

**HB 2095 A STAFF MEASURE SUMMARY**  
**House Committee On Agriculture and Natural Resources**

**Carrier:** Rep. McLain

**Action Date:** 03/23/17

**Action:** Do pass with amendments. (Printed A-Eng.)

**Vote:** 8-0-1-0

**Yeas:** 8 - Barreto, Clem, Esquivel, McKeown, McLain, Power, Smith DB, Sprenger

**Exc:** 1 - Witt

**Fiscal:** Has minimal fiscal impact

**Revenue:** No revenue impact

**Prepared By:** Misty Freeman, LPRO Analyst

**WHAT THE MEASURE DOES:**

Allows metropolitan service district to revise determination and analysis of sufficient buildable lands for purpose of expanding urban growth boundary (UGB) on single occasion, three years after completing its most recent review. Applies only when a city within the metropolitan service district proposes development that would provide needed housing and would require expansion of UGB into urban reserves adjacent to that city. Limits UGB expansion under such revision to 1000 acres or less. Stipulates that metropolitan service district (district) may not revise determination and analysis of sufficient buildable lands as allowed in the measure until district has entered into intergovernmental agreement, has designated rural and urban reserves with each county located within district and has acknowledgement from Land Conservation and Development Commission of rural and urban reserve designations. Requires district using this revision to adopt urban growth boundary (UGB) expansion within four years of completing most recent demonstration of sufficient buildable lands. Exempts district from boundary location requirements in statewide land use planning goals relating to urbanization if expanding UGB according to these rules.

**ISSUES DISCUSSED:**

- History of Metro regional government
- Current statutory process for expanding urban growth boundary
- Task force proposal for mid-cycle review
- Status of Metro and county process of designating urban and rural reserves

**EFFECT OF AMENDMENT:**

Stipulates that metropolitan service district (district) may not revise determination and analysis of sufficient buildable lands as allowed in the measure until district has entered into intergovernmental agreement, has designated rural and urban reserves with each county located within district and has acknowledgement from Land Conservation and Development Commission of rural and urban reserve designations. Requires district using this revision to adopt urban growth boundary (UGB) expansion within four years of completing most recent demonstration of sufficient buildable lands. Exempts district from boundary location requirements in statewide land use planning goals relating to urbanization if expanding UGB according to these rules.

**BACKGROUND:**

Every six years, a metropolitan service district is required to complete an inventory of the supply of buildable lands within the urban growth boundary, determine the housing capacity of those lands, and conduct an analysis of housing needs for the next 20 years (ORS Chapter 197). Metro, which serves as regional government for Clackamas, Multnomah and Washington Counties, is the only metropolitan service district in the state of Oregon.

This Summary has not been adopted or officially endorsed by action of the committee.

## **HB 2095 A STAFF MEASURE SUMMARY**

House Bill 2095A would allow Metro to bring up to 1,000 acres of residential land into the urban growth boundary (UGB) mid-way through the six-year cycle prescribed by statute for assessing housing and land needs, upon the request of a city within the metropolitan service district and in order to develop housing. The measure specifies that Metro may not use the mid-cycle process until the rural and urban reserves process is complete and acknowledged by the Land Conservation and Development Commission, and the revision of the UGB must take place within four years of completing the most recent demonstration of sufficient buildable lands. The measure exempts Metro from boundary location requirements in statewide land use planning goals, if the UGB is expanded according to this process.