



11675 SW Hazelbrook Road | Tualatin, OR | 97062 | (503) 218 2580 | tualatinriverkeepers.org | info@tualatinriverkeepers.org

February 13, 2026

Dear Chair Broadman, Vice Chair McLane, and members of the committee,

My name is Kelsey Shaw Nakama and I am the Policy & Advocacy Director at Tualatin Riverkeepers (TRK). I am submitting this testimony on behalf of our board, staff, 350 members, and thousands of annual volunteers. TRK protects, restores, and expands recreational access to the Tualatin River watershed through advocacy and fostering broad community engagement. We envision a thriving Tualatin River watershed sustained by an engaged community who enjoys all of the benefits a healthy river system has to offer.

I am writing to you today because I am very concerned about Senate Bill 1586, the so-called "Oregon JOBS Act." This bill would bring 1,700 acres of world-class farmland, several rural creeks, and mature riparian areas that are classified as high-value habitat conservation areas into Hillsboro's Urban Growth Boundary (UGB) for industrial use. TRK opposes SB 1586 and any amendments that would still expand the Hillsboro UGB, regardless of acreage, because it undermines the statewide land use planning program, threatens the integrity and health of the Tualatin River watershed, and fails to take into account industrial land available within urban growth boundaries across the state.

TRK asks you to prioritize the health of our watershed and the integrity of our farmlands and vote no on SB 1586.

The 1,700 acres that SB 1586 seeks to bring into Hillsboro's UGB are rural reserves that the legislature committed to protect from urbanization until at least 2065 in 2014. Rural reserves are lands that are high value working farms and forests or have important natural features like rivers, wetlands, and floodplains. The rural reserve threatened by SB 1586 is critical to the overall health of the Tualatin River watershed. The natural permeable surfaces that dominate rural reserves allow for the regular recharge of the water table and our groundwater reserves with every rain and snowfall. The streams, riparian areas, and wetlands hold surface water, offering flood resilience, slowing erosion, and filtering new water as it enters the watershed. Additionally, these areas provide wildlife habitat for dozens of species of fish, birds, mammals, amphibians, reptiles, and insects.

When rural reserves are converted to industrially zoned land as proposed in SB 1586, they are compacted, filled, and paved over with impermeable surfaces. This process permanently destroys wetlands and riparian areas, and often results in channelized or buried streams. This valuable wildlife habitat is gone forever. The ecosystem services provided by the streams, wetlands, and riparian areas are annihilated. This results in increased erosion, flooding, and



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pollution in our watershed. The runoff from the newly paved industrial sites and the roads connecting them is especially concerning because of the likelihood that it will contain the contaminant 6-PPDq that comes from tire dust. This contaminant is acutely toxic to coho salmon, a protected species that is found in McKay Creek, which forms the western border of the 1,700 acre parcel.

In the Tualatin River watershed, the destruction of these areas also results in warmer water temperatures, which are particularly harmful to our sensitive river system and the salmon that return to our waters to reproduce. Warmer water not only damages our river system—it also increases the burden on our wastewater utility provider, Clean Water Services, which is responsible for monitoring and meeting the legally mandated Total Maximum Daily Load (TMDL) for temperature in the Tualatin River.

The 50-year promise of rural reserve designation was meant to reassure landowners so they could invest in their farming operations and to protect significant natural features like wetlands, rivers and their tributaries, riparian areas, and floodplains. Instead, nearly every year since that promise was made, the legislature has proposed to bring this land into Hillsboro's UGB, for one use or another. This does not provide reassurance that our lawmakers care about their farming constituents or about the health of the Tualatin River watershed, which provides most of the drinking water for Washington County.

Neither Oregonians in general nor Senator Sollman's constituents in particular want SB 1586 to become law. Thousands of Washington County residents and community partners have testified against the inclusion of this exact parcel into the UGB. There are thousands of acres—and many of those in large lots—across Oregon that are as well situated and with better infrastructure for these sorts of advanced manufacturing. Every jurisdiction outside Hillsboro—especially those elsewhere in Metro—will continue to see Hillsboro monopolize industrial development. This will happen not because Hillsboro is a better location or has a better workforce, but because they get unfair advantages from the legislature.

Hillsboro's recent track record with the free UGB expansions it has seen is damning. The last 2,000 acres of industrial land brought in under the Grand Bargain since 2014 are rapidly being filled with low-job and low-tax-revenue data centers that push our water and energy prices up and contribute very little in tax revenue. This is not economic development. Hillsboro's own estimates in a leaked memo show that the city would not break even on this proposed expansion for 34–35 years. That's pie-in-the-sky budgeting when the tech industry changes radically every few years, let alone every few decades.



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This is Senator Sollman's fifth attempt to use the legislative process to override her constituents' strong opposition to bring in this land for a variety of reasons that have not been justified. The last attempt to bring in hundreds of acres was met with strike lines outside city hall, meetings with overflow rooms to handle the number of people opposed to the land grab. Local groups lined up to sue the state over its broken promises. This much larger and much more spurious land grab will result in a proportionally larger response.

SB 1586 would irrevocably destroy 1,700 acres of Oregon's best farmland and important streams, wetlands, and riparian areas at a moment when we most need it. With a future that is uncertain in everything from imports to climate, we have to retain the ability to feed and care for our communities. This acreage and the farming systems and ecosystems it supports have been threatened for decades as we've replaced productive land with subdivisions and warehouses. This could be the tipping point where our county's second biggest industry, agriculture, will no longer be able to feed us or significantly contribute to the economy. As with water availability and the draw down of the Willamette River, electricity prices, and effects on other cities, the effects of this concept on the surrounding farmland have not been considered.

For all of these reasons and more, we ask that you vote no on SB 1586.

Thank you for your time,

Kelsey Shaw Nakama
Policy & Advocacy Director
Tualatin Riverkeepers