

From: [KATHLEEN CARL](#)
To: [LRO](#)
Cc: [Rep Kotek](#); [Rep Clem](#)
Subject: NO on HB2456
Date: Sunday, May 12, 2019 12:53:18 PM

Dear Chairperson Nathan and Members of the House Revenue Committee:

I am a co-owner of a 104 year old farm in Hubbard, Oregon. I believe the land use laws are supremely important to ensuring the importance of agriculture in all parts of Oregon and for our future food.

I realize that the agriculture and farm size in Eastern Oregon differs from that of the Willamette Valley. However, converting EFU land piece by piece into rural residential will absolutely affect those families left trying to run a farming or ranching operation. Noise, dust, farm machinery, and spraying will annoy neighbors and begin the breakdown of remaining farm operations. There are ancillary costs associated with developing housing in rural areas. Not only would this bill reduce the amount of income producing farm property, it would encourage traffic in areas that currently do not have highways and bridges that can handle a lot more vehicles.

Moreover, there are 4 other bills to help this economic zone that do not impinge on our land use system.

This bill, however, is just one more way for the state to slowly destroy our land use system.

Agriculture is supremely important to Eastern Oregon and is a huge economics engine. It must continue to be protected.

Recently, on February 28, the Oregon Supreme Court issued a ruling (<https://cdm17027.contentdm.oclc.org/digital/collection/p17027coll3/id/7122/rec/1>) in which they discussed the importance of preserving farm land in blocks. I believe the Court's words apply here. The ruling said (all underlines are mine)

“Thus, the legislature has declared that preservation of agricultural land, particularly in large blocks, is an important statewide policy and that limitations on urban expansion into, and alternative uses of, agricultural and forest lands are necessary and a matter of statewide

concern. The legislature's policy for dwellings on farm and forest lands, set out in another statute, similarly seeks to "[l]imit the future division of and the siting of dwellings upon the state's more productive resource land." p 44

I am writing to urge you to resist HB 2456 from moving forward. Oregon's land use laws have served us well over the past decades, but this bill would chip away at the protections provided by our current laws. Agriculture is a driving force for the economy in Eastern Oregon, and developing housing on productive farm land is not the way to improve the economy there. Surely there are sufficient areas that are not suitable for farming that can be developed.

Thank you.

Kathleen Carl

kathleenmantonc@comcast.net

503 798 5121