

**From:** [Oliver Orjiako](#)  
**To:** [Jeffrey Delapena](#)  
**Subject:** FW: Comprehensive Plan Update / Housing for working families  
**Date:** Tuesday, October 8, 2024 3:37:12 PM  
**Attachments:** [Comprehensive Plan Update - Housing for working families.pdf](#)  
[image001.png](#)

---

Hi Jeff,

Please, for the comp plan index record. Thank you.

---

**From:** Michelle Pfenning <Michelle.Pfenning@clark.wa.gov>  
**Sent:** Tuesday, October 8, 2024 3:03 PM  
**To:** Rebecca Messinger <Rebecca.Messinger@clark.wa.gov>  
**Cc:** Oliver Orjiako <Oliver.Orjiako@clark.wa.gov>; Jose Alvarez <Jose.Alvarez@clark.wa.gov>  
**Subject:** Comprehensive Plan Update / Housing for working families

From Phil Wuest

*Michelle Pfenning*

Michelle Pfenning OA III  
Clark County Council/Manager Office  
Main Phone:564.397.2232  
Direct Phone: 564.397.5109  
[Michelle.pfenning@clark.wa.gov](mailto:Michelle.pfenning@clark.wa.gov)



**From:** Phil Wuest <[phil@ginngroup.com](mailto:phil@ginngroup.com)>

**Sent:** Tuesday, October 8, 2024 2:29:37 PM

**To:** Gary Medvigy <[Gary.Medvigy@clark.wa.gov](mailto:Gary.Medvigy@clark.wa.gov)>; Karen Bowerman <[Karen.Bowerman@clark.wa.gov](mailto:Karen.Bowerman@clark.wa.gov)>; Glen Yung <[Glen.Yung@clark.wa.gov](mailto:Glen.Yung@clark.wa.gov)>; Sue Marshall <[Sue.Marshall@clark.wa.gov](mailto:Sue.Marshall@clark.wa.gov)>; Michelle Belkot <[Michelle.Belkot@clark.wa.gov](mailto:Michelle.Belkot@clark.wa.gov)>

**Subject:** Comprehensive Plan Update / Housing for working families

**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.

Good Afternoon, Councilors,

I am writing in advance of tomorrow's 9:00 a.m. workshop, which includes an update from Clark County staff regarding recommendations for the EIS alternatives for the comprehensive plan update. Ginn Group has been actively developing and building financially attainable market rate housing for working families in Clark County since 2010. We have also been active partners with the Vancouver Housing Authority, Second Step Housing, CROOTs, Proud Ground, Boys and Girls Club and other community organizations that all work very hard to make Clark County a better place to live. We are committed to the community.

We are also very busy with the business of developing and building, which I offer as a poor excuse for reaching out to the Council so late. Better late than never, I hope.

We are alarmed by the limited scope of EIS options presented to the Clark County Planning Commission workshop last Thursday, October 3, 2024. Clark County is not unique or alone in facing a historic housing affordability and housing availability crisis but, with the comprehensive plan update, Clark County has an opportunity to chart its own unique course towards a more promising future for Clark County's citizens. At Ginn Group, we would like to see a future where working families maintain a realistic hope of purchasing a home, and all that entails – stability for families, neighborhoods and community institutions like schools, nonprofit sports organizations, churches and all of the elements of a healthy community; the promise of building wealth for a better future. Unfortunately, that is not the world we live in today.

Creating a new and better future requires a bold vision and bold leadership to change the course of our current trajectory. In that spirit, I would like to endorse the position articulated in the attached letter from the NW Partners for a Stronger Community. We need a wide range of alternatives in the EIS in order to create the elbow room needed to allow you, the Clark County Councilors, to chart a bold policy framework and better plan to create a more promising future for Clark County's working families.

Thank you for entertaining my comments.

**Phil Wuest** | President

[phil@ginngroup.com](mailto:phil@ginngroup.com) 360-768-5032

*Licensed to practice law in Washington and Oregon*

