



Save Helvetia.org

Protecting Helvetia's farmland,
forestland and natural resources

13260 NW Bishop Road
Helvetia, OR 97124
503.647.5334

August 5, 2014

RE: Proposed Ordinance 785

Washington County Board of Commissioners
155 North First Ave
Hillsboro, OR 97124

Save Helvetia welcomes the opportunity to provide input on Washington County's proposed Ordinance No. 785. After reviewing the proposed Ordinance 785 from staff dated July 28, we have the following observations and concerns:

1. HB 4078 protects farms south of US-26 because roads are NOT in the UGB

- Roads surrounding the UGB south of US-26 are *NOT* in the UGB because the intent of HB 4078 is to protect the farmland in rural reserves and act as a buffer to the planned urban activities inside the new UGB.
- Roads surrounding the UGB north of US-26 are *INSIDE* the UGB (Helvetia Road, West Union Road, Groveland Drive), with the UGB (and urban services) going all the way across the road to the edge of rural reserves.

2. Why is this an issue?

- Circumstances have changed with HB 4078: Lands on the west and north of these roads north of US-26 are now in rural reserves for 50 years or so
- Streetlights and sidewalks on the rural, farming side of these roads are harmful to farming activities (see comments submitted previously)
- HB 4078 recognizes the need for a buffer and protects the farms south of US-26 by having roads be rural
- We now have a situation where the farms on the south of US-26 are protected MORE than the farms north of US-26

3. Consistency in applying the principles of HB 4078 should be a priority. Here is Rep. Clem's perception of the intention of HB 4078 regarding roads:

Rep Clem <rep.brianclem@state.or.us>

Sun, Aug 3, 2014 at 1:24 PM

To: Ben Unger <bunger503@gmail.com>

Cc: Cherry Amabisca <cherryamabisca@gmail.com>, Rep Clem <rep.brianclem@state.or.us>, Rep Gallegos <rep.joegallegos@state.or.us>

We ended up putting all the roads and creeks by default into the rural reserves with the caveat that where they abut a ugb boundary the urban side would still be able to connect into the ugb area and do some improvements on their half of the road to ensure safety but they couldn't go to the other side of the road. We were going to go with middle of the road everywhere to try and ensure this same outcome but at the last moment decided to default to rural with the caveat.

BC

Representative Brian Clem. HD21

H-284, State Capitol - Salem, OR

(503) 986-1421 - Office

4. You have the ability to apply this same interpretation of farm protection to the roads and streams north of US-26.

There is nothing in HB 4078 that prevents you from doing that. We hope that your goal is the same as ours: to protect farmland north of US-26 to the same extent that it is now protected south of US-26.

Respectfully,

Cherry Amabisca for Save Helvetia

amabisca@helvetia.us

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Ordinance 785 con't

A corollary concern:

UGB going north of US-26 to include Groveland Drive (Exhibit 2, page 1 of 7)

This map shows the UGB going to the north side of US-26, appearing to include Groveland Drive as urban and right up to the edge of the rural reserve farmland. Further west, it jogs south to show the UGB line on the south side of US-26. Per the language of HB 4078, the UGB should stop south of the highway that forms the boundary between rural reserve or undesignated and UGB. We are concerned that by expanding the UGB to the north of US-26 AND designating Groveland Drive as an *urban* road, we are jeopardizing the newly designated rural reserve farmland adjacent to Groveland Drive.

http://www.co.washington.or.us/LUT/Divisions/LongRangePlanning/upload/785_BCC_Packet_080514_SM.pdf

Respectfully,

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