

From: [Jeffrey Delapena](#)
To: "mdgering@yahoo.com"
Cc: [Oliver Orjiako](#); [Jose Alvarez](#); [Rebecca Messinger](#)
Subject: RE: Rezoning of 209th to 219th to Commercial
Date: Thursday, January 15, 2026 1:53:00 PM
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
[image004.png](#)

Good day, Diane,

Thank you for providing these letters related to the 2025 Comprehensive Plan Update.

I am forwarding to additional members of Staff. Your comments will be brought to the attention of the Planning Commission and Council ahead of tonight's continuation of the Hearing to select the Preferred Alternative. This will also be added to the Index of Record.

Best,



Jeff Delapena
Program Assistant
COMMUNITY PLANNING

564.397.4558



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From: Diane Gering <mdgering@yahoo.com>
Sent: Thursday, January 15, 2026 1:38 PM
To: Jeffrey Delapena <Jeffrey.Delapena@clark.wa.gov>
Subject: Fw: Rezoning of 209th to 219th to Commercial

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To the Clark County Planning Commission & Clark County Councilors -

Please accept the attached letters supporting the rezoning of properties between 209th St and 219th St. on NE 10th & 15th Ave. to Commercial zoning from R-5

Letters from -

Marvin Gering, owner of 2 parcels

21115 NE 10th Ave.

21210 NE 15th Ave.

Joseph James, owner of 2 parcels

21708 NE 10th Ave.

21600 NE 10th Ave.

Respectfully,
Diane Gering

Date 1-14-2026

To the Planning Department of Clark County

I, Joseph S. James own 2 parcels on 10th Ave. between 209th and 219th. I have almost 10 acres located at 21708 N.E. 10th AVE. and almost 5 acres located at 21600 N.E. 10th AVE.

This property has been in the family for over 70 years. I am in favor of the rezoning to commercial or industrial. I think that it would greatly benefit the need for business growth along the I-5 corridor with the close proximity to the 219th st. freeway access.

Sincerely,

print Joseph S. James
signature Joseph S. James
360-910-8935

DATE 1-10-2026

TO THE PLANNING DEPARTMENT OF CLARK COUNTY.
MARVIN GERING OWNS PROPERTY ON 10TH AVE BETWEEN
09TH AVE + 219TH AVE. (BATTLE GROUND HIWAY).

I AM IN FAVOR OF THIS BLOCK BEING CHANGED TO
COMMERCIAL OR INDUSTRIAL ZONING. IT WOULD FIT
IN WITH WHAT PRESENTLY IS HERE. I WILL
LIST WHAT IS HERE NOW:

- A. EXCAVATION BUSINESS AT 10TH AVE + 219TH (BATTLE GRAND. HIWAY)
 - B. A TRUCK REPAIR SHOP (DELIVERY TRUCKS)
 - C. AN UPSCALE PORTABLE SANITARY BUSINESS (APPROX 10 TRAILERS)
 - D. A LIVESTOCK FEED STORE
 - E. ASPHALT RESEALING BUSINESS W/ SEVERAL TRAILERS
 - F. A CONCRETE DELIVER ON SITE BUSINESS W/ LARGE TRUCKS
 - G. AN EXCAVATING BUSINESS (LARGE EQUIPMENT)
 - H. A SOIL AMENDMENT BUSINESS - PICKUP & DELIVERY
 - I. BOX DROP OFF BUSINESS W/ OVER 10 UNITS FOR WASTE + OTHER MAT.
 - J. ANOTHER EXCAVATING BUSINESS (LARGE EQUIPMENT)
 - K. ANOTHER EXCAVATING BUSINESS ON 15 AVE + 200TH ST
- Marvin GERING 21115 NE 16TH AVE.