

February 8, 2016

House Committee on Rural Communities, Water and Land Use  
Oregon State Capitol  
900 Court Street NESalem, OR 97301

Re: Opposition to HB 4079

Dear Chairman Clem and Members of the Committee:

My name is Kathleen Carl. I am part of a family farm in Hubbard, Oregon which just last year celebrated 100 years of operation. The 4th generation is running it, while the 5th is living there also.

I oppose HB 4079. Although I believe in affordable housing, I think this bill is an attempt to go around the land use laws that have helped maintain farm lands and forests and the beautiful vistas we have.

First—and to me the most important— is that our state has a process for cities to expand their UGB. This is being circumvented. Cities need to make affordable housing a part of their plan, not ask for illegal farm land expansions. In addition, this bill would even not follow the “priority of lands statute.” In our state agriculture is the number two industry, and I believe we should cherish and protect that.

Second, the bill does not say that all the land should be for affordable housing. It is a scam for homebuilders, and it takes away from meaningful affordable housing actions within the city and its UGB. Cities need to make zoning changes within their UGB to provide housing for the elderly, the single heads of households, and the lower income workers so that they can live close to services and easily get to jobs and shopping.

Save our farm land and follow the rules. Affordable housing should be part of our cities' long term plans and not spur of the moment experiments backed by home builders.

Sincerely,

A handwritten signature in cursive script that reads "Kathleen Carl".

Kathleen Carl  
PO Box 13604  
Salem, Oregon 97309