



**Washington State  
Department of Transportation**

**Southwest Region**  
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Matt Hermen  
Clark County  
Public Works Department  
1300 Franklin Street  
P.O. Box 9810  
Vancouver, WA 98660

Re: Clark County—**CPZ2019-00029 Development Agreement Procedures**  
**Commerce Submittal ID 2019-S-256** – Addition of Section 40.550.030 to the Clark County  
Development Code

Dear Mr. Hermen,

We appreciate the opportunity to review and comment on the proposed code changes and additions. The Washington State Department of Transportation (WSDOT) requests to be included early in the development agreement discussions for all new and revised development agreements located in proximity to state transportation facilities, as well as, proposed developments with traffic volumes that could impact state transportation facilities. Discussions would ideally occur at the preliminary review stage, prior to Development Engineering Advisory Board (DEAB) meetings, County Council work sessions, or Planning Commission work sessions. WSDOT also like to be included in negotiations for any changes to existing or adopted development agreements.

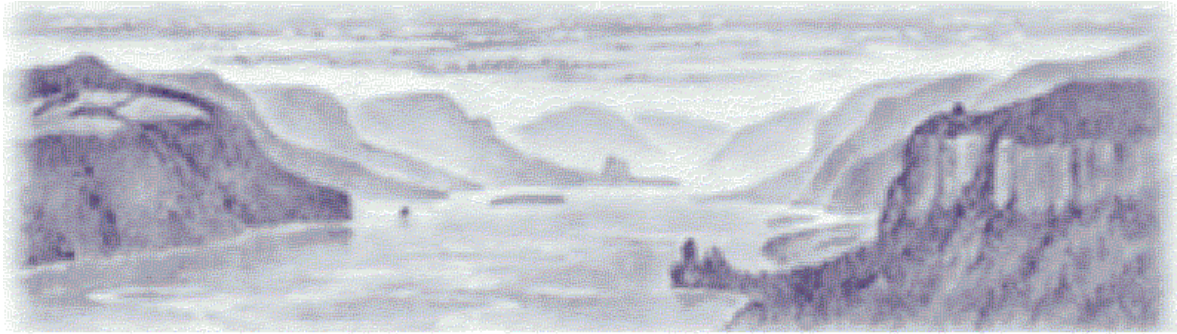
WSDOT will continue working to further the relationship with Clark County by focusing on collaborating with the County to ensure adequate parallel routes are planned and implemented in order to adequately serve local trips. The goal of this effort is to collaboratively work together to provide a seamless transportation network regardless of jurisdiction.

Thank you for providing the opportunity to comment on the proposed development agreements code addition. We appreciate the continued willingness for our agencies to work together as partners in developing Clark County's regional transportation system.

Sincerely,

Laurie Lebowsky  
Region Planning Director  
WSDOT Southwest Region  
11018 NE 51<sup>st</sup> Circle  
Vancouver, WA 98682  
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Cc: Ike Nwankwo-State of Washington Department of Commerce, Scott Langer-Assistant Regional Administrator for Operations and Planning WSDOT Southwest Region, Judith Perez-Multimodal Development Manager WSDOT Southwest Region



## FRIENDS OF THE COLUMBIA GORGE

*Via email to [oliver.orjiako@clark.wa.gov](mailto:oliver.orjiako@clark.wa.gov)*

August 12, 2019

Oliver Orjiako, Director  
Community Planning  
PO Box 9810  
Vancouver WA 98666-9810

**Re: CPZ2019-00029 Development Agreement Procedures**

Dear Mr. Orjiako:

Friends of the Columbia Gorge ("Friends") is a non-profit organization with approximately 7,000 members dedicated to protecting and enhancing the resources of the Columbia River Gorge. Our membership includes hundreds of citizens who reside in the six counties within the Columbia River Gorge National Scenic Area. Friends has reviewed the proposed changes to the Clark County National Scenic Area Ordinance ("CCC") and submits these comments. Please place these comments before the Planning Commission for its August 15, 2019 hearing and place Friends on the notice list for this matter.

The Development Agreement procedures implement the Washington Growth Management Act and must comport with state and federal law. Washington's ratification of the Columbia River Gorge Compact requires state and local agencies to comply with the Columbia River Gorge National Scenic Area ("NSA") Act. The Growth Management Act ("GMA") does not apply within the NSA so development agreements authorized under the GMA are not allowed in the NSA. To head off future misunderstandings and potential litigation over individual development agreements, **Friends asks that the proposed procedures be updated to explicitly make them inapplicable within the NSA.**

Thank you for the opportunity to comment.

Sincerely,

Steven D. McCoy  
Staff Attorney

Friends of the Columbia Gorge  
333 SW 5<sup>th</sup> Ave., Ste 300  
Portland, OR 97204