

HB 2106 B STAFF MEASURE SUMMARY**Carrier:** Sen. Dembrow**Senate Committee On Environment and Natural Resources****Action Date:** 05/23/19**Action:** Do pass with amendments to the A-Eng bill. (Printed B-Eng.)**Vote:** 4-0-1-0**Yeas:** 4 - Bentz, Dembrow, Prozanski, Roblan**Exc:** 1 - Olsen**Fiscal:** Has minimal fiscal impact**Revenue:** No revenue impact**Prepared By:** Beth Patrino, LPRO Analyst**Meeting Dates:** 5/9, 5/23**WHAT THE MEASURE DOES:**

Allows dog training classes or testing trials to be conducted outdoors or in farm buildings in existence on January 1, 2019, for the purposes of permitted uses on lands zoned for exclusive farm use in counties that have adopted marginal lands provisions under ORS 197.247 (1991 edition). Authorizes a county to approve no more than five additional one-year extensions for a permit for a proposed residential development on agricultural or forest land outside of an urban growth boundary or under county legislation or regulation if: the applicant makes a written request prior to the expiration of an extension; the applicable residential development statute has not been amended following the approval of the permit; and an applicable rule or land use regulation has not been amended following the issuance of the permit, unless allowed by the county, which may require that the applicant comply with the amended rule or land use regulation. Exempts amendments made by Enrolled House Bill 2225 (2019) from condition allowing permit extensions if applicable residential development statute has not been amended following approval of the permit. Declares emergency, effective upon passage.

ISSUES DISCUSSED:

- Change of date would allow dog training or testing trials to be conducted in farm buildings built from 2013 - 2018 and would apply in Lane and Washington counties
- Extensions for permits to build dwellings on agricultural or forest lands outside of urban growth boundaries

EFFECT OF AMENDMENT:

Authorizes a county to approve no more than five additional one-year extensions for a permit for a proposed residential development on agricultural or forest land outside of an urban growth boundary or under county legislation or regulation if: the applicant makes a written request prior to the expiration of an extension; the applicable residential development statute has not been amended following the approval of the permit; and an applicable rule or land use regulation has not been amended following the issuance of the permit, unless allowed by the county, which may require that the applicant comply with the amended rule or land use regulation. Exempts amendments made by Enrolled House Bill 2225 (2019) from condition allowing permit extensions if applicable residential development statute has not been amended following approval of the permit. Declares emergency, effective upon passage.

BACKGROUND:

Oregon's Statewide Land Use Planning Goal 3, 'Agricultural Lands,' requires all agricultural lands to be inventoried and preserved by adopting exclusive farm use (EFU) zones. Farm uses allowed on EFU-zoned lands include: raising, harvesting, and selling crops; feeding, breeding, managing, and selling certain animals; and preparing, storing, and disposing of products and by-products raised on these lands. Certain nonfarm uses are also allowed on EFU-zoned lands.

HB 2106 B STAFF MEASURE SUMMARY

House Bill 2106B would allow dog training classes or testing trials to be conducted outdoors or in farm buildings in existence on or before January 1, 2019, rather than January 1, 2013 as currently required, for the purposes of permitted uses on EFU-zoned lands in Washington and Lane Counties. The measure also authorizes counties to approve no more than five additional one-year extensions for a permit for residential development on agricultural or forest land outside of an urban growth boundary.