



REALTORS® ASSOCIATION OF LINCOLN

Date: October 17, 2011

To: Lancaster County Commissioners and Lincoln City Council Members

From: REALTORS® Association of Lincoln

Re: LPlan 2040 – County Proposed Amendments

The REALTORS® Association of Lincoln supports the proposal to remove the 20 acre parcel size requirements from the LPlan 2040 in those areas under Lancaster County's jurisdiction. A presentation on the proposal was given to the Association by Commissioners Larry Hudkins and Bernie Heier and we are supportive of what they hope to accomplish with the amendments.

Removing this language from LPlan 2040 will not, by itself, change the existing zoning or subdivision requirements. The specifics of the changes, if any, to be made, remain for further public discussion and debate. The Association hopes to be involved in future discussion to create a reasonable and updated policy which takes into consideration the increasing value of agricultural land and the interest in having land remain in productive agricultural use.

The twenty (20) acre minimum parcel size results in sprawl and a greater likelihood that more, rather than less, land will be taken out of production for acreage development. The requirement makes Lancaster County uncompetitive with the counties on our borders. Further, because of the current cost, burdens and controls over the cluster development approval process, this option does little to remedy the problems caused by the 20 acre requirement.

Thank you for your consideration of the Association's position on the proposed amendments.

With regards,

A handwritten signature in cursive script that reads "Nicole D. Jensen".

Nicole D. Jensen
Executive Vice President
REALTORS® Association of Lincoln

Cc: Lincoln Planning Commissioners