

August 6, 2009

To: Multnomah County Planning Commission

From: Metropolitan Land Group

Re: Request for Urban Reserve Candidate Designation

Dear Planning Commissioners,

The attached letter and corresponding maps were submitted to the Multnomah County Citizen Advisory Committee (CAC) at their July 23, 2009 meeting. The attached materials address the Lower Springville Road area found within subarea 7.1. Specific discussion of the Urban Reserve factors pertaining to this area is provided. Also, you will find within these materials a proposed addition to the Lower Springville Road area.

First and foremost, we would like to show our support for the East Bethany/West Forest Park planning effort and would ask that you consider the area that encompasses this effort as an Urban Reserve candidate. We believe that the goals and objectives set forth by the East Bethany/West Forest Park plan are ones that the Region should aspire to. The provision of urban capacity coupled with the acquisition of a tremendous addition to the public realm, these are both positives not just for Multnomah County, but for the entire Region.

As previously stated, the attached document addresses the Lower Springville Road area found within subarea 7.1 only. We have chosen to address this specific area, as it has been identified by the CAC as having the “highest suitability” for urbanization if the County chooses to identify an Urban Reserve area on the west side.

Thank you for considering our remarks. Should you have any questions regarding the information contained herein feel free to contact me at (503) 597-7147.

Matt Wellner
 Tri-County Investments
An affiliate of Metropolitan Land Group

July 20, 2009

To: Multnomah County Urban and Rural Reserves CAC

From: Metropolitan Land Group

Re: Request for Urban Reserve Candidate Designation

Dear Citizen Advisory Committee Members,

In February of 2009, Metropolitan Land Group submitted correspondence that addressed the Urban Reserve factors as they pertain to a specific parcel found within the NW Hills area. That property is also found within what has been referred to as the Lower Springville Road area of subarea 7.1. Within this correspondence we have revised our responses to the Urban Reserve factors to address the larger Lower Springville Road area, rather than a specific parcel.

Attached to this document you will find three maps. The first shows the location of the Lower Springville Road area in relation to the North Bethany planning area, the Bethany Town Center and PCC Rock Creek. The second map is a draft copy of the June 2009 North Bethany concept plan, which is part of Ordinance 712, and currently before the Washington County Planning Commission. The final map shows existing sewer and water infrastructure within the vicinity of the Lower Springville Road area; this map also identifies some adjacent infrastructure planning projects that are relevant to future urbanization.

Within the attached maps you will find a proposed addition to the Lower Springville Road area that extends to the east. We propose the addition of this area for several reasons:

1. The area could reasonably be developed in compliance with Title 11 requirements
2. The area is conflicted for farming
3. The area is largely not used for forestry purposes
4. Urban services can reasonably be extended to the area
5. Topographic conditions will allow for reasonable development

Factors for Designation of Lands as Urban Reserves – OAR 660-027-0050

- 1. Can be developed at urban densities in a way that makes efficient use of existing and future public and private infrastructure investments;***

RESPONSE: The topography found within the Lower Springville Road area is highly accessible for many kinds of urban development and could be built at virtually any reasonable suburban density. With the impending development of North Bethany a significant infrastructure investment is anticipated. Existing adjacent development to the south has been required to construct improvements which can service the area.

Metro's Title 11 requirements mandate an average minimum of 10 units per net residential acre within a new urban planning area. Based upon minimum compliance with this requirement, we anticipate that an urban density of approximately half the size of North Bethany can be developed within the Lower Springville Road area. Future urbanization at required densities will further utilize the existing and planned investments, resulting in the more efficient use of dollars that have already been spent.

2. Includes sufficient development capacity to support a healthy economy;

RESPONSE: A healthy economic environment already exists within walking distance to commercial and institutional facilities and services. The Lower Springville Road area is less than 3500 feet from the Bethany Town Center and is located along a trail system providing direct public pedestrian access. Identification of the Lower Springville Road area as an Urban Reserve will be a positive step in ensuring the long term health of this existing economic center.

We ask that you reevaluate the ranking provided by Staff as the provided ranking does not recognize the benefits of supporting the existing commercial center.

3. Can be efficiently and cost-effectively served with public schools and other urban level public facilities and services by appropriate and financially capable service providers;

RESPONSE: Significant public investments have been made in existing Bethany, are currently being made in North Bethany, and are planned for the future of the area. The Beaverton School district has acquired properties in North Bethany for the construction of three new school facilities, one of which is currently under construction (Brugger Elementary). A second school district acquisition within North Bethany can be found immediately adjacent to the Lower Springville Road area. All three facilities are planned for as many as 750 students. It is important to recognize that future school facilities can be planned within the Lower Springville Road area, parcels do exist within that can support elementary through high school facility sizes.

Bethany area service providers are fully engaged in the design of facilities to service current area urbanization. As North Bethany becomes a reality, transportation facilities will be expanded and in many instances sewer and water infrastructure will become more readily available.

The focus of Urban Reserves near newly urbanizing areas such as North Bethany will ensure not only that those public and private investments are used more efficiently, but also that newly constructed infrastructure is used more efficiently throughout the entirety of its service life.

4. Can be designed to be walkable and served with a well-connected system of streets, bikeways, recreation trails and public transit by appropriate service providers;

RESPONSE: Future urbanization of the Lower Springville Road area will provide an ideal opportunity to expand upon the existing and planned trail network. Expansion upon this network will provide direct pedestrian and bicycle access to the Bethany Town Center and to local parks and institutional facilities (PCC Rock Creek/THPRD Sports Complex). Other walkable destinations will ultimately be found in North Bethany, including a proposed civic center, a mixed use town center, and a park block area for community gathering.

Trail network expansion will be a tremendous benefit for future residents of the Lower Springville Road area and for all area residents within the existing and future urbanized areas of Greater Bethany. This area lies at the confluence of a Regional trail network. Future urbanization will provide a tremendous opportunity to expand upon and provide greater access to this very important Regional asset.

5. Can be designed to preserve and enhance natural ecological systems;

RESPONSE: The natural ecological system found within the Lower Springville Road area will be preserved and enhanced through the implementation of solid planning principles and mandated protection measures. Protection of the ecological system means the natural resources must be at the forefront of area planning. Extensive federal, state and local regulations come into play immediately when an area has been identified for urbanization. These regulations are not optional, they are requirements. Also, these regulations are not limited to basic protection through the use of buffers. More often than not, enhancement must be performed within a natural resource area, and public acquisition of enhanced areas is often a logical step.

The preservation and enhancement of the natural ecological system will play a key role in the planning work for urbanization of the Lower Springville Road area. Compliance with federal, state and local regulations is not optional, but a requirement of future urbanization within the Lower Springville Road area.

6. Includes sufficient land suitable for a range of needed housing types;

RESPONSE: Planning for the Lower Springville Road area will generate an overall plan density average of approximately 10 units per acre, which will result from a varying range of zoning districts. Within this range, a variety of single and multi-family housing types will be allowed. This is consistent with how residential housing types have been implemented throughout North Bethany.

The Lower Springville Road area can be planned in a manner consistent with the North Bethany plan, as the existing landscape and market demands are very similar.

7. Can be developed in a way that preserves important natural landscape features included in urban reserves; and

RESPONSE: Within urban areas, significant protection and enhancement measures are required for natural resources. Many of these measures are typically not found in a rural fabric. Natural resources found within an urban environment benefit from a higher level of protection resulting from local, state and federal regulations that do not apply in a rural setting. In addition, within an urban setting there is a much higher potential for public ownership of these protected areas.

As previously stated, future urbanization within the Lower Springville Road area will follow any and all applicable state, federal and local regulations with regard to natural landscape features. This is consistent with what can be found in North Bethany.

Preservation of natural resources within the Lower Springville Road area can be achieved in a manner consistent with the adjacent North Bethany plan. The North Bethany plan will enhance Natural Resource areas and provide a level of protection through acquisition and regulation much higher than what was in place as a rural setting.

8. Can be designed to avoid or minimize adverse effects on farm and forest practices, and adverse effects on important natural landscape features, on nearby land including land designated as Rural Reserves.

RESPONSE: Much of the land surrounding the Lower Springville Road area is identified by the Oregon Department of Agriculture (ODA) as conflicted for farming. Clearly, this does not mean that farming cannot occur here. What it refers to is the fact that there may be more suitable areas for farms to be located and that operations within conflicted areas may not be sustainable in the long run. Although we should be cognizant of the fact that farming does occur here, decisions should be more reflective of the information that has been provided by the ODA that identifies this area not as foundation or important, but as conflicted for farming.

As this area is largely conflicted, it does not seem logical to identify it as Rural Reserve for agricultural reasons. The question then becomes about the natural resource areas that make up this natural landscape. Impacts to natural resources can be avoided and/or minimized throughout the Lower Springville Road area, consistent with existing regulations for urban areas. Resource area enhancement and public acquisition can occur through an urban planning and development process. These regulations, which apply to urbanization, will protect the important existing landscape features.

