from that contains half tea and half water but did contain purified water, I noticed that the 7-Eleven that I bought it at had right up there in front next to 5-Hour ENERGY and all this stuff that's probably really bad for you, at least my kids would probably point out are bad for you, they had a basket of apples and bananas and things like that and actually the person in front of me was buying them.

So I think there's a huge education thing that goes into this and I'm not sure that it's a socioeconomic thing, I'm not sure it's a walking thing or this or that, I think it's a big education thing and then a lifestyle choice after that because I know a lot of people that like I said that can afford to eat well that choose not to or just choose that lifestyle because they have chosen the fact that they just don't have the time to sit down at dinner with the kids and have a good healthy dinner or whatever and that goes on all lifestyles. So it's a comment, not a question.

DELEISSEGUES: Good. Jim.

GIZZI: Well, I concur with Jeff certainly, but I'd also argue, maybe not argue is the right word, but I don't think this policy really would be looked at as focusing on my child, my daughter or Jeff's kids or maybe not even any of us here.

When I volunteer at the school I see kids in these lower socioeconomic brackets and clearly they're not enjoying a healthy diet and you see what they bring to school for lunch and there is no quality food there and they're taking bags of food home for the weekend because their folks don't have enough food.

I think looking at the health element as a lens for planning and giving us long-term payoff with maybe minor modifications in how we go about looking at transportation and creating the conditions under which my daughter can walk to the grocery store instead of say, hey, dad, can you drive me up there, I mean that goes a long way towards our health.

I look at this plan as a way to use the built environment, to promote health over the long term. I'm glad that we had the earlier discussions in the work session about this being just a lens through which the comprehensive plan will be looked at because there's a lot of very detailed information in here that may or may not be implemented, but to look at it as a way to possibly impact our future policy is I think a good thing.

I just think that looking at the built environment to produce health as a long-term beneficial outcome is something that just can't help but pay off for all of us. That's it.

DELEISSEGUES: Do you have anything else to add, Ron?

BARCA: No.

DELEISSEGUES: Eileen.

QUTUB: Yes, I have a couple of comments. First of all, this is really a very visionary plan that you've done, it's thought out, it has very noble motivation behind it. What my comment's about I also saw the article in the newspaper this morning and I thought, well, this is great because these bananas and apples that were 50 cents apiece were selling, I mean the guy says this is a success.

Well, that is what motivates a businessman, it's success and it's making a profit and it's giving people who come to his store what they want to buy and obviously I thought, well, this really fits in with this whole plan.

There are many parts of it that are just so good, but there are parts of it that I think we need to be careful when we use "mandates," "limitations," "prohibitions" and "requirements" and I like the wording rather that's "allow," "encourage," "work with" or "partner with" and "support" in many of these elements. I just think that we have to be careful about unintended consequences down the road and -- train of thought, train of thought. I'm trying to look at all my notes I scribbled around my paper. I know there was something else I wanted to say here.

DELEISSEGUES: Do you want us to come back to you?

QUTUB: Well, I guess.

DELEISSEGUES: Okay.

QUTUB: I'll think of it.

DELEISSEGUES: Valerie.

USKOSKI: Yeah. I guess the only comments I have tie back to the education and the socioeconomics that Jim had brought up. I do feel that the education is the most important part to educate the youth and the other generations in addition to what the impacts of the choices they make for eating and what those can lead to as far as the inflammation in their system and decrease in their health quality.

If we can educate the public to the extent that they understand what those impacts are, not in

general but even to the level for them specifically that if I eat this I'm going to have X, Y and Z and understand what those are, you've better set them up to understand the choice of if I sit down and eat a doughnut every day, probably not the best choice and this is why and these are the consequences I will pay, that there's no such thing as a free lunch, quote, that comes in there, that you have to understand and make that choice and the better you educate the people, the better prepared they are to make that choice for long-term health.

DELEISSEGUES: Did you find it?

QUTUB: I did. When Valerie said education, that was it. When we had our joint meeting with the City of Vancouver Planning Commission, it came up also that a lot of kids don't know, even I think the doctor mentioned that, they don't even know what some of these fruits, these foods are and when they go to the store, what is this star fruit and how do you eat it. In fact I saw something in the store the other day and I'm like, boy, this looks very strange, I don't know what it is.

However, we also talked about how there was home economics taught and cooking and because I think a lot of this goes back to not having the time or knowing or the knowledge of how to choose and plan meals and everything else.

I didn't see in the section about the food and the availability partnering with educational institutions where I did see it in other parts of this plan and I think that it would be very good to partner with school systems to really think through the idea of having education that helps our kids learn from the very beginning how to eat healthy and to learn what the cause and effect is, that it really does affect your joints and everything else when you eat inflammatory foods.

And things as well as physical education in school, they dropped a lot of these courses, that's kind of a you just may take it, you're not shall, it's not a you shall take it, it's a you may take it. So I think those are things that could be integrated especially in the food availability and so forth.

DELEISSEGUES: Just two things I had and kind of tying in with what Ron was talking about on the education, I think Clark County does a good job from K to 12, I think we graduate probably more kids out of high school than Clackamas County or some of them that you've got the charts on here, Multnomah County, and I think they go to college, but I don't think that there's enough jobs here at the college level to bring them back.

I think that's why we kind of fall down on the Bachelor degree end of it, they have to go to Multnomah County or someplace where the employment's offered that requires a Bachelor's degree.

The other thing, and a few of us on the Planning Commission has been through this exercise of the comp plan update several times, and we do kind of take a look at the 40,000-foot elevation and I've been trying to figure out in my own mind how we can incorporate some of

the specificity you have in your recommendations into something as wide and large as the comp plan where we looked at the amount of land that we have for agriculture and we have for residential, we have industrial, we have commercial, but it doesn't seem like the comp plan offers too much opportunity to get down to the kind of specifics that you have in your recommendations.

I think from my standpoint I would need some help, I think, on trying to get from the micro recommendations of what you do in a neighborhood or down the individual residential or individual and let's expand that into the bigger picture which is the comp plan.

I certainly agree with everything you've said, you've got a lot of good recommendations in here, I just hope that there's some linkage that we can provide into the codes too would be another place for a lot of this that we've just gone through updating our codes, I'd hate to do it again too soon, but some of it it seems to me might be more applicable to the code rather than a broad comp plan.

Well, with that being said, if anybody else has anything they'd like to weigh in or a motion, I'd be happy to hear it.

BARCA: I just want to add one thing based on what you said.

DELEISSEGUES: Sure.

BARCA: I think Dick's comment is really valid for long-range planning to take back and I don't know how broad we could go on the subject, but we always talk about the idea of getting that half-width road improvement in there and make that a requirement, what are our opportunities to say half-width road or a trail of a certain standard or a bike lane for a certain length of track that may be in a greater quantity or length than the improvement requirement of a half width.

I think if we're really serious we're going to have to put some public money into the process somehow, but we can do it at the time of development. If we look at this in the right way those particular pieces of infrastructure should actually make the development more attractive, help add value depending upon where it's going to be, and one form of transportation mode might be changed for a different form of transportation mode.

I would say this is a good springboard into having that discussion about how much latitude does the public portion of any development have towards it.

I'll make a motion to adopt it as written and move it forward to the County Commissioners.

GIZZI: I'll second that.

DELEISSEGUES: Any discussion on the motion? Jeff.

WRISTON: I mean my only discussion --

DELEISSEGUES: I cut you off last time, I'm going to make sure I don't do it again.

WRISTON: Thank you. My only discussion would be that I agree with Commissioner Qutub that I would be afraid of some of it. This is some of the most detailed comprehensive plan stuff that I've seen. When you look at our comprehensive plan it's very high up there and then it makes its way down into code or other policies and things like that.

So I'd be very careful and maybe just something for long-range planning to think about before they go to the Commissioners or warn the Commissioners about and let the Commissioners make their mind up on that. But I would be concerned about the unintentional consequences, the thou shalts and the this and that, that the things that really direct versus this is the direction we want to take.

Comprehensive plan is more meant to say this is the direction we want to take and then the next step is to incorporate that into a code or a policy or a program or something else. So I would be very hesitant on that in this particular policy.

GIZZI: Can I offer up that we had this discussion at length and in detail to make sure that we understood that these were just a series of guidelines and recommendations and that Planning would come up with the details necessary to come up with the policies and code changes for the comprehensive plan.

So all of the mandating language in here is not intended really, I don't believe, to get into code so that's why the language to introduce this was as a lens through which we will approach the comprehensive plan because all of us had expressed some very serious concerns about some of the exacting language in here and that was explained as probably not the discussion for this --

DELEISSEGUES: Well, we have a motion and a second. Is there any more questions on how the motion will be forwarded to the Board of County Commissioners?

QUTUB: I just have the caveat, I will reiterate the caveat that we be cautious about unintended consequences and mandates, that there are many in here, there are many mandates, and if you look at the addendum or where it tells you what's new and what's enhanced and adds to the framework to me clearly these are recommendations that this advisory committee wanted to go forward. That would be my caveat.

DELEISSEGUES: Okay. Any other questions, comments or changes to the motion proposed? Can we have roll call, please.

USKOSKI: YES
QUTUB: AYE
WRISTON: AYE
BARCA: AYE

GIZZI: AYE
DELEISSEGUES: AYE

DELEISSEGUES: I want to thank everybody that has anything to do with this, I think it's a lot of work and it was well-presented, and I know the City Planning Commission felt the same way, and it was a good effort between both the County and the City and I would just say that I hope the other cities in the county get the same opportunity that we've had to consider this in their plans.

WIESMAN: Great. Thank you very much.

HYDE: Thank you.

DELEISSEGUES: Appreciate your work on this.

HYDE: Thank you very much.

DELEISSEGUES: We're going to take a break for about 15 minutes and be back at 8:00.

(Pause in proceedings.)

