

Rural property owners deserve some relief, even if it isn't Alternative 4

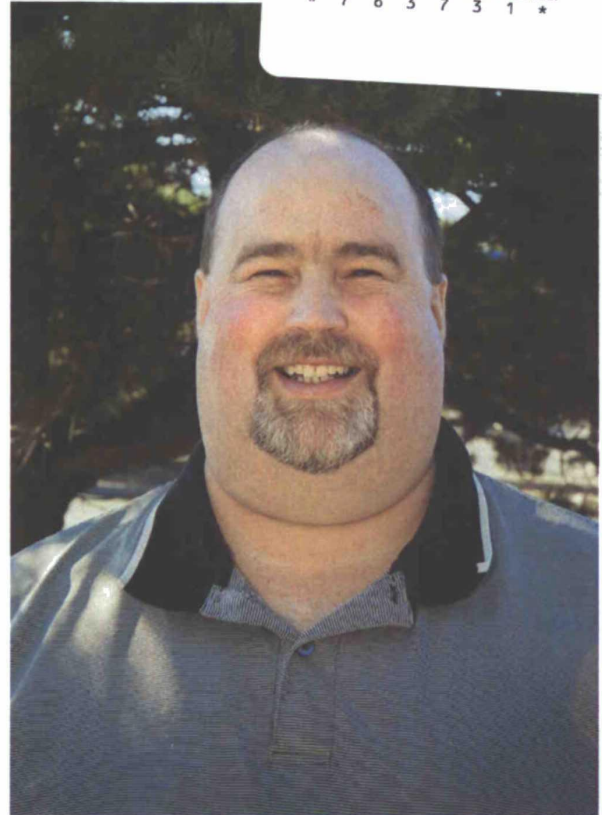
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By the time you read this, I am quite certain the Board of County Councilors will have voted against the proposed update to Clark County's Growth Management Plan. The vote is expected at a meeting to take place Tuesday morning.

Chair Marc Boldt and councilors Jeanne Stewart and Julie Olson have made it clear they have no desire to approve the elements of Alternative 4, which would reduce the minimum allowed lot sizes in rural areas. Councilors David Madore and Tom Mielke approved it as part of the county's preferred alternative, but as we know all too well, things have changed dramatically at the county in the last few months.

I have written in favor of Alternative 4 in the past and if the vote were mine, I would vote in favor of it still. I do believe an even better plan could be devised, but it hasn't been to this point. I do not profess to be qualified as a county planner. It's a complicated matrix to solve. It's seemingly impossible to protect the property rights of all without those rights conflicting. Add to that the issue of a greater good – what's best for the county as a whole as opposed to the individual.

I can't imagine the frustration of being a rural landowner and not having the ability to do with my property what I want. My father once shared with me before his death in 1998 that if he could live his life over, he would become a farmer, or a rancher. He would have a large piece of land and all three of my brothers and I would each have a home on the property and work the farm or ranch together. I'm not sure if I would have been on board with that part of my dad's dream, but I sure would have loved to live on some rural land along with the rest of the members of my family.



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But, there are rural landowners in Clark County who currently don't have the freedom to divide their property as they wish. That just doesn't sit well with me. I hope after voting against Alternative 4, the councilors at least offer some relief for rural property owners who have been fighting for their rights with little progress over the past 20-plus years.

So far in 2016, we have only witnessed the new majority on the Board of County Councilors – Boldt, Stewart and Olson – voicing their opinions about what they're against. I want to start hearing from the three about what they are in favor of. It's easy to just sit there and point out what you might think is a bad idea, but how about presenting me with a good one in its place?

So, if Boldt, Stewart and Olson vote against Alternative 4 as expected, what's next? I want to hear some ideas and answers from them. Alternative 1, which is to do nothing, is not an alternative.

Ken Vance

Editor