



DONALD MCISAAC

Fri, Oct 30 4:54 PM

to susan.rasmussen; jeanne.stewart@clark.wa.gov; tom.mielke@clark.wa.gov;
david.madore@clark.wa.gov

RE: Role of Population Projections in Comp. Plan

Councilors-

Susan raises a very important question that goes to the core of the rumors that the staff has been trying to take on the role of policy making (the Councilor's job), instead of the role of making sure the Councilor's can make an informed decision based on accurate facts (the job of a highly professional government support staff).

Where did the 90/10 ratio come from? It is outside the range of documented experience of the past 20 years, according to the introduced data. If it was intentionally low-balled early in the process to disadvantage even the consideration of any rural interests, this would be quite disturbing.

We did not elect the staff to make important policy decisions, we elected the Councilors to do that.

We trust you will be able to make the best decision when you have accurate data and analysis in front of you. Thus, we appreciate very much the work done checking the key assumptions and providing corrections as appropriate.

Thank you for all the hard work you do.

From: sprazz@outlook.com

To: jeanne.stewart@clark.wa.gov; tom.mielke@clark.wa.gov; david.madore@clark.wa.gov

Subject: Role of Population Projections in Comp. Plan

Date: Fri, 30 Oct 2015 19:35:23 +0000

It has remained a concern of ours that Clark County's population projections are repeatedly underestimated, the methodology of the vacant buildable lands analysis is flawed, and the urban/rural ratio of 90/10 is not based on actual numbers.

I recall Judge Poyfair's conversation with us concerning how the county designed a predetermined outcome first, then wrote the facts and figures to support it. *"They put the cart before the horse."*

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The staff are the fact-finding researchers. They are responsible for the accuracy of the data, editing of the data, and the presentation (or lack of) of facts. In this regard, the staff are highly influential and powerful.

They certainly have the ability to “railroad” and advance their own agendas. In this sense, they are handicapping the capabilities of the policy makers and grossly elaborating their roles. Their work demands oversight...the role of the Councilors.

How did staff come up with the 90/10 ratio?

Published in the Gonzaga Law Review, Vol. 36:1;

Brent D. Lloyd

The Role of Population Growth Projections in Comprehensive Planning Under the Washington State Growth Management Act

Pg. 96: Although population increases in rural areas will invariably account for less of the state’s numeric population growth than increases in city populations, the overall rate of growth in rural counties is projected to be much brisker than in urban areas. A case in point is Clark County, which was by far the fastest growing county in Washington state during the 1990s and one of the top fifty fastest growing counties in the nation. With a Y2K population of 322,755, Clark County’s population is projected to be 425,502 by 2020, an increase of 102,747, or 31%. Still more dramatic growth rates are forecast for San Juan County, which is projected to grow from 13,877 in 2000 to 337,602 in 2020, an approximate increase of 38%. Even Columbia and Garfield Counties, both of which have experienced declining population for several decades, are projected to grow at modest rates throughout the remaining projection cycle....

Pg. 100: Significant discrepancies have also been observed in Clark County, where actual growth rates exceeded projected growth by 50% between 1993 and 1998, (noting that Clark County grew by 11,860 people per year from 1993-1998), and Kitsap County, which grew at an unprecedented 20.9% from 1990 to 1997. By one estimate, the disparity between actual and projected growth in Clark County will be 71,000 by the year 2012. Jefferson County’s population increase of 30%, the second highest in the state between 1990 and 1998, also exceeded the OFM projection by a considerable margin.