PUBLIC HEARING ITEMS & PLANNING COMMISSION ACTION, continued

B. BIENNIAL CODE AMENDMENTS:

DELEISSEGUES: We'll resume the public hearing for the Planning Commission for tonight and go to the second item on the agenda which is the biennial code amendments. Do we have a staff report, Mr. Bazala?

BAZALA: We do. Good evening, Planning Commissioners. My name is Jan Bazala with Community Development. Tonight we're going to discuss the spring biennial code amendments and we have 31 items ranging from the scrivener's items to some policy changes.

In the additional materials you received tonight there is an addendum to the PC hearing Attachment A which is this document here. This document has some changes that are different than what you have in the main Attachment A that you received a couple of weeks ago, so by and large most of everything is good in here, but when we get to certain items that have changed, I'll refer to this addendum document.

The first eight items on the list are scrivener's errors. Unless you have specific questions on any of them I hadn't planned on going over them for the sake of saving time. Any questions on the scrivener's errors? All right. I will move on and I'll start with the clarification sections.

And technically the first item in the clarification sections which starts on Page 6 of the main Attachment A is a fee related item and you guys don't really need to talk about fees. I wasn't going to go over that first fee if that's okay with you.

I'll start on Number 10 on Page 7 of the main attachment and that is a proposal to add a footnote in the rural zones table that clarifies that front setbacks are measured from right-of-way or street easements. That's common practice in almost all zoning districts that front setbacks are measured to street easements or street right-of-ways, all the other residential zoning districts' tables mentions that as a heads-up to people using the code. This particular table does not mention it so we're just proposing to add the footnote that clarifies that, how front setbacks are measured. It's nothing new, it's just a heads-up.

Number 11, include a reference to activity area in the home business code text to be consistent with language used in the home business requirements table. In the major rural home businesses allow outdoor activity areas and "outdoor activity area" is defined in this section of the code.

There is a table that lists the standards for everything you need to know about major outdoor home businesses and in the table it refers to activity area, but the text immediately above the table in the code that refers to the table uses the term "outdoor storage" and while outdoor storage is a part of activity area, it's not totally the same thing so we're just clarifying that the text should also read "outdoor activity area" instead of "outdoor storage" specifically.

DELEISSEGUES: I had a question on Number 11. Are we there? Is that --

BAZALA: Yeah.

BARCA: Yeah, that's what he's talking about.

DELEISSEGUES: Yeah, that's what I thought. I thought maximum average number of customer roundtrips per day, average roundtrips per day over what period are we averaging? Is it a week or a month or how do you get an average per day?

BAZALA: That's a good question. I think it's maybe intended to be vague to allow a little bit of flexibility. We don't want to keep somebody from having a home business if they're going to have seven customers on a given day and have three the next.

DELEISSEGUES: It seems like if somebody was making Christmas gifts or something and they all showed up on the 24th with 50 people and nobody came for a while I don't know how you would figure average trips per day. Is that too many for one day or who keeps track of it?

BAZALA: Yeah, I'm sure we don't.

DELEISSEGUES: It's just a question.

BAZALA: I think the general intent of the home business ordinance is to kind of cut people some slack, give them a little bit of flexibility so we don't have to monitor stuff like that.

DELEISSEGUES: Maybe the answer is don't ask.

BAZALA: Kind of.

DELEISSEGUES: Okay.

BAZALA: Number 12, moving on to Page 9, this is to remove language that states that minor road modifications do not require separate applications. In the last couple of years we've changed the minor or the road mod section of the code and in that code text we have some specific language that says separate application isn't needed for a minor deviation.

Some applicants have used that to say that they don't have to submit anything for a minor deviation, but in reality at a minimum we need to know what they're proposing and so they need to fill out a form and submit a narrative. This becomes even more important when you have a stand-alone minor deviation request.

So instead of having specific code language regarding the applications for each type of road mod situation, we're proposing to allow administrative processes and handouts to guide applicants towards what they need in each circumstance so we're going to strike the specific application language regarding road mods. Okay with that?

DELEISSEGUES: Was that the one, Jeff, you were asking road maintenance?

WRISTON: Was I asking about road maintenance?

DELEISSEGUES: Yeah. Where you have people that periodically have to maintain their road or they have to come in and get a permit.

WRISTON: Yeah, this would be a different issue.

GIZZI: That was grading.

WRISTON: That would be under Grading.

BAZALA: Yeah, that was a recent code amendment about grading.

DELEISSEGUES: Just checking.

WRISTON: But, no, thank you.

BAZALA: But this isn't it. This is strictly about application processes.

DELEISSEGUES: Yeah, I think we were talking about the quantity of dirt or something.

BAZALA: Yeah, that was a Batch 6 item for grading.

DELEISSEGUES: Okay.

BAZALA: Number 13 is to remove some potentially misleading references to setbacks in the Highway 99 code to clarify that front setbacks are not elective but dependent upon the street frontage type of the particular site.

In the Highway 99 code there are six zoning overlay areas which basically function like zoning districts and within each overlay zone setback requirements can vary depending upon what sort of street frontage you have.

So each overlay section in the code lists the front setbacks as a range, that's one of the things that we're getting rid of, and that that range of numbers might give the impression that an applicant can choose their setback and in reality the range of numbers are really just an indication of what the very building and front setbacks might be dependent upon the road frontage of the site, the storefront, whether it's a storefront or whether it is mixed residential.

So it's just kind of confusing. The code's not changing at all, we're just getting rid of a potentially misleading statistic, if you will.

BARCA: So, Jan, it seemed like it would be worthwhile to have the different overlay values presented somewhere here even if it's just in an exhibit form.

BAZALA: Just to understand?

BARCA: Just to understand what it is, yeah We're really saying from one to the other to the other because I believe when we went through that the requirements varied significantly by the time you went from the least to the most.

BAZALA: Yep, it can get quite elaborate just on how you overlay the different layers of regulations.

Number 14 is more Highway 99 stuff. It's to clarify some ambiguous terms as they apply to landscaping height and width requirements. There's some text referring to landscaping requirements around trash enclosures and the current language says the sides and rear of the enclosure must be screened with three feet of landscaping at least five-feet deep, that seems kind of loosey-goosey and ambiguous.

Typically the way we would refer to landscaping standards like that would be using the terms "high" and "wide" so it's more consistent with the way we do it in other places of the code.

Number 15, we're now moving into the realm of reference updates which are basically changes that need to reflect prior code changes that come through the system. Number 15 is to provide setback standards for existing single-family detached dwellings in the R-30 and R-43 zoning districts.

In Batch 2B of the retooling our code project the multi-family code was revised and the setback tables were reformatted and as part of that change there was existing language which stated that single-family development in the R-30 and R-43 districts were supposed to use the setbacks for multi-family and when the tables were reformatted that language was lost.

New single-family detached development in these zones is not allowed, but existing single-family structures do exist in these zones and they can be added on to or they can be torn down and replaced and so we do need setbacks for single-family structures in the R-30 and R-43 zones even though new developments are not allowed to come in with those. We're proposing to put that in code text instead of at the end of the new tables.

Number 16 is to remove an old reference to the repeal commercial design guidelines in site plan review section of the code. In the site plan review section there's a paragraph that allows some site plan review standards to be waived if those standards conflict with aspects of the commercial design guidelines, but the commercial design guidelines are gone in the last couple of years and we need to get rid of that old defunct reference to them.

Number 17 is to update references to grading requirements in the County SEPA code. There are some old references to how the grading code used to be formatted which was in the multiple sections of the code, a couple of years ago we condensed all the grading into one section of the code, which is 14.07, so we just missed getting rid of those old references when we made that code update to the grading a long time ago, not this last grading.

Number 18, now we're moving into code interpretations. This is to extend the ten percent or less increase in trip generation exemption for road frontage requirements to rural center properties in addition to urban developments. In the current code urban developments that can be shown to create an increase of less than ten percent p.m. peak hour trips can be exempted from making road frontage improvements just because they're not creating enough demand.

Currently the code does not extend that courtesy to properties in the rural centers and it doesn't seem fair, it's kind of come up a few times over the years, so we're proposing to even out the playing field for rural center properties as well.

Number 19 is to fix ambiguous language and increase the maximum allowable increase in height of a commercial building under a Type I site plan review. In the site plan review section there are criteria that dictate what level of site plan review you need to go through.

One of the criterias currently requires that a Type II site plan, which requires public notice, is needed in order to increase the height of a building by more than 10 percent if the structure is located within 20 feet of a property line, but in addition there's some additional confusing language that state that it also meets the maximum height limit of the zone.

There is no height limit for structures in the commercial zones so we don't know what that language means so we're proposing to eliminate the language regarding maximum height and to increase the percentage that you can raise a building to 50 percent before a Type II review is needed.

BARCA: Okay, question on that one. In your title you talk about commercial building under a Type I site plan review, all of the text appears to be relevant to the Type II so shouldn't we include the language for the Type I to clarify how we're proposing it to be utilized?

BAZALA: Well, there's other sections of the site plan review code that says if you don't require a Type II, you automatically require a Type I unless you're exempt entirely so we'll get there to a Type I by omitting it or by raising the bar to requiring a Type II.

BARCA: So under that circumstance, then, rather than saying a building height by more than 10 percent, you're saying any height up to 49 percent is a Type I and then at 50 percent it becomes a Type II?

BAZALA: Yes.

BARCA: So the building community can freely apply a 49 percent expansion of height knowing that they'll remain within the Type I?

BAZALA: Yes.

WRISTON: 49.9999.

BARCA: 49.99, yeah.

BAZALA: What this really does in going through a Type II it doesn't raise the level of code or anything like that, the code is the same, I mean you need to do the same things under a Type I as a Type II, but if you're under a Type II review, we notify the neighbors, the neighbor will be notified that somebody wants to increase the height of their building.