There is definitely an opportunity here to identify an area for urbanization that is conflicted for farming and that is surrounded by other low priority agricultural lands. With all new urban areas, Metro requires concept planning prior to urbanization. Consistent with North Bethany, within the Lower Springville Road area, existing natural landscape features will be protected and enhanced for generations to come.

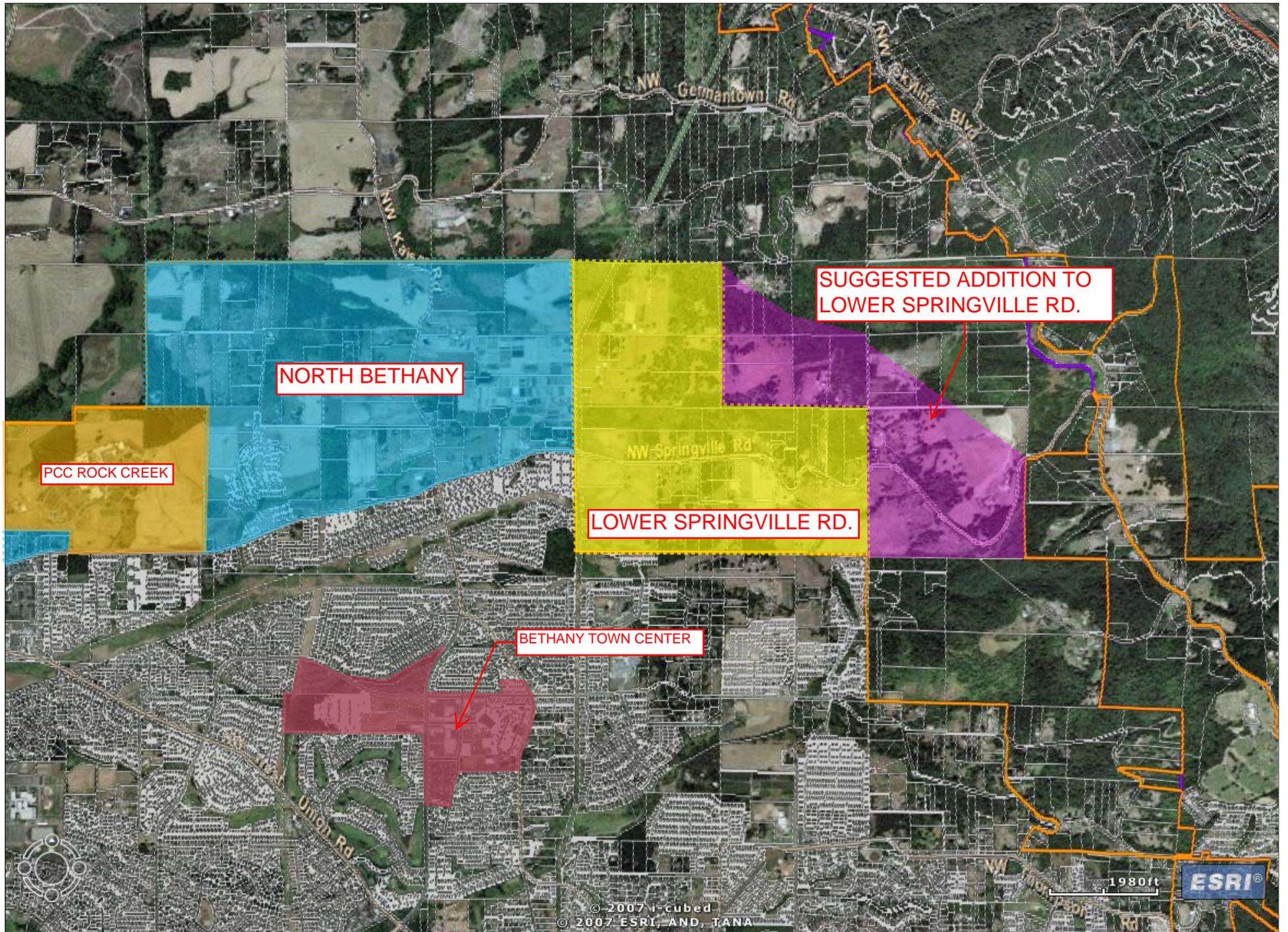
Conclusion

A primary goal of this Reserves process is to identify areas where public and private investments can be made in an efficient manner. The creation of Urban Reserves near areas where such investments are already in the planning stages and/or where they have already been committed is a logical step towards making the most efficient use of public and private investments.

The Lower Springville Road area should be considered a logical candidate for an Urban Reserve designation. As a new urbanizing area it will build upon existing and planned infrastructure investments. As well, it will provide added economic support for the growing Bethany Town Center, and it can be planned in a manner that expands upon an existing trail network while protecting existing natural landscape features.

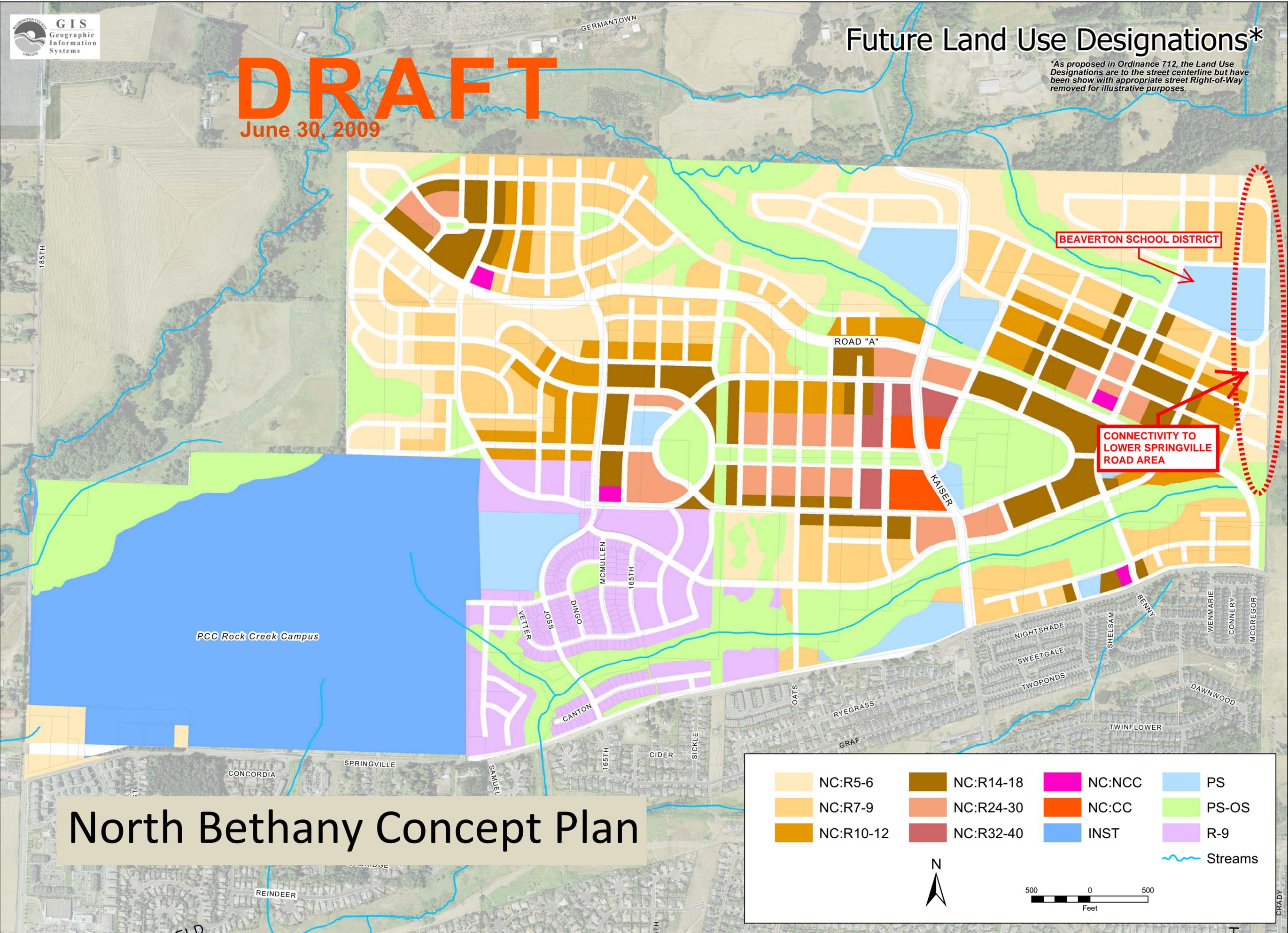
Thank you for considering our remarks. Should you have any questions regarding the information contained herein feel free to contact me at (503) 597-7147.

