

From: [Sonja Wiser](#)
To: [Sam Crummett](#); [Oliver Orjiako](#); [Jose Alvarez](#)
Cc: [Rebecca Messinger](#); [Christine Cook](#)
Subject: RE: Hearing Today
Date: Tuesday, May 7, 2024 9:40:00 AM
Attachments: [Letter to County from BG May 7 2024.pdf](#)
[image001.png](#)

Sam, thank you for your comments. I will forward to the Council and add to the Index of Record.

From: Sam Crummett sam.crummett@cityofbg.org
Sent: Tuesday, May 7, 2024 9:39 AM
To: Oliver Orjiako Oliver.Orjiako@clark.wa.gov; Jose Alvarez Jose.Alvarez@clark.wa.gov
Cc: Sonja Wiser <Sonja.Wiser@clark.wa.gov>
Subject: Hearing Today

EXTERNAL: This email originated from outside of Clark County. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hello Oliver, Jose, Sonja,

Could you please include this into the Record today. I will be in person to summarize this for the County Council.

Sam



SAM CRUMMETT, AICP
Planning Supervisor
City of Battle Ground
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May 7, 2024

Clark County Council
1300 Franklin Street
Vancouver WA, 98666

--In person testimony --

Dear Councilors,

Thank you for the opportunity to comment on the topic of housing and employment allocations as it pertains to the City of Battle Ground.

In respect to accommodating our housing needs for all income brackets in the next 20 years, our Council supports of Method B. Method B is better option for Battle Ground because it accounts for the type of housing that already exists and projects those assumptions into the future. In our case, historically we have done well in providing a variety of housing types for varying income levels and Method B better accounts for this work. However, we understand the methodology must be done consistently across jurisdictions countywide and that some blend between methods A and B may likely result. If B is not selected, we would rather settle with a blend between A and B, rather than Method A.

Battle Ground has plenty of work to do to assure we provide the right type and amount of housing for our future citizens. At minimum, this will likely include upzoning certain properties to allow for more density, making zoning code amendments to provide for more flexibility for housing types, and to continue to refine our permitting processes to create predictability and efficiency. During this time, we will need to periodically check our work against our Land Capacity Analysis, to make sure we close to our growth targets. We may find we need to make some adjustments to our Urban Growth Area (UGA). We would ask the County Councilors to allow for some flexibility for adjustments to be made as we test various planning scenarios and also allow the public to weigh in on this process as required under GMA. It is understood that housing allocation decisions need to be made at this time, but would ask for minor adjustments to occur toward the end of this process.

I would also like to express that one of Battle Ground's primary goals in this process is to expand its UGA to Dollars Corner area for the purpose of accommodating employment growth. In 2021, Battle Ground completed a Land Use Master Plan to better understand its growth needs. This study found Battle Ground is deficient in employment lands. To create a more balanced jobs to housing ratio, this expansion to Dollars Corner would add approximately 450 (gross) acres for jobs growth. The existing Dollars Corner commercial center would be added into the Battle Ground UGA. This area has already received state transportation infrastructure investment and its location minimizes traffic impacts related to shipping and freight in Battle Ground's city center.

Our request also removes approximately 330 acres from the Meadow Glade area in the southwest from the current UGA. Existing development patterns and lack of infrastructure make this area unlikely to develop within the 20-year planning horizon. Removing this residential area will help focus residential growth more compactly into the rest of Battle Ground's planning area. Other adjustments to the UGA are identified in Figure 1 that would allow for some accommodation for additional housing and commercial land if we if we can demonstrate this need through our Land Capacity Analysis.

Thank you for the opportunity to comment. I appreciate the collaborative process that County staff has led and encouraged with Battle Ground and the partner cities.

Sincerely,

A handwritten signature in blue ink that reads "Sam Crummett". The signature is fluid and cursive, with a long horizontal stroke extending to the right.

Sam Crummett
Planning Supervisor

C: Interim City Manager, Chris Swanson