And the code allows them, there's no height limit in the commercial zone, so the code will say you can raise it as high as you want. Just telling somebody that they're going to increase it a small bit, 10 percent, it doesn't really give the adjacent property owner any ability to affect the project, it's just kind of a courtesy.

And 10 percent doesn't seem like a whole lot. If you had a 20-foot-high building, raising it 10

percent would be just another two feet so is it really worth going through a Type II site plan review which costs quite a bit more than a Type I.

BARCA: So there's no height limitation in commercial zoning?

BAZALA: Right.

BARCA: So how do you know what the maximum is?

BAZALA: That's why we're getting rid of the language regarding the maximum height, it doesn't seem to make any sense.

BARCA: But if we're increasing the height by something where there's no boundary, how does one actually increase the height of it? If there is no height limitation how can you be 49 or 50 percent more than it?

BAZALA: Well, you'd be 50 percent of the existing height of the structure, that's the way I read it. If your existing structure is 100 feet let's say, if you increased it 49 percent you'd be adding another 49 feet.

BARCA: So that's in reference to an expansion of an existing building?

BAZALA: Yes.

BARCA: But what of new construction?

BAZALA: New construction would go through a Type II regardless if it was new construction. I mean just an addition can be a relatively minor thing and it can be done under a Type I, but if they were building a new building and they proposed it to be 100 feet at the get-go, they would be a Type II.

BARCA: So to clarify then, somewhere in here shouldn't we be saying that this is the expansion of an existing building height where 49 percent increase remains a Type I and 50 percent or more becomes a Type II? I thought this actually would allow us the proposal in new construction as well, but you're saying that's not the case?

BAZALA: Right. It's referring them to an increase in height of a structure. If you don't have any structure to begin with, I wouldn't read it as applying to a new structure because you're increasing the height. We could say "existing structure" to make it more clear.

BARCA: Yeah, that would clarify. Thank you.

BAZALA: Yep. That was a really hard one to try to write an explanation for because it can get very wordy.

Number 20, clarify that projects in the Highway 99 overlay areas can be covered under the Highway 99 planned action SEPA if the Department of Archaeology and Historic Preservation agrees that no further work is required after the applicant submits a negative archaeological predetermination.

When the Highway 99 overlay was done there was a what's called a planned action SEPA so it said that we've looked at all the basic environmental impacts and basically we're going to do a SEPA for everything so you wouldn't have to do a separate SEPA for a project coming in that area.

But one of the caveats in the language basically requires the State Department of Archaeology and Historic Preservation to implement and interpret the County's code and I don't think that's the way it was intended. What we're proposing to do is to say that if a site obtains a negative archaeological predetermination under our code and the DAHP blesses that negative archaeological predetermination, then no additional SEPA review is needed.

The way it's worded now is just kind of odd and I don't know how it would really work because the State would be saying we're going to look at your code and we're going to work through your system and we're going to tell you whether you're covered under your existing SEPA or not.

WRISTON: Jan, just a quick question, and this is a little off topic, I'm just curious because a lot of us were involved in the Highway 99 deal, how is that going? Has anyone done anything under it or any changes?

BAZALA: There hasn't been a whole lot of activity that I'm aware of.

WRISTON: Yeah. I drive it every day and I haven't seen it, but I'm curious whether --

BAZALA: I think there's been some relatively minor things. I mean that fee holiday thing hasn't really jump started a whole lot of big stuff.

WRISTON: I was just curious.

DELEISSEGUES: Nobody's undergrounded the power lines, have they?

WRISTON: No. Or do we have that alternative site for, anyway.

BAZALA: Moving on to minor policy changes, Number 21, allow expansion of existing cemeteries in the resource zones. There's a place called the Venersborg Cemetery Association up north and they have a one-acre cemetery that's filled up and they want to expand it but code currently says that cemeteries are prohibited in the FR-80 zone.

In order to alleviate that situation we're proposing that you can expand existing cemeteries in

the FR-80 zone but you still can't start new ones. I think one of the reasons that they didn't want new cemeteries is probably to be consistent with growth management that cemeteries may not be the best use of resource land, but if you have an existing cemetery, how big of an impact is that going to be.

WRISTON: Where are cemeteries allowed? I mean I can look that up if you don't know.

BAZALA: They're mostly in residential zones as it turns out.

WRISTON: Okay.

BAZALA: I think they're conditional uses pretty much everywhere, but they don't make a lot of noise.

WRISTON: I would have thought forest or something like that would have been a logical place for them.

BAZALA: We're allowing expansion but not new ones. Number 22 is to remove the eight-foot building separation requirement in the rural zone setback table. We're not really sure why there are building separation requirements in this zone and not the others. We don't know why there would be any reason that the rural zones should have separation requirements.

There are building separation requirements in the single-family zones but they're dictated by the building code and they're normally six feet, not eight. So even in these zones people will still be subject to building separation code requirements of the building code, but we're proposing to get rid of the eight-foot separation that seems to be special to the rural zones setback table.

Number 23, I'm going to direct your attention to the addendum because there's a minor change that we've made. There is a church in Meadow Glade that has been allowing a free medical and dental clinic or free medical clinic on their site and in the stack of new materials you received tonight there's a number of letters of support of this medical and proposed dental clinic that's at the church site. It's I think off of 189th Street, it's right in Meadow Glade, so in order for them to operate the use table needs to be changed to specifically allow them.

Originally this started out as just adding dental offices, but we've since learned that apparently they're also operating a medical clinic on-site so we're proposing just to cover everybody's bases that dental and medical clinics would be allowed in the rural center residential zones.

This came from the Board's office because that use isn't allowed but it's a church site, they open up certain days a week, they provide free dental and medical care for residents so they're doing a good thing.

DELEISSEGUES: Rather than to allow all these uses in rural centers where we're trying to

maintain the rural character and we're making little cities out of them by adding dental clinics and lodging places and amusement services and health clubs, and I don't know how long the list is going to get, couldn't that one use just be conditional use permit instead of having to change the whole thing for all the rural centers?

BAZALA: I'm not following you. First off let me step back a little bit. There are some other amendments that are dealing with commercial zones and the only thing we're adding to the rural center residential zone or proposing to is just this one use. In the original attachment I included the lists of all the uses in that zone and currently there aren't many things that are commercially oriented, veterinary clinics are listed there but pretty much everything else is residential.

WRISTON: You mentioned dental, but I think I heard you mention medical?

BAZALA: Medical clinics, yeah. The addendum has medical, has dental and medical offices listed, I condensed the whole table down to a page and a quarter in the addendum. It says on Page 2 of the addendum dental and medical offices as a conditional use.

WRISTON: Why conditional?

BAZALA: Because --

WRISTON: I mean because they're limited in size and --

BAZALA: Veterinary clinics --

WRISTON: -- and structure and all of that.

BAZALA: Well, veterinary clinics are currently a conditional use in that zone so we thought it would be appropriate. And in this case for the church, the church needs a conditional use permit. In order for them to do this not only do we have to change the zoning code, they would have to amend their conditional use permit. So in this case by making it a conditional use, it's not going to really affect them. It's not going to make their bar any higher in this case.

WRISTON: I know. We don't get very many opportunities to kind of look at these SIC codes, is that what they're called, or whatever they're called?

BAZALA: NAICS.

WRISTON: Right. Thank you.

BAZALA: They're related. I mean they're kind of.

WRISTON: But we just see this plethora of permitted conditional, not permitted whatever and

it's very hard for us to look at them. I know that some of us have pointed out some things that seem inconsistent, but in a rural zone, and I know we're talking about rural residential and not necessarily rural commercial or some of the other rural zones we have --

DELEISSEGUES: Rural centers.

WRISTON: -- but just given the testimony we heard on kennels and the fact that they're permitted and then a dental office, for instance the dental office that I go to is located in the middle of a residential neighborhood and it's probably the nicest landscaped home short of a parking lot, I don't think you'd ever know that it was a dental office.

BAZALA: Maybe they had a conditional use permit and we made them --

WRISTON: It's on St. Johns, it's not in the rural area, it's on St. Johns, or St. James, but I don't want to waste time going through and talking about that, it just seems like some of these codes that we put "permitted" and "conditional" and things like that are at times arbitrary or inconsistent.

BAZALA: Well --

WRISTON: This I understand why.

BAZALA: This particular one it may be true. It's also trying to do a good thing so it's up to you guys. And Chris Cook is dying to say something.

COOK: Chris Cook, Deputy Prosecuting Attorney. The reasoning for it being conditional I think is precisely so that the impacts can be dealt with to maintain that rural character that Dick was talking about, that would be my guess, and that that's a concern in the rural zone and rightly so.

But the other question that you had, Chairman Deleissegues, why can't we just let that use in and with respect I wanted to point out that all these things that we do because there's one deserving use here, this is a good use and it's just out in Venersborg, the cemetery wants to expand, they end up becoming code changes that do affect the entire county and have ramifications for the entire county.

So it's not just helping out one, oh, golly, we've been there forever or whatever the sad story is, it ends up changing code for the whole county with whatever impacts that has good or bad and you can't do it by just saying, well, they can get a permit.

DELEISSEGUES: My understanding is it's just an occasional use. I mean they have a free dental clinic there like once a month and they move these things all around the county. I know my dentist participates in those things usually on a weekend and sometimes they're in Ridgefield and sometimes they go to Meadow Glade and sometimes they're out someplace

else, so it doesn't seem like an office per se, it seems like a use of space that is occurring only occasionally.

COOK: But that's a use and --

DELEISSEGUES: Well, that's my question, they need a code change for that?

COOK: Yeah. And Ridgefield of course is urban or at least I would assume where they are it's urban --

DELEISSEGUES: Yeah, I understand that.

COOK: -- and Meadow Glade is not.

WRISTON: If that's the case, and I don't know if that's the case or not, if this is a mobile dental clinic or not.

BAZALA: It's pretty much. They're not open all the time is my understanding, but they're located at their permanent facility.