Matt Wellner
Tri-County Investments
An affiliate of Metropolitan Land Group



*As proposed in Ordinance 712, the Land Use Designations are to the street centerline but have been shown with appropriate street Right-of-Way removed for illustrative purposes.

DRAFT
June 30, 2009

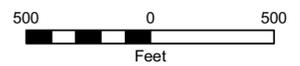


BEAVERTON SCHOOL DISTRICT

CONNECTIVITY TO LOWER SPRINGVILLE ROAD AREA

North Bethany Concept Plan

NC:R5-6	NC:R14-18	NC:NCC	PS
NC:R7-9	NC:R24-30	NC:CC	PS-OS
NC:R10-12	NC:R32-40	INST	R-9
			Streams



LOWER SPRINGVILLE ROAD SERVICES

LOWER SPRINGVILLE ROAD SERVICES

LEGEND



EXISTING PORTLAND WATER LINE IN SKYLINE BOULEVARD

LEGEND



NORTH BETHANY AREA WILL PROVIDE ADDITIONAL ACCESS TO FACILITIES AND SERVICES

NEW RESERVOIR SITE IN DESIGN WITH TVWD, WILL PROVIDE SERVICE BELOW 460' ELEV.

SALTZMAN ROAD EXTENSION PLANNING

NEW RESERVOIR SITE IN DESIGN WITH TVWD, WILL PROVIDE SERVICE BELOW 460' ELEV.

EXISTING CITY OF PORTLAND WATER LINE IN SKYLINE BOULEVARD

ONE EXISTING 10M GALLON RESERVOIR SECOND RESERVOIR UNDER CONSTR.

SALTZMAN ROAD EXTENSION PLANNING

NORTH BETHANY PLANNING AREA WILL PROVIDE ADDITIONAL ACCESS TO FACILITIES AND SERVICES

ONE EXISTING 10M GALLON RESERVOIR SECOND RESERVOIR UNDER CONSTR.

AREA 93

1697ft



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From: mdydesign@yahoo.com
Sent: Sunday, August 09, 2009 3:57 PM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: mdydesign@yahoo.com; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 8, 2009

To: Washington County Reserves Coordinating Committee
Metro Reserves Steering Committee
Tom Brian, Washington County Commissioner
Charlotte Lehan, Clackamas County Commissioner
Jeff Cogen, Multnomah County Commissioner
Kathryn Harrington, Metro Councilor
Multnomah County Reserves Citizen Advisory Committee

Cc: Metro Council
Washington County Board of Commissioners
Dave VanAsche, Washington County Farm Bureau
Mike Dahlstrom, Program Educator, Washington County
Patt Opdyke, CCI
Ted Wheeler, Multnomah County Commissioner
Deborah Kafoury, Multnomah County Commissioner
Judy Shiprack, Multnomah County Commissioner
Diane McKeel, Multnomah County Commissioner
Dennis Doyle, Mayor of Beaverton
Beaverton City Council
John Kinsky, Mayor of Banks
Jeff Tarte, Mayor of Cornelius
Richard G. Kidd, Mayor of Forest Grove
Rick Lorenz, Mayor of Gaston
Jerry Willey, Mayor of Hillsboro
David Hatcher, Mayor of North Plains
Sam Adams, Mayor of Portland
Keith Mays, Mayor of Sherwood
Craig Dirksen, Mayor of Tigard
Lou Ogden, Mayor of Tualatin

To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County. It is also the home to centuries-old migration paths and habitat sites for deer, elk, cougars, and a

variety of other wildlife, and contains many large stands of historic White Oak trees (a Metro habitat of concern).

The growth along Hwy. 26 needs to be controlled, the traffic is already a problem and adding new land for single family development is not the answer. Continue to build encourage density within the existing UGB and use that to preserve the little amount of farmland that is left. The existing office parks within the Hillsboro area are not nearly being used as it is....there is no need for this type of zoning currently. I can remember when Hillsboro used to be all farmland and how beautiful it was to drive out to the coast.

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Melynda Retallack
6925 N Philadelphia Ave
Portland, Oregon 97203
mdydesign@yahoo.com

From: stackofhay@gmail.com
Sent: Sunday, August 09, 2009 3:57 PM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: stackofhay@gmail.com; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
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Sam Adams, Mayor of Portland
Keith Mays, Mayor of Sherwood
Craig Dirksen, Mayor of Tigard
Lou Ogden, Mayor of Tualatin

To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County. The Helvetia area as is provides a quality of life to Washington county that can not be replaced or

duplicated. Please leave Helvetia and the surrounding area as they currently are.

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Michael P Lafferty
580 NE Amanda Pl
HILLSBORO, Oregon 97124
stackofhay@gmail.com

Monday, August 10, 2009

Jim Thayer
4252 SW McDonnell Terrace
Portland, OR 97239

Dear Multnomah County Planning Commission:

As a member of the Multnomah Citizen's Advisory Committee, I wish to congratulate both my fellow members of the commission and the staff for a valiant effort to deliver sound advice to the Multnomah Planning Commission regarding the future disposition of rural and urban reserves in Multnomah County. The outcome of the Commission's work was a nearly exclusive recommendation for rural reserves for every region studied.

Washington County, by contrast has recommended 34,000 acres as potential urban reserves. It would be hard to not see these recommendations as diametrically opposed. While I am not endorsing one outcome over another, such radically different recommendations cannot help our region arrive at a sensible middle ground, and it begs the question of whether the current process of recommending urban and rural reserves is flawed. Having participated in this process, I believe the Multnomah County CAC process was flawed in two respects.

1. The choice presented to the CAC was a stark contrast between rural and urban reserves. Despite requests for technical guidance from regional planners, there was no testimony presented by planners to the Multnomah County CAC regarding the use of environmental overlays to preserve precious natural assets in the study areas. Our choice was repeatedly presented as high density urban development on the one hand, and farm and forest preservation on the other hand. In the absence of any assurance that environmental overlays could be applied, or even stipulated as part of the recommendations, the CAC had no choice but to adopt a defensive posture with respect to the designation of lands as potential urban reserves - hence the lopsided recommendation.

While regional planners may have wished to refrain from interfering in the county deliberations, the reluctance to provide technical advice on this issue contributed to the perception that environmental overlays should not be considered. I am not suggesting that the Multnomah CAC's recommendations would have been radically different, but if the CAC members had been informed how environmental overlays could be applied to protect such important resources as the "wildlife corridor" more participants may have supported some urban reserve designations. One panel member expressed the dilemma in this way, "From the perspective of wildlife habitat, I will opt for agriculture as a competing use instead of development, even if it means clear cutting and hunting." Technical advice could have informed the CAC that our choice was not this stark, and I believe it could have produced a more measured set of recommendations. The absence of technical advice on this crucial question almost guaranteed the rejection of any urban reserve designation where natural resources were at stake.

2. The highly prescriptive approach to designating of urban and rural reserves proved to be very contentious. Intense debate over the relative importance of certain criteria over others nearly derailed the process on more than one occasion. Moreover this rigid process precluded any "scenario development" that could have considered visionary, out-of-the-box approaches.

Today Oregon's land-use system is under stress. The underlying assumptions of unending growth are questionable, and new trends in defining the urban form are being introduced. This is a time for us to consider ways to put county lands, which have languished for lack of a regional perspective, to better use.

One such vision could have supported the development of the first real regional park straddling the West Hills and could link the Tualatin Valley trail system to that of Forest Park. It could have provided a funding mechanism to acquire almost 1,000 acres of sensitive slopes as park land, and thus provide a basis for buffering the close proximity of development in North Bethany with nearby sensitive wildlife habitat.

While the outcome of the commission's work speaks for itself, I believe that the aforementioned flaws precluded the inclusion of a broader range of possibilities. Now is the time for county commissioners, and other elected officials to broaden this discussion so that we consider new initiatives that link our communities, without sacrificing our essential natural assets.

Jim Thayer
(Member, Multnomah County CAC)
Senior Associate, The Cadmus Group
Tel: (503) 467-7137
jim@thayers.org

From: Jane Hartline [lostlagoon@involved.com]

Sent: Sunday, August 09, 2009 6:17 AM

To: Reserves

Subject: Make Sauvie a rural reserve

As a 30+ year Sauvie Island resident and a sheep farmer, I strongly support the designation of Sauvie Island as a rural reserve.

I bought land here partly because the island was well-protected by strong land-use laws.

The tranquil beauty of the island is important, not only to the souls of those of us who live here, but also to the souls of the hundreds of metro area residents who visit here on weekends to buy their vegetables, ride their bikes, birdwatch and enjoy the peace and quiet.

