

Sophia Cassam

From: liz@allislandsappraisal.com
Sent: Monday, November 28, 2022 9:05 AM
To: Comp Plan Update
Cc: Sophia Cassam
Subject: Misleading map definition for Conservancy density
Attachments: Conservancy definition.jpg

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Hello County Planners,

I am writing to request a review of the Official Comp Map(s) regarding a misleading statement on the **NOTES** section regarding the land use designation **C = Conservancy = 1 unit per parcel of record unless publicly owned**. The use of "per parcel of record" implies that further division of the property is not allowed when privately owned. The contradiction is that many areas in this designation are indicated as zoned 1 per 5 acre density. Which one is it? 1 per 5 acre or one per parcel of record. No definition of "parcel of record" could be found in the SJC documents, but it clearly implies the existing TPN count. Maybe the comment was meant to be 1 unit per parcel of record **when publicly owned** – not **unless** publicly owned...???

I have had communication with DCD about this issue in the past (Colin Maycock) and did not find the resolution and explanation satisfactory.

7. Conservancy Lands (C).

a. Where no numerical density designation is assigned on the official maps a maximum

b. On publicly owned conservancy lands, the maximum allowable residential density is that necessary for land or park management), or for housing associated with an existi

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