WRISTON: I was going to say otherwise we can deal with it like we dealt with something a couple of years ago with firework stands.

BARCA: Food carts.

WRISTON: Yeah, food carts or whatever. I mean we don't want to discourage mobile things that do a service.

COOK: But do note the breath of this permission. This allows dental and medical offices so that's kind of a big thing in the rural centers.

DELEISSEGUES: Yeah.

GIZZI: So are we not saying that there are any limitations on the size of those offices or facilities or anything like that?

COOK: That would be through the conditional use review process. Again I'm assuming that the notion of that would be to make some sort of attempt to maintain the rural character in the rural centers, but I'm not sure exactly how that could be done. It doesn't say clinics with fewer than 500 or fewer than 5 doctors, it just says "clinics."

BAZALA: We could put a square foot limit on it. It would be cleaner by putting a square foot limit on it. I hadn't really thought about it. And honestly for this particular case I don't know what that appropriate number would be.

COOK: Yeah, that might be a little difficult for the precise folks that this is asked for. I mean maybe they get together in the assembly hall or church here or a gym facility or a cafeteria, who knows how big and how many rooms they use.

BAZALA: I don't really know a whole lot of details on this one to be honest. But I suppose going forward to the Board we could find out some details and consider a limit to kind of preclude the really big stuff.

GIZZI: Or we could limit days of use or hours of use or something like that.

USKOSKI: Well, maybe --

BAZALA: Well, that could be done through the conditional use, limiting certain things.

USKOSKI: Maybe address it rather than trying to put a limit on square footage or something like that that you put something in there that it maintains or reflects the rural character of the area. I mean if it's an area where there's bigger buildings, then it just kind of blends in, but if it's fairly open and not a whole lot, then they're restricted to smaller to match the existing area.

BAZALA: I believe that they're an existing, they've got their buildings already built and the use has --

COOK: Well, with this one.

BAZALA: Yes.

BARCA: Right. It's on the campus of the Seventh-Day Adventist Academy?

BAZALA: I believe that's the name of them.

BARCA: Yeah. So we're really talking about a parking lot that's already in place, we're talking about infrastructure that's already in place, we're talking about it in the context of saying they have come forward and just want to be in compliance.

It seems to me that we're going to create the boundaries in a generalized basis that says to maintain rural character it must meet this criteria A, B, C and D and then we permit it as such. Or we're going to say the conditional use will reflect the rural character and we will allow the individuals that are doing the responsible official activities to make that determination that rural character is being preserved.

I think we're making too much out of this personally. I think this is a group that's just come forward and want to be in compliance and if we find that all of a sudden every rural center is flooded with medical facility requests, then what would we actually have been taking place, medical services within walking distance.

WRISTON: That's terrible

QUTUB: Wouldn't that be awful.

BARCA: Yeah.

GIZZI: Well, now wait a minute, I live in a rural center --

BARCA: And I never --

GIZZI: -- I've got a pretty strong opinion here.

BARCA: Go for it.

DELEISSEGUES: So do I.

GIZZI: The rural character of our neighborhood is something to be protected so if we're talking about a doctor's office or a dental office that's one thing, but if we're talking about a medical facility that generates traffic on the local street that hasn't been planned for, et cetera, yadda, yadda, that's completely different and I don't know if that's what this is opening the door for or not.

BAZALA: Well, without limits it --

COOK: Well, I don't know that the word "clinic" is defined.

WRISTON: But conditional use --

DELEISSEGUES: Medical office.

WRISTON: 've been through many, conditional use it's day and night to permitted use. Conditional use gives absolute discretion and authority --

BARCA: Right.

WRISTON: -- to the County to really listen to the neighbors, take into consideration everything they're saying including traffic, rural character, really anything they want to, Chris, if I'm correct. I mean conditional use versus permitted, conditional use is a much higher hurdle to jump than permitted.

COOK: It's a higher hurdle but it's not boundless. I don't think --

WRISTON: No, it's not boundless.

COOK: -- that the responsible official people would take into consideration necessarily everything.

WRISTON: No. But I think what Jim was concerned about was a Vancouver Clinic opening a four-story clinic in the middle of a neighborhood. One, I don't see them doing that unless there was an absolute need and use and all of that kind of stuff.

But, two, I think that would be a very high hurdle to jump in a residential rural area and maybe putting Val's language in there about maintaining the rural character, with considerations of maintaining the rural character, protects us a little more. I hate being arbitrary by putting square footage limitations and things like that.

DELEISSEGUES: It's still kind of vague.

WRISTON: We become totally arbitrary when we do that, we just don't know what we talk about when we do that. But I understand and I wouldn't want that coming in next to me either necessarily.

GIZZI: Yeah, it's hard to say. There are situations I think it would be great and there are others where I think it probably wouldn't fit and I don't know how to rectify it or reconcile it.

BAZALA: Maybe allow it in existing buildings somehow?

COOK: So nobody could build a new one even if there were a need or whatever. It can be addressed by an amendment at the Commission's pleasure or not.

BARCA: I think our discussion about rural character is appropriate for every one of these conditional uses that's already here and in place. We're only discussing one, but if you look at all of the conditional uses --

DELEISSEGUES: That's what I said.

BARCA: -- there are many, many that could be much more onerous --

DELEISSEGUES: Yes.

BARCA: -- than the idea of a dental or a medical office.

WRISTON: Dog kennel.

GIZZI: Yeah, there you go.

BARCA: Well, of course.

WRISTON: Dredge up recent memories.

BARCA: Right. So we are way past the situation of going through this line-by-line and I think we should treat this as if all of the other conditional uses are going to be looked at in a rational fashion and medical and dental offices would be looked at in a rational fashion also because if we don't have that premise, then none of these conditional uses are safe.

WRISTON: That's a good point, Commissioner, thank you.

BARCA: Let's not make too much out of this.

BAZALA: We'll move on to Item Number 24 and back to the main Attachment A, this is on Page 20 of the main Attachment A, expand the list of commercial uses which also allow residential uses in conjunction with commercial use to include such commercial uses as lodging places and amusement services such as health clubs.

Again in this case I listed all the allowable uses in the commercial zone just to give it some context, and most of or many of these commercial uses also allow residential uses to co-exist on the same site. Some uses have been previously deemed to be not compatible with residential uses, so we are now proposing to allow residential uses along with lodging places and amusement services because we don't see how those two uses are necessarily incompatible with residential development.

This was a little bit hard to follow, but if you have any questions on what the actual code change is let me know because the actual code text change is very minor, it's only in the first big box in the table, we're adding a line item 10 and 13 that allow residential uses along with them, the rest of the text is just there to show you what the other commercial uses are for reference.

WRISTON: I'll just say I appreciate the context --

GIZZI: Yes, very much.

WRISTON: -- that you've given us. I like that you've given us the other uses, that gives us great context.

BAZALA: Shall I move on?

BARCA: Yeah.

BAZALA: Okay. Number 25 which is on Page 28 of the main addendum, or excuse me, the main Attachment A, to allow commercial outdoor storage of boats, RVs and other contractors and like building or and building materials storage in the UH-20 and UH-40 zones that have a light industrial base zoning.

The areas brought into an urban growth boundary that aren't quite ready for more intensive development are given a zoning overlay of urban holding along with a future base zoning that will say what it's going to build out once the urban holding overlay is lifted.

Once the area has sufficient infrastructure in place or it gets annexed into the city the overlay is lifted and the uses of the base zoning designation are allowed. Right now most of the uses in the urban holding zones are primarily residential in nature, there's really not much that's commercial at all.

However, it seems that if we were to allow commercial outdoor storage in areas that are destined to be light industrial, that would provide a reasonable economic use of the property and still not create excessive demands on infrastructure. If sewer or water isn't to the property, outdoor storage isn't going to put much demand on those types of uses.

This came from the DEAB actually and it seems to make some sense to us. If you had the storage that we're proposing, I mean it is an allowed use in the residential zone, so the storage use could be permanent or it could be short term to be replaced with a higher intensity industrial use once the overlay is lifted and it becomes truly industrial zone. It seems to be a pretty innocuous use of the property.

WRISTON: Outdoor storage, unless I missed something, can you cover it if it's open on four sides or whatever?

BAZALA: Let's see. Typically I would think not, although while I was thinking of this I was kind of envisioning covered storage as well.

WRISTON: That's what I wondered.

BARCA: As soon as you put the word "commercial" on there you're already putting it in the context of saying that they're going to offer some facility and service, unless we prohibit it specifically I would think that we would have to allow that then.

WRISTON: Well, boats, vehicles and RVs, especially boats and RVs, I agree with Ron --

BARCA: It could be cumulative.

WRISTON: -- if you put commercial, one, I mean at least covered, not necessarily on four sides but at least covered, and then somebody puts a structure, they generally need electricity to put heat, keep their batteries trickling and things like that.

BARCA: Right.

BAZALA: Right.

BARCA: Otherwise it's not really a marketable product --

WRISTON: No.

BARCA: -- just a --

BAZALA: We could clarify.

WRISTON: And frankly it becomes more of a mess. I would rather see an organized covered even if it's an open covered than an unorganized mess of outdoor storage --

BAZALA: That's a good catch.

WRISTON: -- with moss and everything growing on everything.

BAZALA: We could say something like commercial outdoor storage including covered storage somewhere, somehow portray that that covered would be okay.

BARCA: I'm not sure that we have to add language. I think it was just a clarification to say how does this read now that storage is not actually prohibiting in the language to create the structure.

WRISTON: Well, outdoor commercial and outdoor kind of conflict with each other.

BAZALA: Well, commercial was put in there so it's clear that if you owned your own boat even living on the site that you can store your own boat, but a commercial activity is like somebody's renting the site so that's why --

WRISTON: To me outdoor is the --

BAZALA: It's an outdoor, yeah, so we could clarify that that outdoor storage and covered storage if that's what you suggest.

WRISTON: Didn't we --

DELEISSEGUES: It might work.