Perhaps more importantly, as a major stop over on the Pacific flyway, the island is also extremely important to many species of waterfowl and songbirds. The private lands on the island are just as important to wildlife as the refuges. We've seen 116 species of birds on or from our property. The island also one of the last strongholds of Oregon's Western painted turtle, red-legged frogs and other animals on the state sensitive species list. Our property is home to or frequently visited by six species that are on this list.

Jane Hartline

Lost Lagoon Farm

14745 NW Gillihan Rd.

Sauvie Island, Oregon 97231

jane@lostlagoonfarm.com

From: Elaine Cuyler [elainedona@comcast.net]
Sent: Sunday, August 09, 2009 11:46 AM
To: Reserves
Subject: Sauvie Island

To me, the idea of Sauvie Island as a nature reserve is an excellent one. Portland continues to grow and the suburbs expand. We need to protect our natural areas for future generations. Sauvie Island is close enough to urban populations for them to learn about nature - flora and fauna. Please consider setting aside the majority of the island as a reserve. Thanks.

Elaine Cuyler
1115 SW King Ave.
Portland, OR 97205

From: belladonnapotts@yahoo.com
Sent: Sunday, August 09, 2009 3:56 PM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: belladonnapotts@yahoo.com; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 6, 2009

To: Washington County Reserves Coordinating Committee
Metro Reserves Steering Committee
Tom Brian, Washington County Commissioner
Charlotte Lehan, Clackamas County Commissioner
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Kathryn Harrington, Metro Councilor
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Mike Dahlstrom, Program Educator, Washington County
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Lou Ogden, Mayor of Tualatin

To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County.

I am a member of the CSA at Helvetia farm. This farm grows fresh organic produce that over 300 people, including myself, rely on. I live in Portland, but pick up my food when I am at work. This way I conscientiously am able to avoid contributing to unnecessary cost of shipping food because I believe in supporting our local economy. I implore you to carefully assess the extension of the UGB and Urban Reserves and what it would do to our farms and our ability to provide fresh food to our community.

It is also the home to centuries-old migration paths and habitat sites for deer, elk, cougars, and a variety of other wildlife, and contains many large stands of historic White Oak trees (a Metro habitat of concern).

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Donna Potts
4238 NE Going st
portland, Oregon 97218
belladonnapotts@yahoo.com

13260 NW Bishop Road
Hillsboro, Oregon 97124

August 9, 2009

Multnomah County Planning Commission
c/o Chuck Beasley, Senior Planner
Multnomah County Land Use Planning
1600 SE 190th Avenue
Portland, Oregon 97233

RE: Rural and Urban Reserves

Dear Multnomah County Planning Commission,

SaveHelvetia.org is a citizens' group dedicated to preserving all land north of Highway 26 as RURAL RESERVES. This land spans both Multnomah and Washington Counties. The land north of Highway 26, with its scenic countryside, fertile farmlands and forested wildlife corridor, provides a sense of place for the entire Metro region.

As of August 6, 2009, SaveHelvetia.org has received 121 letters (85 of them individually written) and 124 signed petitions for a total of 245 requests for RURAL RESERVE designation for land north of Highway 26.

These letters came from 42 **DIFFERENT** zip codes. Of these 42 zip codes, 20 came from **Portland**.

Excerpts from some of these letters are attached. They show a deep concern about urbanizing the land north of Highway 26 and express the desire to keep countryside close and accessible to the Portland Metro area.

Respectfully,

Cherry Amabisca
Steering Committee, SaveHelvetia.org

**Letters requesting land North of 26 be designated Rural Reserves
From the following zip codes
June 19, 2009 - August 6, 2009**

Outside of Oregon

30068	Marietta, GA
34601	Brooksville, FL
90808	Long Beach, CA
90814	Long Beach, CA
92009	Carlsbad, CA
93190	Santa Barbara, CA

Inside Oregon

97006	Beaverton	97321	Albany
97007	Beaverton (Aloha)	97385	Sublimity
97030	Gresham		
97045	Oregon City		
97049	Rhododendron		
97060	Troutdale		
97080	Astoria		
97106	Banks		
97123	Hillsboro		
97124	Hillsboro		
97133	North Plains		
97140	Sherwood		
97202	Portland	97225	Portland
97203	Portland	97227	Portland
97206	Portland	97229	Portland
97209	Portland	97231	Portland
97210	Portland	97236	Portland
97211	Portland	97239	Portland
97212	Portland	97267	Portland
97213	Portland	97281	Portland
97215	Portland		
97217	Portland		
97223	Portland		
97224	Portland		

Excerpts from letters received by SaveHelvetia.org

June 19, 2009 - August 6, 2009

“As a native Portlander, I just participated in Saturday’s Helvetia Half-marathon and enjoyed the sweet peace of the countryside, saw beautiful fields of produce, friendly, local people who were encouraging our efforts and letting us enjoy their environment, a quaint church, farm buildings and animals - all of the wonderful things of rural life that should be cherished and kept for the farmers to produce and all to enjoy! While I enjoy the city, I still also want to have the rural areas around, not just for my convenience, but also for those who want the rural life. Unfortunately, rural life may disappear if we do not pay attention to protecting it.” 97203 - Portland

“We have lived in Washington County for 10 years and really appreciate the fact that we have such a wonderful rural area so close to us. I am always amazed at the opportunities that I get to see wildlife so close to such a cosmopolitan city as Portland. It is truly a priceless asset that once made vulnerable, will be lost and unrecoverable. The green southwest face of these mountains, together with Helvetia’s farmlands, provide a valued view from the valley and Highway 26.” 97229 - Portland

“I belong to a CSA program that I value very much. Every spring-fall I get locally grown vegetables, harvested by my dear friends who share land. It’s an amazing relationship -one that I am proud to be part of. Please save the farmland for our future generations!” 97206 - Portland

“What beautiful countryside there is in Helvetia! I participated in the Helvetia Half Marathon and would hate to see the area affected by construction, industry and subdivision. Please keep it reserved as rural lands!” 97212 - Portland

“The Portland Metro area is one of the most beautiful urban areas in the whole United States. This is in large part due to the beautiful close-in farmland and rural areas. I’m convinced letting Helvetia become part of an Urban sprawl will destroy the beauty of the whole Portland Metro area. In my lifetime, I witnessed Denver, Colorado, change from a beautiful city, like Portland, to an ugly urban sprawl. Denver no longer has any close-in rural areas.” 97124 - Hillsboro

“My family and I participate in a CSA located in this area. We really appreciate being able to eat locally grown food and meeting the farmers that grow it. Once this rich farmland is lost, it can never be replaced. If we keep paving over our local farmland, then where will we obtain our food?” 97030 - Gresham

“I moved to Portland in part due to the proximity of wilderness areas and farmlands to the city. To me, this is one of the things that makes the Portland area stand out as a model of sustainable living.” 97227 - Portland

“I am a Hillsboro resident and thoroughly enjoy escaping the city limits and viewing farmland and rural countryside. Many studies have been conducted on the effects of urbanization and its effects on the human psyche. In a day and age where our youth and adults alike are plagued with depression and suicide, rural areas are required to maintain a level of sanity. Many of our fellow residents enjoy cycling through the roads of Helvetia, visiting its farms and just escaping from the gray and black of our asphalt-laden City, Washington County boasts of its “Country side of Portland” landscape. Let’s keep it that way. If you need a cityscape, go to Hillsboro, Beaverton, Tigard or Portland, but please leave Helvetia alone. I beg of you to help us maintain what IS important in this life. It’s not productivity, technology or expansion..... It’s peace, love, internal prosperity, nature, faith and family. Help us maintain what little bit of country and farmland there is left.” Iraq War Veteran - 97124 - Hillsboro

From: joconsolidate@gmail.com
Sent: Sunday, August 09, 2009 3:57 PM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: joconsolidate@gmail.com; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 8, 2009

To: Washington County Reserves Coordinating Committee
Metro Reserves Steering Committee
Tom Brian, Washington County Commissioner
Charlotte Lehan, Clackamas County Commissioner
Jeff Cogen, Multnomah County Commissioner
Kathryn Harrington, Metro Councilor
Multnomah County Reserves Citizen Advisory Committee

Cc: Metro Council
Washington County Board of Commissioners
Dave VanAsche, Washington County Farm Bureau
Mike Dahlstrom, Program Educator, Washington County
Patt Opdyke, CCI
Ted Wheeler, Multnomah County Commissioner
Deborah Kafoury, Multnomah County Commissioner
Judy Shiprack, Multnomah County Commissioner
Diane McKeel, Multnomah County Commissioner
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Beaverton City Council
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Richard G. Kidd, Mayor of Forest Grove
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Jerry Willey, Mayor of Hillsboro
David Hatcher, Mayor of North Plains
Sam Adams, Mayor of Portland
Keith Mays, Mayor of Sherwood
Craig Dirksen, Mayor of Tigard
Lou Ogden, Mayor of Tualatin

To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County.

