

CC'd - BOCC; Orjiako; Schroeder

Clark County Board of Councilors,
P O Box 5000
Vancouver, Washington 98666



April 5, 2016
For the Public Record

Dear Councilors,

The existing Clark County GMA Comprehensive Land Use Plan, has been counterfeit from the start. Since 1994, county staff has maintained a fictitious Plan, that does not follow GMA mandates or reflect historical trends. Clark County's 1960 and 1979 Plans contained a Community Framework Plan that had citizen acceptance. These were replaced with a Plan that forced extreme cultural and financial burdens on rural and resource people, while disregarding the needs and wants of the citizens. To accomplish this, key players were put in key positions in Western Washington Growth Management Hearing Board, Clark County Community Planning, Clark County Planning Commission, Clark County Board of Commissioners and Councilors, beginning with Busse Nutley, co-author of the GMA. The Plan is not a Plan of the people, but rather a Plan of particular politicians. With its many illegal diversions, the Plan gave full rein to planning staff, regardless of public participation, public testimony, GMA mandates, economic needs and cost to the taxpayer. Superior Court and Court of Appeals orders were treated as just an annoyance to be overcome. A citizen overheard the Clark County Community Director tell staff that he "didn't care if he wound up in the courts for twenty years, he was not going to make any changes to the rural lands". A newly elected councilor told an interviewer during his campaign that "Alt 4 (the adopted Preferred Alternative) will "go away" as soon as he is elected to office." He knew the outcome of the Plan before the election, because he knew county staff had already drafted a Plan, long before then. The Comprehensive Plan contains many inaccurate, untrue, and "smoke and mirrors" policies that manipulate the Plan to a pre-determined outcome. A Superior Court ruling in 1997 said Clark County used an "unauthorized formula" that was clearly erroneous and did not comply with the GMA. Regardless, little changed in the Plan, for the rural and resource areas, and staff has gone full steam ahead with the same agenda of more erroneous policies, regardless of the people's voice. All this is premised on giving deference to a county, under the GMA, but there's a point where erroneous planning and false documents hidden in a Plan, has got to be illegal. This monster plan is not a Clark County community plan sanctioned by the community, but rather a Portland, Oregon Metro plan. It has the potential to create severe economic havoc for all of Clark County.

The City of Vancouver doubled its urban growth area, in the 2004 GMA update. Parcels were included that were erroneously zoned agriculture and great lengths were made to justify their removal, because staff knew they were illegally created with an aerial photo. The public received no meaningful information to allow them to be fully informed or give comment. CCCU discovered the update when someone mailed the Draft SEIS to CCCU for review. Knowing Clark County had not yet corrected the Plan under 1997 Superior Court and 1999 Court of Appeals rulings, Clark County Citizens United, Inc. began in earnest to submit testimony into the record, urging compliance. CCCU was told by commissioners and staff that only urban areas were being reviewed, rural and resource areas would be discussed later, and CCCU, Inc was not to interfere. The Community Planning Director, CCCU Board members and a citizen, confirmed the directives. While waiting for review of the Rural and Resource areas, CCCU's appeal to the WWGMHB expired for lack of activity in 2006. The Hearing Board said in the closure that there were still outstanding issues, but they assumed that with the 2004 update, they were resolved. They were not. For the 2016 Comprehensive Plan to be legitimate, corrections reflecting GMA mandates and all court orders, must be made.

Sincerely,

A handwritten signature in cursive script, appearing to read "Carol Levanen".

Carol Levanen, Ex Secretary,
Clark County Citizens United, Inc.
P O. Box 2188, Battle Ground, Washington 98604

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Schroader, Kathy

From: Tilton, Rebecca
Sent: Wednesday, April 06, 2016 3:34 PM
To: Orjiako, Oliver, Schroader, Kathy
Subject: Written Testimony of April 5, 2016 (Carol Levanen)
Attachments: Levanen_Carol_040516CompPlanComments.pdf

Attached for your records is a copy of the letter submitted by Carol Levanen on Apr. 5, 2016.

Thanks,
Rebecca

Rebecca Tilton, Clerk of the Council
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