



Submitter – Philip H. Carver, Ph.D.
On Behalf of the 350 Salem Oregon
To the Senate Committee on Finance and Revenue
Hearing of Feb. 16, 2026

Greetings to Chair Broadman, Vice-Chair McLane, members of the Committee and staff.

350 Salem Oregon opposes SB 1586

350 Salem is a grassroots volunteer organization with hundreds of members advocating for a just transition to a renewable energy economy and for community-based resilience in response to the climate emergency.

As noted by Ethan Seltzer, Emeritus Professor of Urban Studies and Planning at Portland State University, and a former senior planner at Metro:

*Whether 1700 acres or 373 acres, this is a bad proposal and should be removed from what is otherwise needed legislation. This UGB amendment is wrong for several reasons: **No actual evidence has been provided by the proponents or by Metro to support the contention that this land is needed to meet any specific or forecast need** [emphasis added]. ...*

*Senator Sollman and Metro have stated that this returns planning authority to Metro when, in fact, **it uses an act of the legislature to make an end run around Metro's processes and analysis** [emphasis added]. If this is a restoration of authority it means that Metro, going forward, actually has none. Fourth, the current 373 acre proposal is based on arguments made several years ago when Intel was a more robust company and the future for semiconductor research and production in this region was similarly more robust. **Those conditions don't exist today**, [emphasis added] and to assert that this expansion is needed now based on that past work is simply false, ...*

***Fifth, Metro has no capacity to enforce any conditions placed on UGB expansions** [emphasis added].*

*If the intended uses do not materialize as described by proponents, then there will be tremendous pressure to use the land for more general urban purposes. This is something that we've seen time and again over the last 50 years, and in this case, **Metro***

*has never been able to make a conditioned UGB expansion stick [emphasis added]. One only has to look at the use of prime industrial land in Hillsboro for Top Golf, play fields, and data centers to conclude that **expecting lands like these to generate a wealth of highly paid jobs is little more than rhetoric** [emphasis added]. Land doesn't create good jobs, and we have land already inside the UGB for meeting the land need associated with good jobs.*

The protection against “stand-alone data centers” does not provide any protection at all. Data centers produce trivial numbers of jobs while straining water and electrical systems.

The testimony of Ron Bunch, another highly regarded urban planner and community development professional who served in senior positions with the cities of Tigard, Lake Oswego, and elsewhere, **offered and justified seven key reasons why SB 1586 should not be adopted.**

This is a dirty process (no pun intended). These issues should not be decided based on political pressure from people standing to make millions from conversion of land from agricultural to industrial. **If the land use process is broken FIX THAT!**

There are already 500 acres of undeveloped industrial land in Hillsboro and more around the state. The proponents have not demonstrated any real urgency. This run-around of the land use process is certainly not appropriate for a short session.

Please do not pass this bill out of committee.