WRISTON: Well, outdoor it depends, it's a question of our intent. "Outdoor" to me means outdoor not covered, although I picture it covered.

BAZALA: Yeah, because I picture it as seeing the RV or the boat --

WRISTON: Right.

BAZALA: -- on open sides, that's kind of the way a lot of them are. But they're covered, otherwise there's not a whole lot of point in --

WRISTON: I pointed out the conflict, but we also ran across this a few years ago, this storage yard for building materials and contractors and things like that and, Jan, I don't know if you were involved in that, does anyone remember what zone that was in?

BARCA: Well, I think when we ran across that that was out actually in the rural area and we were handling it with home business.

WRISTON: Yeah, I think you may be right.

BARCA: Yeah.

WRISTON: I was just curious. I think you may be right, I think it was allowed.

BARCA: We allowed it within the activity zone.

WRISTON: Right. Okay, thank you. Well, we can leave that for later clarification if we want to. Well, it's up to Dick I guess.

BAZALA: Number 26 is to remove irrigation system requirements in the landscaping code. This item actually started out as just clarifying what qualified as a temporary irrigation system and the Board noted that there's a code requirement that landscaping has to survive, why do we tell them they have to irrigate it so we got rid of the whole section.

Number 27 is to allow some flexibility in the landscape code to allow zero foot front setbacks for commercial buildings. Back when we had the old commercial design guidelines there were provisions that if you implemented those landscaping that you could have a zero foot setback.

When we got rid of the commercial guidelines, we kind of lost the ability to have a zero foot front setback so we are now proposing that we add that ability back in but now use the storefront design standards in Appendix F which is the Highway 99 overlay. It basically says make it look nice, do this and that, you can come up right to the property line so we're proposing a footnote to restore that ability.

Now this next one is going to be rather involved, this is in regard to sewer waiver requirement. If you want I could go on and bypass the sewer waiver one, finish up a couple of the easier ones and then come back to it or would you like me to just plow on through?

DELEISSEGUES: Whatever you want to do, it doesn't matter. We're going to deal with it sooner or later.

BAZALA: Well, let's keep it simple and go in order then. This is where we need to look at the addendum. This item started out relatively small and it's to remove specific sewer effluent quantity limits from the sewer waiver criteria and then a little bit later on we started to consider reducing the minimum distance from 300 to 200 feet for which a site could qualify for a sewer waiver.

In the last week or so we got some recommendations from a septic designer with some experience and he presented his ideas to the DEAB and the DEAB liked them and in the handout stuff that you got tonight there is a document that has red ink, the red text, red type font underline.

The gentleman's name is Mike Williams, he's the guy who actually did the work, put this proposed language together, the DEAB looked at this proposed language via Internet exchanges, it was after their last meeting and basically likes all they see. I also forwarded these to the Public Health Department, Aaron Henderson of Public Health, and unfortunately he could not be here tonight, and so I gave you his comments on this sheet tonight as well.

I'll basically summarize, and Mr. Williams is here so he can testify on his proposal as well, but I'll try to summarize what the differences are between staff's revised version of the waiver code and Mr. Williams. Mr. Williams has proposed that, I am now on Page 4 of the addendum, well, basically let me start out at the beginning.

In the urban growth boundary of the county connection to public sewer is a general requirement to obtain a building permit. There is relief to not have to connect to the sewer for projects that don't add sewage effluent or if the project won't add more than 700 gallons per acre per day.

That original language 700 gallons per acre per day is what we originally started out with and we struck that language and basically said if the Health Department can approve a septic design for your site, that's all that matters. That's all this started out with.

Then the idea was, well, there's other codes with the Public Health code that say that you can replace a failed system. If the sewer is within 200 feet, you got to connect, our sewer waiver code says if it's within 300 feet you got to connect, so there's sort of a discrepancy, although it's a little bit different because the health replacing a septic is one thing, not building or not connecting to sewer and building a new septic system could be considered something different.

So let me get to the proposed differences. So Mr. Williams has proposed that multi-family buildings should be able to qualify for sewer waivers. Right now the code does not allow multi-family residences to qualify for a sewer waiver. When I say a "sewer waiver" it means under these circumstances you don't have to hook up to sewer even though everywhere else in the urban area you're supposed to.

DELEISSEGUES: But the Health Department would have to approve the sewer system on the multi-family which would mean they'd have to have a pretty good-sized piece of property to --

BAZALA: Yes.

DELEISSEGUES: -- deal with the drain field and so forth?

BAZALA: Yes.

WRISTON: Or unless it's one townhouse or one attached, it depends on the definition of "multi-family" I guess.

DELEISSEGUES: Yeah, it would be more than --

WRISTON: It could just be one attached product or something like that that would fall under the definition of "multi-family" but really it's only two.

BAZALA: Yeah. I haven't really --

DELEISSEGUES: Whatever it is it would have to be approved by the Health Department.

BAZALA: Yes. But I haven't really, you know, we have duplexes and to be honest I don't really know if we would consider a duplex multi-family or not. I have to clarify that, that's something to clarify.

WRISTON: Or a town home.

BAZALA: Yeah. But the obvious idea would be if you had a ten-unit apartment building should you be able to get a sewer waiver for that. Back in 2003 the code used to allow sewer waivers for multi-family and it was taken out. It was decided back in 2003 that we don't want multi-family getting sewer waivers.

BARCA: How about schools?

DELEISSEGUES: Good question.

BAZALA: Could they qualify under a sewer waiver under this language, I suppose if they had enough land. And there may be other things, I don't know, that looks like a landmine waiting to be stepped on so I haven't considered that.

But one of staff's concerns is that this item started out relatively small but as time has gone by it's like there's more and more stuff coming at us and some of these are starting to get into bigger policy questions.

WRISTON: Can I ask I guess more of a procedural question. Well, what is today, the 19th, so we're getting Aaron Henderson's, the Health Department's response today, DEAB's looking at stuff online, we've got this Mike Williams, you're kind of throwing your hands up in the air going we got a lot of stuff coming at us at the last minute.

BAZALA: Yes.

WRISTON: Rather than wasting a lot of our time are we better off letting the sides come together and see what they can come to in agreement?

DELEISSEGUES: That's a good point.

GIZZI: Plus we're dealing with three documents that have different colors and different markups of different markups, I'd be more comfortable with something this complicated and this important having it all in one concise document.

DELEISSEGUES: The next question, and Jeff usually pounces on this but I get to this time, it isn't really a minor policy change, it looks like we're --

WRISTON: I always pounce on that.

BAZALA: When we started out replacing the 700 gallons per acre per day, yeah, I think that could have, relatively minor, but the other things about reducing the distance and reducing the way it's measured and getting rid of multi-family, those are in staff's opinion more major policy questions. In addition there's a number of comprehensive plan policies, there's like what did we find, eight or ten.

COOK: I found ten.

BAZALA: Yeah, they're saying prohibit additional septic, encourage sewer hookups, so whether you want to consider dropping from 300 to 200 is that going against those policies.

The original code that started out with the 300-foot limit was done in 1995 when the County adopted their first comp plan. When they adopted the comp plan they were looking at those policies, they decided that 300 feet was the appropriate number, so if we were to reduce that the decision-maker should weigh whether that's consistent with the comp plan.

DELEISSEGUES: Well, when we get around to making the motion, we can deal with this one.

WRISTON: I guess what I'm asking is, and maybe that would be the motion --

DELEISSEGUES: Yeah, we'll set it aside.

WRISTON: -- I don't know how much detail we want Jan to go into, I don't know how much longer -- well, do you want to keep --

BAZALA: I don't know. If you guys feel that this is over and above what we should be looking at, I'm not going to disagree with you.

WRISTON: Well, I don't know whether I'm saying it's over, Dick's right, I usually do pounce on that, I bit my tongue tonight quite a bit, but this seems over and above, but also it just seems like a lot of information came in at the last minute and then you're kind of throwing your hands up, which I absolutely don't blame you because this is a very specialized area.

BAZALA: I've done a lot of work on it, the Health Department is basically saying 200 feet is okay with them as far as they're concerned --

WRISTON: Right.

BAZALA: -- but I just I talked to Clark Regional Wastewater and they're not too awfully concerned with some of this stuff, but it's not a minor thing.

WRISTON: No. Science has changed on septic too.

BAZALA: And Aaron notes that.

WRISTON: Yeah, he does note that.

BAZALA: Unfortunately he couldn't be here. This could almost take it's own hearing.

WRISTON: Do you want to deal with it?

BARCA: When it comes to motion time, we'll deal with it.

DELEISSEGUES: Let's move on.

BAZALA: Okay. Let me just finish out the bullet points on this item. Multi-family buildings should qualify for sewer waivers, staff disagrees. So we've gone over the fact that he's proposing to allow multi-family buildings to have sewer waivers and staff disagrees.

The other thing is to reduce the distance to which you need to hook up from 300 feet to 200 feet. Staff's noted that there's comprehensive plan policies that may be inconsistent with that.

Another item is how you measure the distance, that 2 or 300 feet is measured. Currently the County's sewer waiver code is silent on how you measure it, but there is an existing language in Title 24 that says you measure it to the property line.

Staff has been interpreting this as to the property line and Clark Regional Wastewater when they're providing information for distance for sewer they also measure to the property line, so staff would not recommend supporting changing that to distance to the residence because somebody could actually move their house back to avoid hooking up, to go beyond the 200 or 300 feet.

Then define what "prohibitively expensive" means. We agree that that's a good idea to do so we support that. That's that on that item.

Number 29 is to require a property, I'm still on the addendum now because that was changed slightly too, basically require a property owner's signature on land use applications in addition to the applicant's. The DEAB pointed out that in addition to this property owner's signature we should also have the ability to have the property owner's authorized representative sign and that makes total sense.

DELEISSEGUES: Yeah, that makes sense.

