



March 20, 2023

Chair Kayse Jama  
Vice-Chair Dick Anderson  
Members of the Senate Housing and Development Committee

RE: Concerns regarding proposed SB 1051-2

Chair Jama & Members of the Committee:

As you know, Washington County is the second largest county in the state of Oregon, with a population over 600,000 people. Since 1990, the county's population has nearly doubled in size, most recently our population has grown at a rate equivalent to 19 people moving in every day. This rate of increased population has made us one of the most rapidly growing and most diverse county in the state. In working towards the development of more affordable housing, we know that there are many challenges to meeting housing needs. Planning is intended to be part of the process to find ways to develop what communities need, thinking in the long-term, and setting expectations. This includes identifying where cities will develop using urban growth boundaries and urban reserve processes.

However, SB 1051 with the -2 does not contemplate the intention behind the ordered use of lands in the urban growth boundary (UGB) and urban reserves. Urban growth boundaries are intended to provide an indication of where development will occur at the edge of a city and urban reserves indicate where the UGB will go next. Therefore, infrastructure planning focuses on building the capacity needed to serve the expected growth in the UGB. This means that our capital improvement plans contemplate the capacity that is needed to serve these areas and the financial planning that it takes to improve infrastructure meets that expectation. The -2 amendment would reorder improvements, not just for the city, but also for the other local governments that provide urban services and connect to new development, like Washington County. Our transportation facilities need to be planned to connect effectively and at a capacity to serve new development, and that work is required by the county cannot be done by another service provider as they remain under county's jurisdictional control.

In addition, if there is a need to reform the urban reserve process for smaller jurisdictions outside of Metro in Washington County, it is better to have a deliberate conversation that includes land use practitioners providing their experiences with the system to identify needed changes. Often, changes to land use laws that do not have this deliberate conversation miss the mark and leave local governments with another tool that does not work. That should include counties, especially the urban counties in the Metro region that have complicated urban unincorporated areas that have remained outside cities despite the intentions of land use laws.

Therefore, we respectfully request that the committee does not pass SB 1051 with the -2 amendment.

Sincerely,

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