

Sophia Cassam

From: Jeff Lehman <jllehman@earthlink.net>
Sent: Tuesday, September 12, 2023 8:51 AM
To: Jane Fuller; Cindy Wolf; Christine Minney
Cc: Mike Thomas; Norman Gollub; Sophia Cassam
Subject: Docket Request 23-0003 - Southwell

Dear San Juan County Council members,

I realize that you are likely on your way to the Docket Request briefing meeting this morning but thought you'd find the below interesting.

I recently asked ChatGPT to weigh in on some of the issues surrounding Docket Request 23-0003. Three simple questions were posed. Here are the responses:

ChatGPT Question 1: Should a 2.5 acre lot that is zoned RFF-5 on Lopez Island, WA, and outside the Urban Growth Area, be allowed to be split into two 1.25 acre lots?

ChatGPT Response: "Decisions regarding the subdivision of a 2.5-acre lot zoned RFF-5 outside the Urban Growth Area on Lopez Island, WA, should be made in accordance with local zoning regulations and land use planning policies. Zoning regulations and land use plans are typically designed to manage development in a way that aligns with the community's goals, environmental considerations, and infrastructure capacity. Whether or not the lot can be split into two 1.25-acre lots would depend on the specific zoning rules, ordinances, and comprehensive plans in place. Local authorities and planning commissions usually evaluate such requests to ensure they are consistent with established regulations and the broader community vision for development."

ChatGPT Question 2: Should the San Juan County WA County Council be asked to settle private land disputes between owners on Lopez Island, WA?

ChatGPT Response: "The San Juan County WA County Council is typically not responsible for settling private land disputes between individual property owners on Lopez Island or elsewhere. Land disputes of a private nature are usually resolved through legal channels, such as through the courts or through mediation services. Property owners should seek legal advice or mediation services to address and resolve their specific land disputes. The County Council's primary role is to establish and enforce land use regulations and policies, rather than mediating or settling private disputes."

Chat GPT Question 3: Should the County Council allow "spot zoning" to settle a family land dispute for a private individual on Lopez Island, WA?

ChatGPT Response: "The decision to allow 'spot zoning' to settle a family land dispute for a private individual on Lopez Island, WA, should be made in accordance with local zoning regulations, land use policies, and legal considerations. Whether or not spot zoning is appropriate in this context depends on various factors, including the specific circumstances of the dispute, potential impacts on the community, and compliance with existing zoning laws."

It's important for the County Council to carefully evaluate such requests, considering the broader implications, fairness, and adherence to established planning principles. However, the primary purpose of zoning regulations is to manage land use for the public interest rather than to settle private disputes. In cases of family land disputes, it may be more appropriate to seek legal advice, mediation, or alternative means of resolution that are separate from zoning decisions."

It's clear that even an inanimate natural language processing AI tool (ChatGPT) can suss out the correct answers here. They all point to a NO vote for Docket Request 23-0003.

Thank you for taking the time to consider this information.

Jeff

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