It also provides a welcome contrast to the more urban industrial/commercial parts of Hillsboro where we work. It makes more sense to increase the density inside the boundaries, which also makes public transit more possible, than to extend the boundaries, pushing the rural further away and requiring more driving overall. This is the only place I have lived that has this system to protect its rural lands and keep sprawl from encroaching on everything in sight, and I have been grateful for it. We don't need to extend the boundaries to accommodate growth now, so let's not. Thank you.

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Beverly Cayford
13515 NW Jackson Quarry Rd
Hillsboro, Oregon 97124
joconsolidate@gmail.com

From: maryreichelt@msn.com
Sent: Friday, August 07, 2009 9:05 AM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: maryreichelt@msn.com; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 6, 2009

To: Washington County Reserves Coordinating Committee
Metro Reserves Steering Committee
Tom Brian, Washington County Commissioner
Charlotte Lehan, Clackamas County Commissioner
Jeff Cogen, Multnomah County Commissioner
Kathryn Harrington, Metro Councilor
Multnomah County Reserves Citizen Advisory Committee

Cc: Metro Council
Washington County Board of Commissioners
Dave VanAsche, Washington County Farm Bureau
Mike Dahlstrom, Program Educator, Washington County
Patt Opdyke, CCI
Ted Wheeler, Multnomah County Commissioner
Deborah Kafoury, Multnomah County Commissioner
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David Hatcher, Mayor of North Plains
Sam Adams, Mayor of Portland
Keith Mays, Mayor of Sherwood
Craig Dirksen, Mayor of Tigard
Lou Ogden, Mayor of Tualatin

To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County.

It is also the home to centuries-old migration paths and habitat sites for deer, elk, cougars, and a variety of other wildlife, and contains many large stands of historic White Oak trees (a Metro habitat of concern).

A number of the farms in the area are Century Farms, having been handed down from one family member to another for over one hundred years. Settlers from Switzerland have roots in this area dating back to around 1875. The rich history of the area, including farms, churches and other community buildings would be lost if this area were to be developed.

There are many areas already semi-developed that would be better choices for urban growth than such heavily agricultural areas as those around Helvetia.

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Mary Reichelt
46895 LaChance Rd.
Grand Ronde, Oregon 97347
maryreichelt@msn.com

From: lynjuve@msn.com
Sent: Friday, August 07, 2009 7:24 AM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: lynjuve@msn.com; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 6, 2009

To: Washington County Reserves Coordinating Committee
Metro Reserves Steering Committee
Tom Brian, Washington County Commissioner
Charlotte Lehan, Clackamas County Commissioner
Jeff Cogen, Multnomah County Commissioner
Kathryn Harrington, Metro Councilor
Multnomah County Reserves Citizen Advisory Committee

Cc: Metro Council
Washington County Board of Commissioners
Dave VanAsche, Washington County Farm Bureau
Mike Dahlstrom, Program Educator, Washington County
Patt Opdyke, CCI
Ted Wheeler, Multnomah County Commissioner
Deborah Kafoury, Multnomah County Commissioner
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Sam Adams, Mayor of Portland
Keith Mays, Mayor of Sherwood
Craig Dirksen, Mayor of Tigard
Lou Ogden, Mayor of Tualatin

To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County.

We own and operate an 80 member CSA farm in Helvetia. We grow organic vegetables, fruit, flowers and grass fed beef, lamb and goat. We provide local seasonal food to over 300 people during our 29 week season. Our members tell us that our farm and access to the Helvetia area improves their quality of life immensurably. They are able to eat fresh vegetables for 7 months out of the year and to show their children where their food comes from and how it is produced.

We provide access to non industrial farming for school children throughout the Portland Metro Area from Marshal High to Catlin Gable to Chiquitos School. They come here and learn how food is produced, that radishes don't grow in bunches and hens don't have to be caged. These opportunities will be lost if our land is engulfed into the URBAN reserve.

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Lyn Jacobs
7960 NW Dick Rd.
Hil, Oregon 97124
lynjuve@msn.com

From: joe@pdxwheels.com
Sent: Friday, August 07, 2009 3:45 PM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: joe@pdxwheels.com; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 7, 2009

To: Washington County Reserves Coordinating Committee
Metro Reserves Steering Committee
Tom Brian, Washington County Commissioner
Charlotte Lehan, Clackamas County Commissioner
Jeff Cogen, Multnomah County Commissioner
Kathryn Harrington, Metro Councilor
Multnomah County Reserves Citizen Advisory Committee

Cc: Metro Council
Washington County Board of Commissioners
Dave VanAsche, Washington County Farm Bureau
Mike Dahlstrom, Program Educator, Washington County
Patt Opdyke, CCI
Ted Wheeler, Multnomah County Commissioner
Deborah Kafoury, Multnomah County Commissioner
Judy Shiprack, Multnomah County Commissioner
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To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County.

As an avid cyclist, and active member of the Portland cycling community, I can not understate the importance of preserving the rural Helvetia community. The pastoral countryside and low-traffic roads are ideal terrain for cyclists of all levels. To have this idyllic countryside in proximity to the Portland metro area is truly unique.

As the cycling industry in Portland continues to grow, it is also increasingly becoming a destination for recreational cyclists from around the world. Much of the appeal of Portland as a cycling destination is due to the proximity of preserved rural and wilderness areas. Preserving these areas is vital for improving the livability, and economic viability of the Portland metro area for future generations.

While many American cities are surrounded by growing tracts of suburban sprawl, Oregonians have a well established tradition of sensible land use planning, preserving our natural beauty while allowing cities to grow in a controlled, but economically viable, way. As Oregon becomes a destination for permanent residents and visitors, it is more important than ever to establish protections for the open spaces that make Oregon a wonderful place to live and visit.

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Joseph King
2317 SE Hawthorne #3
Portland, Oregon 97214
joe@pdxwheels.com

From: ehuber@spu.edu
Sent: Friday, August 07, 2009 7:25 AM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: ehuber@spu.edu; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 7, 2009

To: Washington County Reserves Coordinating Committee
Metro Reserves Steering Committee
Tom Brian, Washington County Commissioner
Charlotte Lehan, Clackamas County Commissioner
Jeff Cogen, Multnomah County Commissioner
Kathryn Harrington, Metro Councilor
Multnomah County Reserves Citizen Advisory Committee

Cc: Metro Council
Washington County Board of Commissioners
Dave VanAsche, Washington County Farm Bureau
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Patt Opdyke, CCI
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Craig Dirksen, Mayor of Tigard
Lou Ogden, Mayor of Tualatin

To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County.

Please keep the farmland free in Helvetia. I feed my family with food that comes directly from these farms. Although I live in Clackamas County, I am willing to make the long drive in order to know that I am putting quality produce on the table. Every week my son gets to experience farming first hand when we go harvest vegetables and herbs. This is a rare experience for a city boy!

Please don't take away our farmland! Save it as RURAL RESERVES. There is such wonderful soil in this area. It would be a great loss to our region to cover it up with cement and buildings.

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Elizabeth Allred
PO Box 2718
Clackamas, Oregon 97015
ehuber@spu.edu

From: chforsyth@gmail.com
Sent: Friday, August 07, 2009 9:05 AM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: chforsyth@gmail.com; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 6, 2009

To: Washington County Reserves Coordinating Committee
Metro Reserves Steering Committee
Tom Brian, Washington County Commissioner
Charlotte Lehan, Clackamas County Commissioner
Jeff Cogen, Multnomah County Commissioner
Kathryn Harrington, Metro Councilor
Multnomah County Reserves Citizen Advisory Committee

Cc: Metro Council
Washington County Board of Commissioners
Dave VanAsche, Washington County Farm Bureau
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I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County. I am a 2-year

member of the Abundant Harvest CSA, and have grown to realize that it is especially important to have rural areas close to urban ones.

Pushing working farmland farther and farther out from urban centers does not make any sense. Helvetia is a well-established, healthy farm community located close to major population centers. If Helvetia was designated an urban reserve, that development would not provide nearly as much comprehensive value as the larger community as it currently does.

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Carolyn Forsyth
3543 NE 65th Ave
Portland, Oregon 97213
chforsyth@gmail.com

From: barb.gearin@verizon.net
Sent: Friday, August 07, 2009 9:05 AM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: barb.gearin@verizon.net; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 7, 2009

To: Washington County Reserves Coordinating Committee
Metro Reserves Steering Committee
Tom Brian, Washington County Commissioner
Charlotte Lehan, Clackamas County Commissioner
Jeff Cogen, Multnomah County Commissioner
Kathryn Harrington, Metro Councilor
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Washington County Board of Commissioners
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It is also the home to centuries-old migration paths and habitat sites for deer, elk, cougars, and a variety of other wildlife, and contains many large stands of historic White Oak trees (a Metro habitat of concern).

