

HB 3858 STAFF MEASURE SUMMARY

House Committee On Agriculture, Land Use, Natural Resources, and Water

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Meeting Dates: 3/26, 4/9

WHAT THE MEASURE DOES:

The measure clarifies that the remainder parcel of a lawfully established unit of land is still considered a lawfully established unit of land even if the remainder is not separately described in a deed or land sales contract, if one the following is true: (1) The subtracted unit of land was created in compliance with all applicable planning, zoning, and subdivision or partition ordinance and regulations, or (2) the subtracted unit of land was created by deed or land sales contract, if there were no applicable planning, zoning, or subdivision or partitions ordinances or regulations

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

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

ISSUES DISCUSSED:

EFFECT OF AMENDMENT:

No amendment.

BACKGROUND:

ORS 92.010 defines what constitutes a "lawfully established unit of land" under Oregon law. Parcels that were created before Oregon had established subdivision and land use planning laws must have been created by filing a deed or land sales contract. Commonly, while not specifically referenced in statute, the remainder parcels after such transactions were considered lawful, despite not technically being created by deed.