

CERTIFICATE
ESTABLISHING THE DATE OF THE SPECIAL ELECTION
AT WHICH THE AMENDED FORM OF GOVERNMENT
SHALL BE PRESENTED TO THE ELECTORS OF
REXFORD, MONTANA

The amended form of government proposed by the Rexford Local Government Study Commission shall be submitted to the voters of Rexford at a special election to be held with the primary election on June 4, 1996.

We, the Study Commissioners of the Town of Rexford do hereby certify that this is the date of the special election approved by the Rexford Local Government Study Commission.

SEAL

In testimony whereof, we set our hands.

Done at Rexford, Montana this ___ day of _____, 1996.

ATTEST: _____
Claudia Evans, Town Clerk

Leo O'Brien

Marilyn McKenzie

Richard Payton

Chair

Guidelines

Based on the collective experiences of the four counties examined in the case studies, the following are general guidelines for structuring a public participation process around land use planning issues.

1. Build a constituency. Some counties, like Teton County, Wyoming, may experience a ground swell of public support for planning, due to development pressures and growth rate. However, many counties entering the planning process may be at the front end of growth related problems. In this case an information/education campaign is a necessary starting point. As one planning board member noted, it is important to cross-reference the county's perceived problems with those of local residents; "A lot of residents didn't feel that there was a problem, so nothing was going to be fixed. Their lives were going to be made more complicated by more regulation". Groundwork must be laid to establish a common understanding of the problem. Develop presentations, slide shows, tours, and press releases based on what is happening locally. Vocal advocates of the planning process can be the best defense against last minute opposition.

2. Identify the major stakeholders. Who will be most impacted by the plan/regulations? Are there segments of the population whose support is crucial to the success of the planning effort? These groups need to be identified, and brought into the process early on. As one Teton County, Idaho planning activist noted, "If you don't get all the major players at the table, somebody's going to shoot it down." A common lament in many planning efforts is either the lack of public attendance at meetings, or representation- "we always hear from the same people"; Merely holding open public meetings will not ensure that you hear from all the "major players". A task force, or citizen committee is one way to bring stakeholders into the process. It is crucial to select people who have the trust of the group they represent. Survey work is also an important component of finding out what the "community" thinks, vs. the opinion of those who come to meetings.

3. Anticipate who might oppose the planning process. A Teton County, Idaho resident came up with the following questions/checklist, which mirror the advice of several other counties:

- What groups of residents might oppose planning and zoning?
- What are their concerns and fears and are they valid?
- How might the plan/regulations be structured to mitigate or even eliminate their causes for concern?
- Can present opponents be convinced that the benefits of the plan/regulations outweigh any detriments to them? How can this be accomplished? What arguments are most influential?
- How best can the opponents of planning be brought into the process so that their concerns/fears are considered and dealt with?

These issues need to be addressed early in the planning process. If delayed until the end, when opponents often become the most vocal, the level of mistrust will have grown to a point where communication becomes difficult.

4. Addressing County Diversity. Economies, landscapes, growth pressure, and values differ regionally within a county. If a blanket approach is used, the planning process may fall victim to the lowest common denominator syndrome. This is the minimum level of regulation palatable to the county as a whole. These minimum regulations do not meet the needs of high growth areas in the county. Conversely, regulations designed for portions of the county under high development pressure may not be appropriate for less