From:	Cnty 2025 Comp Plan
To:	carol_maynes@yahoo.com; Cnty 2025 Comp Plan
Subject:	RE: Comprehensive Plan Update Comments
Date:	Thursday, October 1, 2026 11:33:18 AM
Attachments:	image001.png image002.png image003.png image004.png

Good day, Carol,

Thank you very much for submitting comments related to the 2025 Comprehensive Plan update.

This will be added to the Comprehensive Plan Index of Record. This will also be forwarded to be shared with the rest of the council prior to tonight's Hearing.

Best,

Jeff Delapena
Program Assistant
COMMUNITY PLANNING

564.397.4558

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From: Clark County <webteam@clark.wa.gov>
Sent: Thursday, October 1, 2026 11:32 AM
To: Cnty 2025 Comp Plan <comp.plan@clark.wa.gov>
Subject: Comprehensive Plan Update Comments

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Submitted on Thu, 10/01/2026 - 11:31 AM

First Name
Carol

Last Name
Maynes

Email Address
carol_maynes@yahoo.com

Address
13710 NE 45th Place
Vancouver, Washington. 98686

Message Subject
Pleasant Valley Zoning

Comments
I own two homes — one off of NE 137th Street and one on NE 139th Street. I am opposed to putting high density housing along 50th Avenue and 139th Street. The already increasingly crowded roads would need significant improvements to support the added traffic. The luxury homes in The Highlands could lose home value which in turn could lower property taxes which could be a financial disadvantage to the county. It is my opinion that single family homes would be better suited to this area.

My one acre lot on 139th is currently zoned for R6. Even that seems too high density to me. This area is home
to hawks, owls, eagles, deer and other wildlife — and their existence is something that I aim to preserve.

It seems logical to me that NE 72nd Ave is a much better option for continued high density growth. There is already arterial access with wider streets and better flow, which seems to me to be a better fit with less cost for alterations. There is also already a large community park there. It makes more financial and logistical sense to me to build there.
Thank you.
Carol Maynes

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