BAZALA: Now we'll go back to the main Attachment A for the last couple. So we're on Page 37.

BARCA: Yep.

BAZALA: Page 37.

BARCA: Item 30.

BAZALA: To allow drive-through facilities to be reviewed under a Type I process instead of a Type II process. Currently accessory type drive-up facilities require a Type II review which requires public notice. As we've discussed before Type I reviews do not require public notice, but Type I applications are still subject to the same code requirements as a Type II.

Staff believes that public notice requirement for drive-up facilities accessory to existing uses is a little bit of overkill since most of these facilities will be located in commercial zones so it will just be notifying your commercial neighbor that you're going to put a drive-up. We're trying to streamline processes and costs and that's what we're proposing.

The last item, Number 31, might be a bit of a policy item to chew on as well. This one came from the Board when we proposed these originally and it's to consider increasing the allowable size of activity areas for major rural home businesses.

Currently the code says that you can have a maximum activity area that we discussed before of two percent of a parcel size so the Board thought, well, maybe that was a little too small, but staff throws out the idea that these are home businesses and I think, well, actually the two percent came from the task force that was charged with developing this code, I think there

was the intent to limit it to a relatively small area because these are home businesses, they're not really intended to be commercial.

So note that buildings are not included in the activity area. If you had a five-acre property, you could have a 3,000-square foot shed for your home business and in addition you would have two percent of five acres which would be about 4300 I think square feet. That was the proposal that came from the Board. So what do you think?

DELEISSEGUES: But the way it's worded it just says consider it so we're okay with that.

BAZALA: Yes. At this point we're not about to throw something out, but if you want to go ahead or if you think two percent is a good number stick with that.

DELEISSEGUES: We'll deal with that later.

BAZALA: Yes.

WRISTON: I feel for you. Evan Dust used to have this job a long time ago.

DELEISSEGUES: We'll go to the sign-up sheet. We've kept you waiting a long time, but Jim Bolton or Bollin.

BOLLIN: Good evening. I'll keep this pretty brief. I'm an associate pastor at the Meadow Glade Seventh-Day Adventist Church.

DELEISSEGUES: Did I pronounce your name right?

BOLLIN: I'm Jim Bollin.

DELEISSEGUES: Why don't you give your name and address, please.

BOLLIN: My name is Jim Bollin. Address is 29000 NE 164th Avenue in Battle Ground.

DELEISSEGUES: Thank you.

BOLLIN: I'm here to speak to Item Number 23 just to help bring some clarification as you were questioning the look of this particular free clinic and I think I can bring some light to some of the subject. This is the building that used to be Manor Nursing Home years ago, it was purchased by the church I think about 2000, before I arrived there, but it was purchased for the purpose they were going to make it a community outreach building, which they have.

If you've driven by there on 189th, they've done things like new roof, new windows, really upgraded it as far as new siding, everything, made it look like a very presentable building. This free clinic is housed inside that building. It's totally a 501(c)(3), it qualifies, it's a

nonprofit, it's meeting chronic care for people in the community in North Clark County.

It was interesting tonight hearing the earlier presentation on the health of Clark County and North Clark County is very underserved as far as medical. This is an attempt to try and alleviate some of that pressure on people so it's dealing with chronic care, diabetes, high blood pressure, chronic heart disease, people that need a primary care physician that don't currently have that.

It's not urgent care, it's not 24-hour care, it's not rehab, it's helping people. If they're dealing with diabetes, for example, they do have dieticians there, they have counseling there to help them get that under control.

There's no dispensing or prescribing of narcotics, there's no walk-on traffic, it's all made by appointments, it's just like your typical doctor office. From the outside you would not even know it is happening in there. The parking lot at the church is what is used for those that come either as volunteers that come and serve or those that come and are served.

Right now it's on Tuesday evenings. The anticipation is as more volunteers come onboard and more funds are raised that they would like to increase that, but they never anticipate this being a full, it's not going to ever be a hospital, it's not a building that's going to be added on to. I just thought I'd bring some clarification.

We have dentists in the community of Battle Ground that have said, hey, we'd like to help serve the need as well and so they're looking to come on in order to do that. They have to do some remodeling interior, not to the exterior, to be able to bring water into a particular part of that clinic.

WRISTON: That's great.

DELEISSEGUES: Any questions of Jim? Thank you very much.

BOLLIN: Thank you very much.

DELEISSEGUES: Next Mike Williams.

WILLIAMS: Good evening, Commissioners. Mike Williams for the record, 7503 NE 219th Street. And, yes, I am the one that complicated this matter. I'll make it brief. I'd like to first thank staff, we were notified of the DEAB meeting last week kind of last minute thing.

Mark Collier and I went to the DEAB meeting, said, hey, we see this language about striking the 700 gallons per acre per day, we really like that, there's some other parts of this code that we feel need some work that both the Technical Advisory Committee for the County's on-site wastewater technical advisory committee and Aaron Henderson's support said, yeah, maybe we should go ahead and address a couple of more issues while we're looking at this section

of the code.

I hadn't had much time until this evening to review staff's latest proposal. There has been lots of different things that have occurred just in the last week, different revisions of things, and I will say that staff's current proposal there are some very good changes to what I had written and the DEAB had said they liked.

The whole single-family versus allowing multi-family, my intention there was like you said duplexes, and we've got a lot of small duplexes, I just felt like maybe we should allow things like that to go ahead and be on septic, I'm not looking at large apartment buildings or anything, that doesn't make sense.

DELEISSEGUES: I didn't think so.

WILLIAMS: The 200 feet versus 300 feet, State code is the one that originally referenced 200 feet and it measures it from the nearest sewer to the structure. When it was put into Title 24.17, which is the on-site code, it measures it from the end of the sewer line to the property corner so we've got that difference between State and local code. Then within the local code we have variations between 200 and 300 feet. It's really complicated and we're just looking to simplify it.

What I didn't mention is that I'm here also representing the Technical Advisory Committee, not just myself, and we had a meeting yesterday the Technical Advisory Committee and we said if the Planning Commission would like to keep it at 300 feet, we felt that was reasonable as long as we were able to define what "prohibitively expensive" means. That's never been defined in the code. There's a provision that allows a sewer waiver if it's prohibitively expensive.

We looked to an existing code in the County's on-site code which says if you're repairing a system if you're less than 200 feet to sewer, and again this 200 versus 300, this particular code says 200, if you're less than 200 feet you can go ahead and put in another septic system if the cost of sewer is more than twice the cost of a new septic system.

The septic system has to be conforming, it has to meet all the rules and regulations, you can't be breaking any rules which the on-site code does allow in the rural areas you to get waivers for things if you just cannot meet the standards. At the bottom of Page 2 in your yellow highlighted handout Number 3 there at the very bottom contains the existing language about intervening property, contains natural or manmade obstructions, deep canyons, elevation changes --

HOLLEY: Really. Slow down, please.

WILLIAMS: And then staff is recommending that we after "prohibitively expensive," which is at the top of Page 3, put in parenthesis "as defined by Clark County Code 24.17." My only

problem with that is that it could be read that it has to be a obstruction or a deep canyon or an elevation change that's making that expensive.

My original language, which the DEAB liked, broke this out into a separate item and I would just want to clarify that that I don't think that's the intention is that it would be defined only by those specific topographic type things.

BAZALA: Well, I was wondering what other types of things would cause it to be really expensive?

WILLIAMS: Well, just the shear distance. Public sewer it varies on size of pipe, depth, type of street you're in, but if you talk to Clark Regional says on average about 200 feet, \$200 per foot of main line extension. You do a 200-foot extension and you're \$40,000 just for the main line without any connection fees, system development charges, the lateral extension of the property, engineering. We want to be able to look at the cost based on the distance of pipe, not just the fact that there may be obstructions or other contour issues.

WRISTON: So, Mike, I'm confused, are you suggesting striking that provision and just going with the 200 feet?

WILLIAMS: No. I guess maybe, and again I didn't realize this was different than our language until about 20 minutes ago --

WRISTON: Yeah, understood.

WILLIAMS: -- so this is kind of last minute, but the way I read it currently is almost that the two times the cost rule only applies if you have a deep canyon or an elevation change.

WRISTON: I agree.

WILLIAMS: I don't think that was staff's intent. And again this has been kind of last minute and I wouldn't blame you for putting this off. We discussed it at the Technical Advisory Committee meeting yesterday that we felt like maybe we were biting off more than was appropriate for this.

We didn't feel like it was more than what was appropriate because these are things that have been ongoing issues. We didn't know what your feedback was going to be, though, and if you were going to feel this was too much.

There was just one more thing that we had proposed under the wellhead protection areas, which if you look at the red font handout, it's the last sheet under letter B at the bottom, Municipal Wellhead Protection Areas, and staff didn't include this in their latest proposal.

BAZALA: Yeah, I didn't know how to deal with this one at all. I had no help on this one at all.

WILLIAMS: And the idea here was that we would again be able to use the two times the cost rule. Staff is already allowing that as a policy because they felt like that was the intent of the code; however, it does not say that there. The hope there is just to take something that staff already has an unwritten policy about that they're allowing, that they're using, and just put it in the code. So unless there's any questions I will --

DELEISSEGUES: Any questions of Mike? Thank you very much.

WRISTON: Thanks, Mike.

DELEISSEGUES: Okay, back to Mark Collier.

COLLIER: Hello. Mark Collier, ASD2 Collier Septic Consulting and Design. Address P.O. Box 1476, Brush Prairie, 98606. I thought I'd give a little bit of history. I've been involved with this big kind of nicknamed the sewer guidelines and there was sewer guidelines made and then it became codified. Or a lot of it did. At that time I was supervisor at the Health Department and I went into the private sector in 1988, but all the way along I've been involved with all the writing of it and modifications to it.

