

HB 2645 STAFF MEASURE SUMMARY

House Committee On Agriculture and Natural Resources

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Meeting Dates: 2/11, 3/2

WHAT THE MEASURE DOES:

Exempts dog training facilities from state structural specialty codes. Defines "dog training facility" as a farm building used for dog training classes or testing trials in which no more than 10 persons are present at any one time. Authorizes incorporated cities to regulate dog training facilities within their boundaries. Establishes that a lawfully created unit of land remains a lawfully established unit of land following circuit court judgment that relocates the property line without regard to whether: 1) the relocated property line could have been established through procedures authorized by city or county; 2) either party subsequently relocates property line; or 3) any unit of land complies with minimum lot or parcel size. Requires applications for land use and zoning permits be decided based on relocated property lines. Prohibits requiring additional validating procedures or denying permits because of judicial boundary changes. Stipulates Act applies to relocation of property lines by judgement of a circuit court that were entered on or after effective date of Act. Declares emergency, effective on passage.

REVENUE: May have revenue impact, but no statement yet issued.

FISCAL: May have fiscal impact, but no statement yet issued.

ISSUES DISCUSSED:

EFFECT OF AMENDMENT:

No amendment.

BACKGROUND:

Oregon's Statewide Land Use Planning Goal 3, 'Agricultural Lands,' requires all agricultural lands to be inventoried and preserved by adopting exclusive farm use (EFU) zones. Certain nonfarm uses are also allowed on EFU-zoned lands. In 2019, the legislature passed House Bill 2106 allowing dog training classes or testing trials to be conducted outdoors or in farm buildings in existence on or before January 1, 2019 rather than January 1, 2013. ORS 92.017 establishes when a lawfully created lot or parcel remains a discrete lot or parcel and was last amended in 1993.

House Bill 2645 would exempt dog training facilities from state structural specialty codes and establish that lawfully created units of land remain lawfully established units of land following a judgment that relocates a property line, prohibiting the requirement of additional procedures for denying permits based on judicial boundary changes.