Clark County

20-Year Comprehensive Management Plan Review 2015-2035



2035 Employment Projection



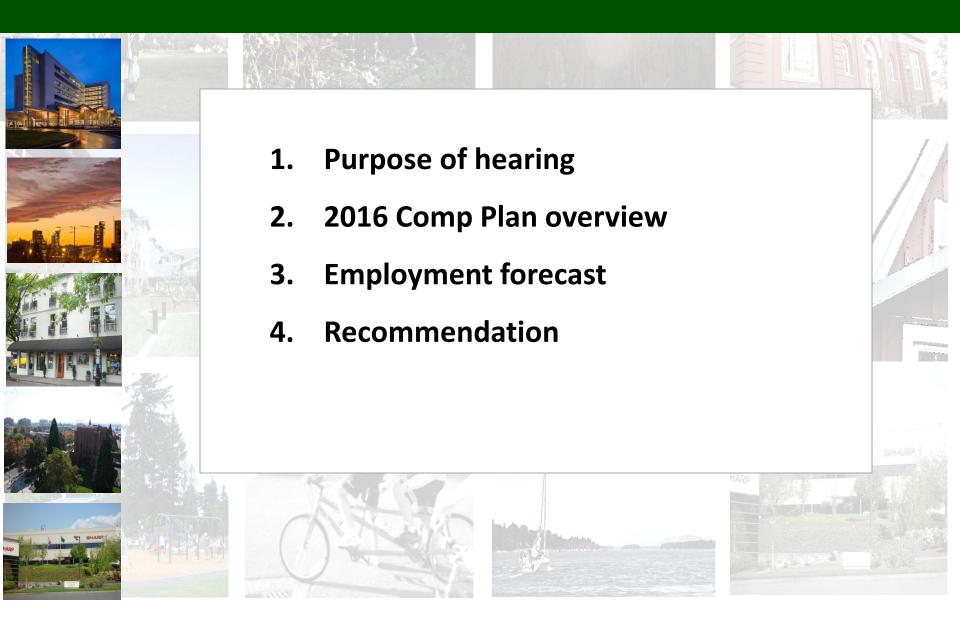








Agenda



Purpose of hearing











- BOCC to approve employment forecast for 2016 comprehensive plan update
- Discussions to date (2014):
 - February 26 BOCC WS Employment forecast
 - March 13 DEAB presentation
 - March 19 BOCC WS VBLM focus on employment lands
 - March 19 Responsible Growth Forum presentation
 - March 20 Stakeholder meeting

2016 Comprehensive Plan update











- GMA requirements: codified in RCW 36.70A
 - Legislative Findings
 - Public Participation
 - Mandatory Elements
 - Coordination & consistent with jurisdictions
 - Reviews and schedules
 - OFM Population Growth Projections

Next update due by June 30, 2016

2016 Comprehensive Plan Timeline

July-Dec. 2013

January 2014—December 2015

Jan-May 2016

PRE-PLANNING

VBLM Review
Preliminary Scoping Timeline
Public Participation Plan

DATA ANALYSIS

Public Review & Comment
Dept. of Commerce Checklist
20-year Population Range
Countywide Planning Policies
Regional Growth Trends &
Allocation

Buildable Lands Review
Land Use Technical Report
Housing Technical Report
Capital Facilities Technical
Report

Planning Assumptions

Transportation Technical Report

Environmental Technical Report

PLAN DEVELOPMENT

Public Review & Comment
SEPA Analysis & Public
Review

Urban Growth Area Review

Capital Facility Plan (CFP)

County Capital Facility & Financial Plan (CFFP)

VBLM Analysis

Land Use Transportation
Analysis Zone

Regional Travel Demand Analysis

Draft Comprehensive Plan Text

ADOPTION

Public Review & Comment

Department of Commerce

Review

Planning Commission Hearings

County Commissioner
Hearings

Issue Notice of Adoption

Clark County 20-year Employment Forecast









Clark County Approach:

- Plan for job growth although not required under GMA local policy decision
- The methodology used for employment growth in previous comprehensive plan processes include:
 - Washington State Employment Security Department's employment projections
 - Relationship to BOCC adopted Office of Financial Management
 Clark County 2035 population projection









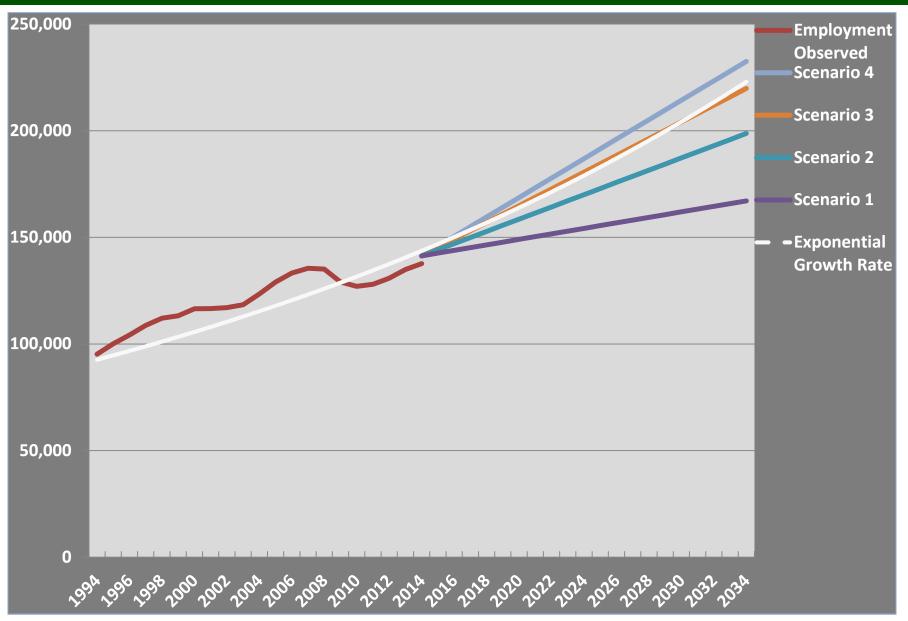


Sample Targets for Job/Housing Ratio 2015-2035

Scenario	Jobs/Housing Ratio	Total Nonfarm Jobs	Net Cross- County Commuters	Net New Jobs	Net Acreage Needed
1	0.79	167,100	77,700	25,700	1,370
2	0.93	195,600	49,100	54,300	2,903
3	1.04	219,800	24,900	78,500	4,800
4	1.10	232,500	12,200	91,200	5,700

Source: WA State Employment Security Department

Clark County Employment Trends with Scenarios



Source: WA State Employment Security Department

Stakeholder feedback











- 1. Acknowledge that the county's historical trend needs to change increase the number of jobs
- 2. Scenario 3 will increase the jobs per household ratio from 0.78 to above 1 and is a realistic goal
- 3. Scenario 4 may not be realistic it would require capital facilities needs that are beyond the community's capacity to afford
- 4. Recognition that the BOCC needs to select employment number for planning purposes followed by collaboration on strategies to improve community's competitiveness

Recommendation