The big thing Clark County did in 1972, or it might have been '71, is said no subdivisions can go septic in the urban area any longer and that was really at that time very progressive for large counties. Then it came along in the 1980s on a couple of occasions we actually had bans on septic in the urban area and what was happening was it was subdivisions couldn't go septic but short plats and they were just being denied and then they were being appealed to the County Commissioners and every single appeal that I remember participating in, and I was at the Health Department at the time, was said, okay, we should allow septic systems on a very limited basis.

Also the County Commissioners at the time had real concerns not to dilute the comprehensive plan on it and they finally directed the Health Department and the planning staff to come up with the rules we have today or there's a couple of revisions back that have been modified only slightly since then. But mainly it allows septic on a very limited basis where sewer's not available.

There's areas in the county since I've been around sewers not anywhere close to them really, it hasn't really progressed, it's usually brought in by development and areas that haven't had a lot of development it hasn't gotten there and it was felt that these people should be able to at least do something with the property on a limited basis. So it was mainly limited to the limited short platting and existing lots.

Also a criteria is when they're allowed to do this, there are property owners signing a document that's recorded basically acknowledging the septic system uses are temporary pending public sewer and in the code now it says they're required to hook up within 12 months or if local improvement district comes available, they're mainly saying we're voting for

that, we've got to participate into that.

The numbers that we've talked about in the past on the sewer waivers have been in my opinion extremely low when you look at the entire size of the urban area or the population that it's affected where septic systems have been allowed. In the economic good times I can remember one time when this issue came up the Health Department countered maybe a dozen applications a year, the Planning Department may have some more information on that, but whatever the number is it's very low.

The other thing I'd like to point out is what's really changed since the '70s and it's really evolved into septic systems can treat sewage effluent very well and we're using I consider it Nature's way of treating the sewage. If they're sited properly, you have good site evaluation, good design, good installation, the Health Department's rule is inspections and review the plans that we're meeting requirements.

The other thing is proper operation and maintenance. Clark County has a very good or excellent operation maintenance program on it. When we get a septic request in the urban area, if it's within a municipal wellhead protection area we're required to bump it up to a higher category, up as high as a Level B, there's Level A's, B's, C's and D on it, and in my opinion we're bumping up, we're doing an extra assurance there, but is it really needed because we are providing good treatment anyway and I'm not necessarily opposing that at this point.

The 700 gallons, that was very arbitrary. The first time it came out it had no gallons limit, then it went to 1,000 gallons and frankly it got changed to 700 gallons by some County staff with really no input or very poor notification on it and it's really caused a problem because if somebody has a third of an acre lot, they can design a septic system and meet all the requirements in terms of initial backup areas and all that they couldn't do it or it forced homeowners to what I'd say cheat on number of bedrooms because they couldn't meet the flow requirements for a three bedroom because it was 700 gallons per acre per day and on three bedrooms we design at 360, so they'd build two bedrooms and a bonus room and you knew what was going to happen anyway on that.

The comment about going 300 to 200 feet, I can almost promise you if somebody can't afford at 300 feet, you can't afford at 200 feet because of the cost. So I don't think the 200 feet thing would really change the numbers that much, but when you get that rare case when somebody can't do anything with their property, you meet all the Health Department's, they acknowledge it's temporary pending public sewer, that's a very hard thing for somebody to swallow.

The big thing is I don't think it's really diluting the comprehensive land use plan. A lot of times it's somebody has a rear parcel, they know what the zoning is and they are careful on where they want to place the house on it so they can do further development if possible on it so I think the impact is very minimum on it.

I think Mike did an excellent job on how he addressed some of the inconsistencies in the rules

and I think if we can just get it more consistent to it, it would be better. Before we can do a perk test or turn in the application before we get approval from the Health Department, we have to go through the Type I review with the Planning Department and that process has worked fairly well on that.

To have the review, to acknowledge that we are in the urban area and we want to make sure that there's really no development imminent to be public services happening in there and if that's not the case let's allow very limited type septic use. I don't know if there's any questions or that's kind of the historical background anyway.

DELEISSEGUES: Thank you. I think you've just about convinced me anyway that we can't deal with this tonight, there's so many things to consider. As you say, a lot of the information's come in at the last minute and I'm not sure it's a minor policy change anymore, it sounds pretty major, there's a lot of implications for other consideration.

WRISTON: Yeah. Along those lines can I ask a question though?

DELEISSEGUES: Sure.

WRISTON: When you sit up here on the Planning Commission and look at this stuff, I think a lot of times we tend to think of, I'm not going to speak for everyone else, but I'll tend to think of new homes or new duplexes or new whatever, but this actually has a huge affect on existing residences as well I believe.

I guess what I'm getting at is I had a friend that was searching for a house for a long time and he finally found the perfect house and I think it was a foreclosure or a short sale or something, it was something typical in this economic environment, and it was on septic but they wanted to do an addition.

I think they wanted to add a bedroom or something like that and of course that triggered this flow requirement that you're talking about and then they got into this whole 300-foot deal. It was up on the hill up above Lakeshore and they worked their way out of it, but I remember he called me and it was really frustrating and it affects existing, doesn't it, if you want to make a renovation or if you're doing something?

BAZALA: Yeah, if you want to add a bedroom.

WRISTON: If you want to add a bedroom, you trigger the sewer requirement; right?

BAZALA: Yes. If you're just replacing your failed system my understanding is that the rule is still at 200, that's what County code says.

WRISTON: I think it's important for everyone to understand that that we're not just talking about development and developers and new homes, this is a huge thing for existing homes

and this inventory out there that we're dealing with, this inventory and shadow inventory of foreclosed, and then I don't know, Mark, if you want to comment on that?

COLLIER: Yes. On repairs, this doesn't apply to repairs. On your case of an expansion I can remember a client that I had one time wanted to take an existing house --

HOLLEY: Could you use the microphone, please.

COLLIER: Okay. That I had a client one time that wanted to use an existing house and convert it to an adult care facility.

DELEISSEGUES: Is that microphone even on?

COLLIER: I had a client one time that wanted to use it as an adult care facility and we could design him a system and meet all the requirements and be conforming, but we just couldn't meet the 700 gallon requirement on it.

WRISTON: Right. And/or you have to or they may be within 298 feet or whatever.

COLLIER: Yeah, if you're within 298 feet. The other thing to keep in mind many of the sewer agencies require you don't construct the sewer to the property line, you take it across the frontage of the property too, so that even makes it worse. And usually if I'm just taking it to the line it's 200 feet away it's cost prohibitive too.

WRISTON: This particular friend ran into that, I think again he got out of it.

COLLIER: And it's been frustrating to me --

DELEISSEGUES: Did he get his question answered?

WRISTON: Well, go ahead.

COLLIER: Yeah, it's been frustrating. When we had the gallonage requirement, I knew I could design a good system there, the Health Department knew it, we just couldn't do it.

WRISTON: Yeah, I did and that was a question, I got a call, I didn't know the exact answer.

DELEISSEGUES: Any other questions of Mark? Okay, thank you.

COLLIER: Thank you.

DELEISSEGUES: That's the last name I have on the sign-up sheet. Anyone else in the audience wish to testify? Okay, seeing none, we'll return it. What I would like to do is take these things by group, like 1 through 8 which are supposed to be scrivener's errors and have

a vote on that and then 6 through 14 on clarifications and then 15 to 17 which was supposed to be code interpretations I guess.

BARCA: Mr. Chair, could I make perhaps an alternate proposal by polling the Commission to see if people have problems with staff recommendations on particular items and let's see how many we actually have that are contentious?

DELEISSEGUES: Okay. Well, let's go down 1 through 8, does anybody have any problems with the scrivener errors?

GIZZI: No.

DELEISSEGUES: Okay.

WRISTON: Hang on.

DELEISSEGUES: We'll vote on them all at the same time then.

BARCA: That's what I'm hoping to get to. Perhaps we have to modify --

GIZZI: So I'd make a motion that we table 28 for a later date and then talk about voting on the rest of them as a whole.

DELEISSEGUES: Well, are there any other problems before we get to 28 for some of the rest of them?

BARCA: Let's see if we can do it in a single block.

GIZZI: Sure. I'll withdraw my motion.

DELEISSEGUES: Well, no, that's okay. How about 9 through 14, do we got any problems with any of those?

GIZZI: No.

DELEISSEGUES: 15 through 17, reference updates?

GIZZI: No.

DELEISSEGUES: That's pretty straightforward. Code interpretations, 18 through 20?

GIZZI: No.

DELEISSEGUES: Okay. Then we get to minor policy changes.

WRISTON: Hang on, please. I'm sorry.

QUTUB: I'm having trouble finding this in my --

DELEISSEGUES: It's back there somewhere.

GIZZI: Which?

BARCA: Yeah, it's right behind --

DELEISSEGUES: It's right after this green sheet.

BARCA: -- right behind the green sheet.

DELEISSEGUES: It's right after this.

BARCA: It's right at the very beginning of our process.

WRISTON: Mr. Chair?

DELEISSEGUES: Yes, sir.

WRISTON: You got to give me, unfortunately I didn't, you're kind of whipping through the --

BARCA: You're right there, buddy.

WRISTON: No, I know. You're whipping through the table and I took my notes on the code so I'm flipping through these pages as quick as I can. There was someone brought up something about the maximum average number of trips, I think that was you, Dick, not to put words in your mouth, but you're not worried about that but --

DELEISSEGUES: I just --

WRISTON: Yeah. But are we on code interpretations?

DELEISSEGUES: -- don't know how they're going to deal with that.

WRISTON: Where are we now?

BARCA: I think that's where we stopped was --

DELEISSEGUES: 14 through 15, yeah.

WRISTON: Okay, 14 through 15, thank you. I'm caught up. Thank you.

DELEISSEGUES: Any other problems with that, ten percent or less increase trip generation in the rural center?

GIZZI: No.

DELEISSEGUES: If none, minor policy changes then, 21 through 31.

WRISTON: No. I thought you were at 14 through 15 or something.

