



March 7, 2025

Senate Committee on Natural Resources and Wildfire  
Oregon Legislature  
Salem, Oregon

Re: Support SB 78 Replacement Dwellings

Dear Chair Golden and Members of the Committee,

Oregon Coast Alliance is an Oregon nonprofit whose mission is protection of coastal natural resources, and working with coastal residents to enhance community livability.

We write you today in support of SB 78, concerning size of replacement dwellings on farm and forest land. ORCA supports this bill strongly: the size of replacement dwellings in forestlands on the coast, especially the north coast in Clatsop and Tillamook Counties, is a serious problem already, and is poised to become more so.

Replacement dwellings need to be **replacements**, not dramatically larger villas or country houses. Their presence reduces the farm and forest activity these lands are zoned for, and also pose major risks for wildfire, as well as placing pressure on inadequate rural infrastructure for roads, water and sanitary.

We urge you to support this bill, to bring replacement housing in line with the land use laws' intent, and close the loophole that allows large county mansions on our working farm and forest lands. That was never the intent of the original statute.

Thank you,

/s/ Cameron La Follette

Cameron La Follette  
Executive Director

