

Submitter: Dominic DiPaolo

On Behalf Of:

Committee: Senate Committee On Housing and Development

Measure, Appointment or Topic: SB1522

I strongly oppose SB 1522, particularly the 11th hour amendment that removes protections for farm and forest lands when designating urban reserves prior to expanding urban growth boundaries, and I urge the Oregon senators to vote no in this bill. I am a resident on Ashland Oregon and have lived on the edge of the city limits for nearly two decades. The city of Ashland decided to end its designation of Urban Reserves some years ago. In just the last ten years I have seen the development of small lot rural residential development and a number of proposals for industrial uses on EFU lands, including one for a 6 acre solar farm recently approved by Jackson County, on these properties previously designated as Ashland's Urban Reserve. These changes in land use have occurred under existing land use regulations and greatly inhibit, complicate, and preclude the future addition of these properties to the Ashland's Urban Growth Boundary for single family and higher density residential development, the logical and ultimate intended use for these properties previously decided through a democratic process. Loosening or removing farm and forest protections on land in Urban Reserves fundamentally undermines the spirit, purpose and function of Oregon's Land Use system and Senate Bill 100 by preemptively allowing higher intensity development on lands that Oregon's cities and towns have identified to accommodate their responsible and well planned growth and encourages sprawl development to surround the existing urban footprint. Senate Bill 1522 is short sighted and is damaging to Oregon's unique character, way of life, and our robust and effectual land use systems. It should therefore be opposed.

Thanks you for reading my comments

Dominic DiPaolo

Ashland, Oregon