DELEISSEGUES: We were.

WRISTON: Okay. But now wait a second.

COOK: He was at Page 14 and 15.

WRISTON: Oh, you're on page, I thought you were on, okay. You're on page, okay, code interpretations.

GIZZI: Now we just moved to code interpretations Item Number 18, 18 through 20.

WRISTON: Okay. But we almost moved to minor policy changes.

GIZZI: We hadn't moved there yet.

WRISTON: We hadn't moved there yet. We suggested "existing" be put in under 19.2.e(4), existing structures, increasing by more than 50 percent just to clarify that, we had a fair amount of discussion. Or not a fair amount, but we had some discussion on that.

DELEISSEGUES: Anything on Item Number 20?

WRISTON: Thank you for that.

BARCA: No.

WRISTON: No.

DELEISSEGUES: Okay. Then we move to minor policy changes Item Number 21, expansion of cemeteries.

BARCA: No.

DELEISSEGUES: 22.

BARCA: No.

QUTUB: No.

DELEISSEGUES: 23, dental offices.

GIZZI: That was modified to be dental and medical; correct?

DELEISSEGUES: I think so.

BARCA: Yes.

GIZZI: No, no issues.

DELEISSEGUES: Okay. 24, commercial uses which allow residential uses.

BARCA: No.

DELEISSEGUES: 25, outdoor storage, outdoor/indoor.

WRISTON: Yeah.

BARCA: With staff to clarify the meaning of "outdoor."

DELEISSEGUES: Yes.

WRISTON: They were to clarify it to allow covered I guess but not on all four sides or something.

BARCA: We'll get them to clarify it.

DELEISSEGUES: Okay?

BARCA: Yep.

DELEISSEGUES: 26.

QUTUB: Excuse me, allow but not require?

WRISTON: Yes, that's correct.

DELEISSEGUES: 26, irrigation systems.

BARCA: No.

DELEISSEGUES: Nothing? 27, flexibility to landscape code.

GIZZI: No.

BARCA: Here it is, Jim.

DELEISSEGUES: Here you go, Jim, 28.

WRISTON: Go, Jim, go.

GIZZI: Well, I couldn't even begin to say what it is that we would be approving so I'd make a motion that we just table Number 28 for a later meeting and that will give staff a chance to get the notes collated and put in the proper order for us.

DELEISSEGUES: We'll add that to the overall motion.

BARCA: So that will be a part of the motion, right.

DELEISSEGUES: 29.

WRISTON: Since he made a motion can I ask for a --

DELEISSEGUES: "Authorized representative" was added to that.

WRISTON: No, on 28, so we as Planning Commission because there were two issues here. There were, one, does it belong in here --

DELEISSEGUES: Right.

WRISTON: -- and, two, if it does belong, then we table it. So is the Planning Commission agreeing it belongs in here?

DELEISSEGUES: Well, I don't think it does.

GIZZI: I don't think it does. I think it needs to be revised and revisited at a later date.

WRISTON: At a later date separately from -- okay.

GIZZI: Correct.

WRISTON: Just not coming back as a --

BARCA: Right.

WRISTON: -- biannual code change or whatever it would be.

BARCA: It would be removed and considered separately.

WRISTON: That's just a clarification. Thank you.

DELEISSEGUES: Okay. 29 we heard that we suggested to add "or authorized representative" instead of the owner.

BARCA: Per the DEAB request, yeah.

DELEISSEGUES: Right. Anything else on 29? 30, drive-through facilities.

GIZZI: No issues.

BARCA: Nope.

DELEISSEGUES: And then last, 31.

BARCA: Yes.

DELEISSEGUES: Go ahead.

BARCA: I have an item on 31. When it comes to the maximum activity area at the bottom end of the lot size two percent ranges between roughly 2,000 to 4,000-square feet and I would like to propose the modification to just make that lot size category just 4,000-square feet giving the high end of the available and not using the two percent number because I think 2,000-square feet is needlessly prohibitive.

DELEISSEGUES: Discussion on that?

WRISTON: Well, I think I like it.

DELEISSEGUES: I think I like it.

USKOSKI: I believe I do too.

DELEISSEGUES: I think I like it.

WRISTON: It came from Ron so I'm not quite sure, but I think I do.

QUTUB: You're saying from the --

BARCA: Striking the --

QUTUB: -- from the 10 to 15 acre 4,000-square feet?

BARCA: No.

QUTUB: All of these are to be 4,000?

BARCA: No. In the lot size criteria the two and a half to five --

QUTUB: Yes.

BARCA: -- striking the two percent parcel size and maximum activity area would be 4,000-square feet because that is the high end value at the five-acre parcel size.

QUTUB: Oh.

DELEISSEGUES: Which is the minimum in the rural area anyway five acres.

GIZZI: So your proposed change only affects two and a half to five acres --

BARCA: Exactly.

GIZZI: -- and you're being more generous in regards to the maximum activity area?

BARCA: Yeah, for the parcels under five acres, that's correct.

DELEISSEGUES: Does someone want to make a motion?

GIZZI: We already have a motion on the floor.

DELEISSEGUES: Oh, no. We're going to incorporate yours into an overall thought. I thought you withdrew it, Jim?

WRISTON: I thought it was just on 28.

GIZZI: Let's finish our notes and we'll just move on.

BARCA: I think that was the last on the notes.

DELEISSEGUES: We're finished.

BARCA: What if we try the motion to accept staff recommendation for the biannual code change items with the exception of the noted withdrawal of Item 28 to be handled separately and for the text changes that were proposed to staff for, what was it, I've got 29 and 31. Were there other text changes?

GIZZI: Yes. We had --

WRISTON: 19.

GIZZI: -- allow covered for Item 25. On 19 we had the addition of existing buildings. On 29 we had authorized signer. And on 31 we had the 4,000-foot square feet.

COOK: 29 is in the addendum.

BARCA: Yes, so it's already covered.

COOK: Yeah, it's covered.

BARCA: Right. So those are the --

DELEISSEGUES: That sounds pretty good.

BARCA: So those are the exceptions.

GIZZI: I'd second that.

DELEISSEGUES: Moved and seconded. Any further discussion on the motion?

QUTUB: Is there going to be a time certain for the revisiting of Number 28?

BARCA: I don't want a time certain.

BAZALA: I don't know if something's going to come from the Health Department, possibly. I don't really know if there's any plans on that.

BARCA: I'm not asking for that.

DELEISSEGUES: Any other questions, comments, discussion? If not, roll call, please.

GIZZI: AYE

BARCA: AYE

USKOSKI: AYE

QUTUB: AYE

WRISTON: AYE

DELEISSEGUES: AYE

DELEISSEGUES: That concludes our discussion on the items for tonight.

Is there any old business? New business?

OLD BUSINESS

None

NEW BUSINESS

None

COMMENTS FROM MEMBERS OF THE PLANNING COMMISSION

None

DELEISSEGUES We're adjourned.

ADJOURNMENT

The hearing adjourned at 9:50 P M All proceedings of tonite's hearing can be found on the Clark County web page at.

<http://www.clark.wa.gov/planning/commission.html>

Chair

Date

*Minutes Transcribed by
Cindy Holley, Court Reporter
Sonja Wisner, Administrative Assistant*

Overview of the Clark County Growing Healthier Report
Public Involvement

Date	Title	Type
1/10/11	NACC Meeting	Meeting
2/7/11	NACC Meeting and Newsletter	Presentation
2/15/11	PHAC Monthly Meeting	Meeting
2/25/11	A Symposium for Planners and Policy Makers	Presentation
3/15/11	PHAC Monthly Meeting	Meeting
4/14/11	Community Choices Board of Directors	Presentation
4/19/11	PHAC Monthly Meeting	Meeting
4/21/11	Fourth Plain Revitalization Task Force	Presentation
4/27/11	County growth planners take health into account	Columbian article
4/27/11	Growing Healthier Forum, Battleground Community Center	Event
4/28/11	Clark County Food Systems Council	Public Presentation
5/17/11	PHAC Monthly Meeting	Meeting
5/25/11	Growing Healthier Forum, Vancouver Housing Authority	Event
6/7/11	First Tuesday Presentation	Public Presentation
6/8/11	Vancouver Neighborhood Alliance	Public Presentation
6/21/11	PHAC Monthly Meeting	Meeting
7/19/11	PHAC Monthly Meeting	Meeting
8/25/11	Clark County Food Systems Council	Public Presentation
4/1/11- 8/31/11	Growing Healthier Community Survey	Survey/Report Appendix
9/8/11	Meeting with Elie Kassab and Letter of Support	Stakeholder Interview
9/9/11	BOCC Work Session	Meeting
9/10/11	Healthful approach to growth gets look	Columbian article
9/12/11	NACC Meeting	
9/20/11	Urban Abundance	Public Presentation
9/20/11	PHAC Monthly Meeting	Meeting
10/12/11	Oregon's obesity crisis: Seeking solutions in the design of cities and suburbs	Oregonian article
11/15/11	PHAC Monthly Meeting	Meeting
12/12/11	NACC Meeting and Presentation	Meeting/Presentation
1/17/12	PHAC-BOCC Joint Meeting	Meeting
2/14/12	Joint Vancouver-Clark County Planning Commission Meeting	Meeting
2/7/11- 2/20/11	Stakeholder Policy Survey	Survey (Summarized in Report Appendix)
2/26/11	CVTV Close-up Segment	CVTV Segment
3/20/12	PHAC Monthly Meeting/Action Recommending GH Report	Meeting/Action
3/21/12	Health Element of county growth plan almost ready	Columbian article
4/4/12	BOCC Work Session	Meeting
4/5/12	Clark County Planning Commission Work Session	Meeting
4/10/12	GH Report Community Report Back	Meeting
4/19/12	Clark County Planning Commission Hearing	Meeting
5/23/12	Clark County Board of Health	Meeting
6/5/12	BOCC Hearing	Meeting