

## SENATE AMENDMENTS TO HOUSE BILL 2753

By COMMITTEE ON ENVIRONMENT AND NATURAL RESOURCES

June 1

- 1 In line 2 of the printed bill, delete “section” and insert “sections 2 and”.
- 2 After line 3, insert:
- 3 “**SECTION 1.** Section 2, chapter 84, Oregon Laws 2010, is amended to read:
- 4 “**Sec. 2.** (1) As used in this section and section 3 [*of this 2010 Act*], **chapter 84, Oregon Laws**
- 5 **2010:**
- 6 “(a) ‘Guest lodging unit’ means a guest room in a lodge, bunkhouse, cottage or cabin used only
- 7 for transient overnight lodging and not for a permanent residence.
- 8 “(b) ‘Guest ranch’ means a facility for guest lodging units, passive recreational activities de-
- 9 scribed in subsection (6) of this section and food services described in subsection (7) of this section
- 10 that are incidental and accessory to an existing and continuing livestock operation that qualifies
- 11 as a farm use.
- 12 “(c) ‘Livestock’ means cattle, sheep, horses and bison.
- 13 “(2) Subject to the provisions of ORS 215.296 (1) and (2) and other approval or siting standards
- 14 of a county, a guest ranch may be established in an area of eastern Oregon, as defined in ORS
- 15 321.805, that is zoned for exclusive farm use **unless the proposed site of the guest ranch is**
- 16 **within the boundaries of or surrounded by:**
- 17 “(a) **A federally designated wilderness area or a wilderness study area;**
- 18 “(b) **A federally designated wildlife refuge;**
- 19 “(c) **A federally designated area of critical environmental concern; or**
- 20 “(d) **An area established by an Act of Congress for the protection of scenic or ecological**
- 21 **resources.**
- 22 “(3) The guest ranch must be located on a lawfully established unit of land that:
- 23 “(a) Is at least 160 acres;
- 24 “(b) Contains the dwelling of the individual conducting the livestock operation; and
- 25 “(c) Is not high-value farmland, as defined in ORS 215.710.
- 26 “(4) Except as provided in subsection (5) of this section, the guest lodging units of the guest
- 27 ranch cumulatively must:
- 28 “(a) Include not fewer than four nor more than 10 overnight guest lodging units; and
- 29 “(b) Not exceed a total of 12,000 square feet in floor area, not counting the floor area of a lodge
- 30 that is dedicated to kitchen area, rest rooms, storage or other shared or common indoor space.
- 31 “(5) For every increment of 160 acres that the lawfully established unit of land on which the
- 32 guest ranch is located exceeds the minimum 160-acre requirement described in subsection (3) of this
- 33 section, up to five additional overnight guest lodging units not exceeding a total of 6,000 square feet
- 34 of floor area may be included in the guest ranch for a total of not more than 25 guest lodging units
- 35 and 30,000 square feet of floor area.

1           “(6) A guest ranch may provide passive recreational activities that can be provided in conjunc-  
2           tion with the livestock operation’s natural setting including, but not limited to, hunting, fishing,  
3           hiking, biking, horseback riding, camping and swimming. A guest ranch may not provide intensively  
4           developed recreational facilities, including golf courses as identified in ORS 215.283.

5           “(7) A guest ranch may provide food services only for guests of the guest ranch, individuals  
6           accompanying the guests and individuals attending a special event at the guest ranch. The cost of  
7           meals, if any, may be included in the fee to visit or stay at the guest ranch. A guest ranch may not  
8           sell individual meals to an individual who is not a guest of the guest ranch, an individual accom-  
9           panying a guest or an individual attending a special event at the guest ranch.”.

10           In line 4, delete “1” and insert “2”.

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