From: webmaster
To: publiccomment
Subject: Council Hearing Public Comment
Date: Monday, October 12, 2026 12:28:16 PM

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Submitted on Mon, 10/12/2026 - 12:28 PM

Name
Anthony Teso

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Subject
Nevin Denial

Date of Hearing
Tue, 10/13/2026

Comment
Public comment on rural preservation
Ordinance 2026-10-01 | Clark County Council | Hearing: October 13, 2026
Submitted by Chris Teso on October 12, 2026
For neighbors: Use the comment below as a model. Replace Chris's name and property address throughout and add your
own concerns. Submit by noon Pacific on October 13, 2026 at clark.wa.gov/councilors/public-comment.
Chair Marshall and Members of the Clark County Council:
I am writing regarding 1502 SE 296th Avenue, Washougal, and the surrounding rural area. I ask the Council to
preserve the area's rural character and oppose further urban expansion into neighboring rural and agricultural
lands.
1. Retain the Nevin expansion denial
The proposed ordinance records the Council's denial of the agricultural de-designation and eastward Camas UGA
expansion for the Nevin property. Please retain that decision in the adopted ordinance and ensure the final
comprehensive-plan and zoning maps reflect it.

2. Limit growth induced by infrastructure
Please also address the potential for urban infrastructure to induce further growth beyond the adopted UGA. Any
infrastructure associated with the Grove Field expansion should have clearly defined service boundaries and
safeguards against facilitating urban development on surrounding rural lands. I oppose additional urban
expansion into this area and request a written explanation of the safeguards the County will apply.
3. Assess local and cumulative impacts
Before approving changes that could affect this corridor, please provide an assessment of local and cumulative
effects on traffic, rural road capacity and maintenance, stormwater, water resources, and wildfire evacuation. That
assessment should identify any anticipated effects on SE 296th Avenue and neighboring properties, together with
mitigation and funding responsibilities.
4. Confirm the status of the property
Please provide written confirmation of the current and proposed comprehensive-plan designation, zoning, and
UGA status for 1502 SE 296th Avenue, including whether this adoption package changes any of them. Please
identify any proposed road improvements or utility extensions that could affect the property or the SE 296th
Avenue corridor.
5. Implement voluntary conservation options
Finally, I support implementation of the voluntary Transfer of Development Rights program described in proposed
Policy 1.1.24. Please explain the implementation schedule, funding, and process for identifying eligible sending
areas, including whether this property or surrounding rural lands could qualify. Please identify other voluntary
conservation options available before that program becomes operational.
Please enter this comment into the record for Ordinance 2026-10-01 and confirm receipt.



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