Can't we just leave some natural farm/rural areas alone to enjoy and that continue to provide healthy air for us? Do we have to develop everything? Once you start to develop an area, it doesn't stop. Look at Hillsboro, which is rapidly becoming a cement and asphalt city. Now it is development after development and one mall after another. It used to be a pleasant small town with lots of rural area. Let's not ruin the next area over. We need farm land and natural areas for beauty, a place to get away from the city, something green. Let's not let the people who will make money off a development in Helvetia in the future be making this decision. What do the people of Helvetia want? They live there and should decide how they want their area in the future. I am all for saving Helvetia just as it is.

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Barbara Gearin
Hillsboro, Oregon 97124
barb.gearin@verizon.net

From: vspeck@vgmhc.org
Sent: Thursday, August 06, 2009 3:32 PM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: vspeck@vgmhc.org; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 6, 2009

To: Washington County Reserves Coordinating Committee
Metro Reserves Steering Committee
Tom Brian, Washington County Commissioner
Charlotte Lehan, Clackamas County Commissioner
Jeff Cogen, Multnomah County Commissioner
Kathryn Harrington, Metro Councilor
Multnomah County Reserves Citizen Advisory Committee

Cc: Metro Council
Washington County Board of Commissioners
Dave VanAsche, Washington County Farm Bureau
Mike Dahlstrom, Program Educator, Washington County
Patt Opdyke, CCI
Ted Wheeler, Multnomah County Commissioner
Deborah Kafoury, Multnomah County Commissioner
Judy Shiprack, Multnomah County Commissioner
Diane McKeel, Multnomah County Commissioner
Dennis Doyle, Mayor of Beaverton
Beaverton City Council
John Kinsky, Mayor of Banks
Jeff Tarte, Mayor of Cornelius
Richard G. Kidd, Mayor of Forest Grove
Rick Lorenz, Mayor of Gaston
Jerry Willey, Mayor of Hillsboro
David Hatcher, Mayor of North Plains
Sam Adams, Mayor of Portland
Keith Mays, Mayor of Sherwood
Craig Dirksen, Mayor of Tigard
Lou Ogden, Mayor of Tualatin

To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County.

It is also the home to centuries-old migration paths and habitat sites for deer, elk, cougars, and a variety of other wildlife, and contains many large stands of historic White Oak trees (a Metro habitat of concern).

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

val speck
po box 192
newberg, Oregon 97132
vspeck@vgmhc.org

From: waynee@hevanet.com
Sent: Thursday, August 06, 2009 3:31 PM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: waynee@hevanet.com; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 5, 2009

To: Washington County Reserves Coordinating Committee
Metro Reserves Steering Committee
Tom Brian, Washington County Commissioner
Charlotte Lehan, Clackamas County Commissioner
Jeff Cogen, Multnomah County Commissioner
Kathryn Harrington, Metro Councilor
Multnomah County Reserves Citizen Advisory Committee

Cc: Metro Council
Washington County Board of Commissioners
Dave VanAsche, Washington County Farm Bureau
Mike Dahlstrom, Program Educator, Washington County
Patt Opdyke, CCI
Ted Wheeler, Multnomah County Commissioner
Deborah Kafoury, Multnomah County Commissioner
Judy Shiprack, Multnomah County Commissioner
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Jerry Willey, Mayor of Hillsboro
David Hatcher, Mayor of North Plains
Sam Adams, Mayor of Portland
Keith Mays, Mayor of Sherwood
Craig Dirksen, Mayor of Tigard
Lou Ogden, Mayor of Tualatin

To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County. I am a member of the CSA, la Finquita del Buho, located in the Helvetia area. This small

family-run farm provides my family (and many others) with fresh sustainably grown fruits and vegetables. I also frequent the many other produce pick-your-own farms located in Helvetia. Fresh, healthy local produce is a large part of what makes Oregon special; and Washington County is the "bread basket" to the Portland Metro area.

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Susan Kass
627 SE 53rd avenue
Portland, Oregon 97215
waynee@hevanet.com

From: primavera576@hotmail.com
Sent: Thursday, August 06, 2009 4:05 PM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: primavera576@hotmail.com; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 6, 2009

To: Washington County Reserves Coordinating Committee
Metro Reserves Steering Committee
Tom Brian, Washington County Commissioner
Charlotte Lehan, Clackamas County Commissioner
Jeff Cogen, Multnomah County Commissioner
Kathryn Harrington, Metro Councilor
Multnomah County Reserves Citizen Advisory Committee

Cc: Metro Council
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Jerry Willey, Mayor of Hillsboro
David Hatcher, Mayor of North Plains
Sam Adams, Mayor of Portland
Keith Mays, Mayor of Sherwood
Craig Dirksen, Mayor of Tigard
Lou Ogden, Mayor of Tualatin

To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County.

If this is destroyed, it will be to the detriment of the local people that serve and protect our community!

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Primavera Armendariz
6061 SW 205th Ave
Beaverton, Oregon 97007
primavera576@hotmail.com

From: homegrown53@hotmail.com
Sent: Thursday, August 06, 2009 10:01 PM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: homegrown53@hotmail.com; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 6, 2009

To: Washington County Reserves Coordinating Committee
Metro Reserves Steering Committee
Tom Brian, Washington County Commissioner
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Jeff Cogen, Multnomah County Commissioner
Kathryn Harrington, Metro Councilor
Multnomah County Reserves Citizen Advisory Committee

Cc: Metro Council
Washington County Board of Commissioners
Dave VanAsche, Washington County Farm Bureau
Mike Dahlstrom, Program Educator, Washington County
Patt Opdyke, CCI
Ted Wheeler, Multnomah County Commissioner
Deborah Kafoury, Multnomah County Commissioner
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Sam Adams, Mayor of Portland
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Lou Ogden, Mayor of Tualatin

To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County.

My understanding is that it is also the home to centuries-old migration paths and habitat sites for deer, elk, cougars, and a variety of other wildlife, and contains many large stands of historic White Oak trees (a Metro habitat of concern). My understanding also is that there are currently many "for sale" signs on agricultural land in already industrialized areas. Not only does that suggest that Urban Reserve areas north of Hwy 26 are not needed at this time for urban sprawl and will probably not be for decades to come, it also suggests that the Hillsboro's request to extend its Urban Growth Boundary conflicts with its stated goals to improve light rail service, provide more cultural opportunities, and make more efficient use of infrastructure, instead seemingly focusing on sprawl for sprawl's sake (do I hear the sound of money changing hands within the real estate development circles? Will the State have to go looking for money stashed in freezers?)

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Jim Wells
2115 w 24th
Eugene, Oregon 97405
homegrown53@hotmail.com

From: Jay.Hamlin@verizon.net
Sent: Thursday, August 06, 2009 4:04 PM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: Jay.Hamlin@verizon.net; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 6, 2009

To: Washington County Reserves Coordinating Committee
Metro Reserves Steering Committee
Tom Brian, Washington County Commissioner
Charlotte Lehan, Clackamas County Commissioner
Jeff Cogen, Multnomah County Commissioner
Kathryn Harrington, Metro Councilor
Multnomah County Reserves Citizen Advisory Committee

Cc: Metro Council
Washington County Board of Commissioners
Dave VanAsche, Washington County Farm Bureau
Mike Dahlstrom, Program Educator, Washington County
Patt Opdyke, CCI
Ted Wheeler, Multnomah County Commissioner
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David Hatcher, Mayor of North Plains
Sam Adams, Mayor of Portland
Keith Mays, Mayor of Sherwood
Craig Dirksen, Mayor of Tigard
Lou Ogden, Mayor of Tualatin

To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County.

Keeping this area in it's current Rural condition is in the economic interest of the surrounding communities. People want value living in Hillsboro and Beaverton for example, because they know of and enjoy the rural area just to the north of their homes.

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Jay Hamlin
337 NE 2nd Ave
Hillsboro, Oregon 97124
Jay.Hamlin@verizon.net

From: charlotteewells@spiritone.com
Sent: Thursday, August 06, 2009 4:05 PM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: charlotteewells@spiritone.com; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 6, 2009

To: Washington County Reserves Coordinating Committee
Metro Reserves Steering Committee
Tom Brian, Washington County Commissioner
Charlotte Lehan, Clackamas County Commissioner
Jeff Cogen, Multnomah County Commissioner
Kathryn Harrington, Metro Councilor
Multnomah County Reserves Citizen Advisory Committee

Cc: Metro Council
Washington County Board of Commissioners
Dave VanAsche, Washington County Farm Bureau
Mike Dahlstrom, Program Educator, Washington County
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David Hatcher, Mayor of North Plains
Sam Adams, Mayor of Portland
Keith Mays, Mayor of Sherwood
Craig Dirksen, Mayor of Tigard
Lou Ogden, Mayor of Tualatin

To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County.

