From: Jeffrey Delapena
To: Steve Thalberg
Cc: Oliver Orjiako; Jose Alvarez
Subject: RE: submission to planning commission for 9/3 meeting: concurrency
Date: Thursday, September 3, 2026 8:31:00 AM

Good day, Steve,

Thank you for submitting comments related to the 2025 Comprehensive Plan Update.

I am forwarding to additional members of staff. These comments will be added to the Index of Record and brought to the attention of the Planning Commission prior to tonight's Hearing.

Best regards,

Jeff Delapena
Program Assistant
COMMUNITY PLANNING

564.397.4558

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-----Original Message-----
From: Steve Thalberg <sathalberg@gmail.com>
Sent: Wednesday, September 2, 2026 2:05 PM
To: Jeffrey Delapena <Jeffrey.Delapena@clark.wa.gov>
Subject: submission to planning commission for 9/3 meeting: concurrency

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Dear Planning Commission,

Please accept these comments to help you in your deliberations.

Please consider the following comments for the Traffic portion of the Comprehensive Growth Management Plan for Clark County.

The concurrency program is to protect against unplanned use of ...
roadway capacity, while allowing new developments to be permitted with predictability.

Any reduction of the level of service standards will only exacerbate traffic issues, and provide no improvement to the situation.

The county's current concurrency mandates are to be respected, and please do not alter or water down the Volume to Capacity Ratio of 0.9, as the benchmark upon which traffic and concurrency is measured.

Sincerely,
Steve Thalberg