

From: [publiccomment](#)
To: [Sue Marshall](#); [Glen Yung](#); [Michelle Belkot](#); [Wil Fuentes](#); [Matt Little](#)
Cc: [Oliver Orijako](#); [Bart Catching](#); [Cnty 2025 Comp Plan](#)
Subject: FW: Council Hearing Public Comment
Date: Tuesday, September 23, 2025 8:37:19 AM
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
[image004.png](#)

Please see the public comments below for this morning's hearing on extension of the suspension of the annual site-specific comprehensive plan. Thank you.



Rebecca Messinger
Clerk to the Council
COUNTY MANAGER'S OFFICE

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From: Clark County <webmaster@clark.wa.gov>
Sent: Monday, September 22, 2025 11:05 AM
To: publiccomment <publiccomment@clark.wa.gov>
Subject: Council Hearing Public Comment

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Submitted on Mon, 09/22/2025 - 11:05 AM

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Subject

Suspension of the annual site-specific comprehensive plan

Date of Hearing

Tue, 09/23/2025

Comment

Sept. 22, 2025

Clark County Council,

As part of the 2025 Comprehensive plan review, I had submitted comments for public record on Sept. 27, 2023, and March 15, 2024. I am the owner of properties in the NE Qtr of section 18 T3N R1E WM, identified as PIN 182859000 (#21-10 acres), PIN 182844000 (#6 -10.10 acres) and PIN 1828455000 (#7 -17.91 acres). I had requested as part of the review that these properties that are currently zoned Agriculture - 20 (AG-20) be rezoned to Rural-5 (R-5) in the 2025 updated comprehensive plan. The reason being that there are no 20-acre parcels in this Qtr section which predates the initial comprehensive plan in 1994. There is also inconsistency in the zoning designation of like 10-acre parcels that are adjacent to these parcels that are zoned R-5. The remaining parcels in this Qtr section are already legal lots of 5 acres or less or are part of multiple short plats that had already been approved. By rezoning these parcels R-5 it would bring consistency to the zoning of all properties in this Qtr section.

I attended the open house regarding the revised comprehensive plan and reviewed with staff the 3 alternatives that are being considered for implementation. Alternative #3 is the only one that addresses site specific requests in the revised comprehensive plan. There did not seem to be any process for bringing consistency into the zoning of like properties that are adjacent to one another. The initial designation in the 1994 comprehensive plan of AG-20 for the parcels brought to your attention to the best knowledge of staff when questioned was to meet Washington States mandate for the required acreage in Clark County regarding land set aside for agriculture use. Even though there were no 20-acre parcels in this Qtr section, the zoning of AG – 20 apparently was finalized to meet these requirements. It seems that it is poor planning in itself when parcels are identified for a zoning designation which don't meet the minimum requirements from the outset of initial designation and are then determined to be in non-compliance with current zoning ordinances.

I am in favor of preserving agricultural lands and as a large animal practicing veterinarian for over 40 years in Clark County I have witnessed the decline of our agricultural heritage. However, in all fairness to property owners, we need to be consistent with our zoning applications and that is what I want to bring to your attention. For this reason, I oppose this resolution to extend the suspension of the annual site-specific review.

Respectfully,

Thomas F. Meyer DVM

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