It is also the home to centuries-old migration paths and habitat sites for deer, elk, cougars, and a variety of other wildlife, and contains many large stands of historic White Oak trees (a Metro habitat of concern). Here in Oregon we can enjoy wildlife all around us instead of only in wildlife refuges or preserves. Please don't let that be eroded away.

My husband and I used to live in New Jersey, a state that was once very rich in farmland and at one time had a thriving local produce subculture. Despite many activists working to preserve this culture and farmland, we lost out to builders and developers with the result that much, or perhaps most, of New Jersey is considered to be a suburb of either New York City or Philadelphia. Even though New Jersey is called the Garden State it has lost almost all of its rural character and is now either suburban or urban. Please don't let that happen here in Oregon. We love our new State, especially the way we can once again enjoy local produce.

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

the Rev. Charlotte Wells
14783 SW 109th Ave. Apt #7
Tigard, Oregon 97224
charlotteewells@spiritone.com

From: steinerc@verizon.net
Sent: Thursday, August 06, 2009 4:04 PM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: steinerc@verizon.net; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

August 6, 2009

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Metro Reserves Steering Committee
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Cc: Metro Council
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Sam Adams, Mayor of Portland
Keith Mays, Mayor of Sherwood
Craig Dirksen, Mayor of Tigard
Lou Ogden, Mayor of Tualatin

To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County. Additionally,

preserving lands historically significant in the settlement of Oregon preserves the legacy of pioneering efforts by our ancestors.

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Chris Steiner
15548 NW Overton Drive
Beaverton, Oregon 97006
steinerc@verizon.net

From: annalyse01@yahoo.com
Sent: Thursday, August 06, 2009 4:06 PM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: annalyse01@yahoo.com; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
david_hatcher@northplains.org; sam.adams@ci.portland.or.us;
citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
Subject: Reserves testimony

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To the Reserves Steering Committee and other interested parties:

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I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County.

It is also the home to centuries-old migration paths and habitat sites for deer, elk, cougars, and a variety of other wildlife, and contains many large stands of historic White Oak trees (a Metro habitat of concern).

By adding more housing developments in this area, we will cause an increase of dangerous contacts between wildlife and humans. By taking away their habitat, the animals have no choice but to wander our neighborhoods, which causes only harm to all involved. Small, interspersed parks and wetland areas, will only allow for a few small animals to survive. Planting a few trees in the midst of a housing development does nothing for the already existing flora and fauna. We also need these open rural areas to assist in the natural filtering of our ever increasing amount of air and water pollution. We need plant growth, not housing growth.

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Ann A. Turner
18150 NW Sedgewick Ct.
Beaverton, Oregon 97006
annalyse01@yahoo.com

From: mendezmana@hotmail.com
Sent: Thursday, August 06, 2009 4:04 PM
To: reserves@co.washington.or.us; reserves@oregonmetro.gov;
tom_brian@co.washington.or.us; clehan@co.clackamas.or.us; District2;
kathryn.harrington@oregonmetro.gov; Reserves
Cc: mendezmana@hotmail.com; metrocouncil@oregonmetro.gov;
cao@co.washington.or.us; vanaschefarm@earthlink.net;
Mike_Dahlstrom@co.washington.or.us; patt.opdyke@oregonstate.edu;
Multnomah County Chair; District1; District3; District4;
mayormail@ci.beaverton.or.us; citymail@ci.beaverton.or.us;
mayor@cityofbanks.org; jtarte9156@aol.com; rkidd@forestgrove-or.gov;
Gaston.city@comcast.net; jerryw@jrca.com;
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citycouncil@ci.sherwood.or.us; craigd@tigard-or.gov; Lou.ogden@juno.com
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Kathryn Harrington, Metro Councilor
Multnomah County Reserves Citizen Advisory Committee

Cc: Metro Council
Washington County Board of Commissioners
Dave VanAsche, Washington County Farm Bureau
Mike Dahlstrom, Program Educator, Washington County
Patt Opdyke, CCI
Ted Wheeler, Multnomah County Commissioner
Deborah Kafoury, Multnomah County Commissioner
Judy Shiprack, Multnomah County Commissioner
Diane McKeel, Multnomah County Commissioner
Dennis Doyle, Mayor of Beaverton
Beaverton City Council
John Kinsky, Mayor of Banks
Jeff Tarte, Mayor of Cornelius
Richard G. Kidd, Mayor of Forest Grove
Rick Lorenz, Mayor of Gaston
Jerry Willey, Mayor of Hillsboro
David Hatcher, Mayor of North Plains
Sam Adams, Mayor of Portland
Keith Mays, Mayor of Sherwood
Craig Dirksen, Mayor of Tigard
Lou Ogden, Mayor of Tualatin

To the Reserves Steering Committee and other interested parties:

I am writing with regard to the Metro and Tri-County Urban and Rural Reserves process.

I am concerned about the farm lands and natural resources north of Highway 26. This area is primarily Foundation agricultural land that currently provides the base for a healthy agricultural economy in Washington County.

It is also the home to centuries-old migration paths and habitat sites for deer, elk, cougars, and a variety of other wildlife, and contains many large stands of historic White Oak trees (a Metro habitat of concern). The land should be used for the purpose it has, to grow the for life, we have the oportunity to have a good, fresh, natural crops. The kind we know where they come from what was added. please help us keep it his way. Thank you

Any projected population growth should be accommodated by requiring infill and more efficient use of urban and industrial areas within the existing Urban Growth Boundary.

Since all of the candidate Urban Reserve areas north of Highway 26 are within three miles of the existing UGB and are Foundation agricultural lands, I request that Washington and Multnomah Counties designate these areas as RURAL RESERVES under OAR 660-027-0060(4).

Thank you for your attention to this matter.

Ana Mdz
Cornelius, Oregon 97113
mendezmana@hotmail.com

-----Original Message-----

From: Mary Telford [mailto:mary@marytelford.com]

Sent: Thursday, August 06, 2009 11:27 AM

To: BEASLEY Charles

Subject: Planning Commission August 10

Dear Sir,

I encourage you and the Planning Commission to accept the recommendation made by the Multnomah County Reserves advisory committee that Areas 5, 6, and 7 be designated Rural Reserves.

Having lived here for over thirty years, we have seen the area grow more densely populated, and have seen the habitat used by the animal populations diminishing rapidly.

On our property we regularly see deer, elk, and bobcat.

The areas in question provide connections between scattered natural areas in Multnomah and Washington counties. They are vital to maintaining healthy and genetically diverse populations of the larger mammals. They also provide habitats for the diversity of bird species we observe, many of which are not normally seen in developed neighborhoods.

I believe that these areas provide a wider breeding environment for the diversity of animals we observe, and that this breeding environment augments the diversity available in Forest Park for all the citizens of our Metro area to enjoy.

Mary Telford
13508 NW Springville Rd.
Portland, OR 97229
503-432-8151
mary@marytelford.com

-----Original Message-----

From: jerrygbw@aol.com [mailto:jerrygbw@aol.com]

Sent: Sunday, August 02, 2009 7:55 PM

To: BEASLEY Charles

Cc: opecheelake@hotmail.com

Subject: Multnomah County Planning Commission - August 10 Meeting

August 2, 2009

To Multnomah County Planning Commissioners:

As a long-time resident on Old Germantown Road, identified by the Multnomah County Reserves CAC to be within Area 7, my perspective about these lands is clearly quite personal. And so I have followed with some interest the discussions of the Committee and agree wholeheartedly with their recommendation to designate this portion as well as the surrounding lands as rural reserve.

For quite a number of years folks in this area have argued to protect these rural lands from the seemingly inevitable urban development that has advanced with the ever-expanding UGB, and until passage of SB 1011 during the 2007 Legislative Session, it seemed a nearly hopeless struggle. For until then, there was really no way to talk about the incredibly valuable contribution of these rural hills to the well-being of the metro area that carried any clout under the law. For after all, a significant portion of these lands along Springville, Germantown and Old Germantown roads were classified as "exception" lands, deemed too small for commercial farm or forest use, and thus high on the list for UGB expansions. With the 2002 expansion onto the farmlands of what is now called "North Bethany", one of the last bulwarks against urbanizing the hills was gone, for the exception lands were now contiguous to the UGB.

But SB 1011 gave us reason to hope. For it allowed Multnomah County to create rural reserves on lands that are not strictly large-lot farm or forest resource lands, but nevertheless have rural values or "regionally significant landscape features" that merit protection. This is what we have in abundance on the slopes of the Tualatin Mountains, with our streams, their rich riparian and headwater habitats, the wealth of native wild animals, from the occasional bear to the frequent elk and ubiquitous smaller wildlife populations, and the varied and surprisingly productive farm and forestry operations by tenacious souls who love and work the land. This western approach to Forest Park provides an amazing sense of place for the the metro area, an oasis of decidedly rural land rising above the endless subdivisions of the lower Tualatin drainage, a place of refuge that adds much to the well-being of the entire community, and an im! portant buffer for Forest Park.

So I applaud the recommendation of the Citizen Advisory Committee and congratulate its members and staff for their diligence and thorough analysis. I ask the Planning Commission to accept their work and ratify this first step in creating

a rural legacy for this wonderful part of Multnomah County.

Thank you.

Sincerely,

Jerry Grossnickle
13510 NW Old Germantown Rd.
Portland, OR 97231

-----Original Message-----

From: Pen Barnes [mailto:barnesp@ohsu.edu]

Sent: Sunday, August 02, 2009 10:01 PM

To: BEASLEY Charles

Subject: Rural reserve supportfor areas 5,6 and 7

Dear Mr Beasley,

I live on Old Germatown Road in the West Hills. I strongly support that the areas 5,6 and 7 are made into rural reserves.

There are some very articulate and determined neighbors of mine who want an urban reserve for an area along Springville road. Who will benefit from this? The landowners will be set to make a vast amount of money and so will the developers. However this will not be in the interest of Portland and the environs. The area around me backs onto Forest Park, and it is because this is so sparsely populated that Forest Park maintains its wildness and wild life. The Elk herd regularly goes through the area, along with deer, owls, etc. There is a very active bike route for many people from Portland, Beaverton, Hillsboro. People often stop and comment that this is what makes Portland unique- having the wilderness and the countryside so close to the city.

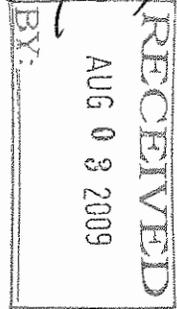
It is in your hands to decide the future. Every piece of land that is still rural in our area is so valuable to Forest Park and the environment. If you decide to make some/ all of areas 5,6,7 into an urban reserve you will be removing part of what makes Portland special, and not a mass of urban sprawl. Do the right thing and protect this extraordinary area

Thank you,
Pen Barnes

Dr Pen Barnes MBBS MRCP FRCPath PhD
Assistant Professor
Division of Infectious Diseases, Dept Medicine
Oregon Health and Science University
3181 SW Sam Jackson Park Rd
Portland OR 97239
Tel 503-494-7735
Fax 503-494-4264

July 31, 2009

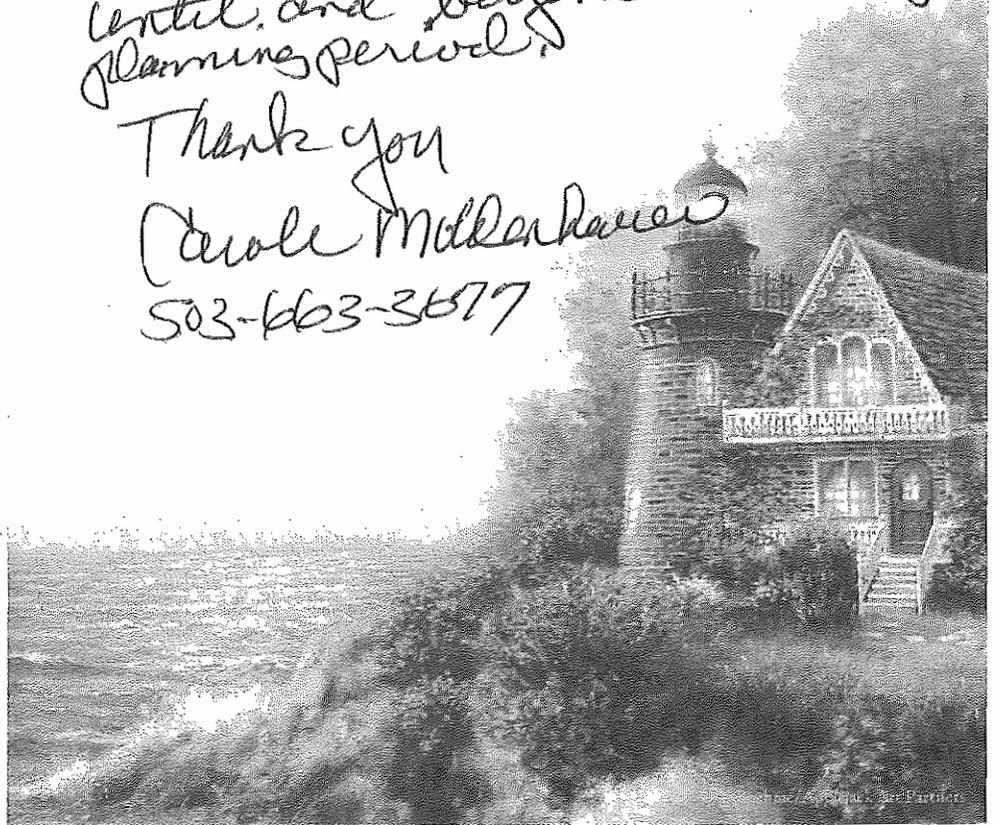
Chuck Beasley
1600 SE 190th Ave
Portland, OR 97233



Dear Mr. Beasley,
Ref: Public Notice "Urban & Rural Reserves"¹¹
I have two properties: 33440 &
33410 SE Carpenter Lane, Grisdale
I want to stay rural farmland
until and beyond the 40-50 yr
planning period.

Thank you

Carole Mollenhauer
503-663-3677



-----Original Message-----

From: Anne Hanchek [mailto:annemlh@verizon.net]

Sent: Tuesday, July 28, 2009 5:50 PM

To: Multnomah County Chair; District2; District1

Cc: BEASLEY Charles; Shelley Rayhawk

Subject: comments on land development around Abbey Creek

To the Multnomah County Chair Wheeler and Commissioners Cogen and Kafoury, Multnomah County Planning Commission, and the Multnomah County Reserves Citizen Advisory Committee :

Here are some comments from my 12 year old daughter who rides regularly at Abbey Creek STable on NW Germantown Road. Thank you for listening to a voice from the future!

Anne Hanchek

annemlh@verizon.net

Hello, my name is Bridget Hanchek. I ride regularly at Abbey Creek, and love having the sense of being in isolated countryside. It is very beautiful, and many animals live there. I feel that it is very important to have nature preserved, as a sort of relief from the city. Also, the area contains a lot of important plant and animal life. It would be quite sad if this landscape were developed, so I think it should be kept in the wonderful way it is.

Bridget Hanchek

-----Original Message-----

From: Robert VanDerWerf [mailto:bobvw@opusnet.com]

Sent: Monday, July 27, 2009 3:59 PM

To: BEASLEY Charles

Cc: Multnomah County Chair; District2; District1

Subject: Rural Reserve designation for West Hills

To: Multnomah County Planning Commission
c/o Chuck Beasley, Senior Planner:

Please add my name to those who want to protect **ALL** of the West Hills from future urbanization by designating the entire area a Rural Reserve now.

The rural quality of the area (identified by the Citizen Advisory Committee as study areas: 5, 6 and 7) represents one of the defining features of the Metro region which is vital to the livability of the entire community. The picturesque rolling hills with fields and forests are appreciated by all residents of the region. Because of its close proximity, many Portland residents use the area for hiking, biking, wildlife viewing and scenic drives. Farms supply local produce, organic meats, nursery plants and Christmas trees to Portland residents without having to drive excessive distances. Close-in forests improve the urban air quality by absorbing carbon dioxide, reduce summer air temperatures by transpiration, and provide wildlife habitat. Many healthy tributaries of the Tualatin River begin in this area, including Abby Creek and Rock Creek.

Multnomah County has already placed Significant Environmental Concern (SEC) overlays over much of the area to protect the scenic, habitat, water quality and other natural resources. Now the Planning Commission has a once-in-a-lifetime opportunity to protect these resources from urbanization for the next 40 to 50 years by supporting the Citizens Advisory Committee's recommendation to designate the area as a Rural Reserve.

The West Hills have limited potential for urbanization due to difficulties in providing infrastructure. Steep topography and numerous streams severely limit the amount of developable land. The Core 4 Technical Team ranked the area "difficult" and having "low suitability" for Sewer Serviceability, and only "medium" for water. Transportation connectivity to other urban areas is virtually unachievable, and Germantown Road and Cornell are already overburdened by overflow traffic from the Sunset Highway.

The West Hills represent precisely the type of area envisioned by OAR 660, Division 27 for Rural Reserve designation.

Sincerely,

Robert VanDerWerf
13248 NW Old Germantown Road
Portland, Oregon 97231