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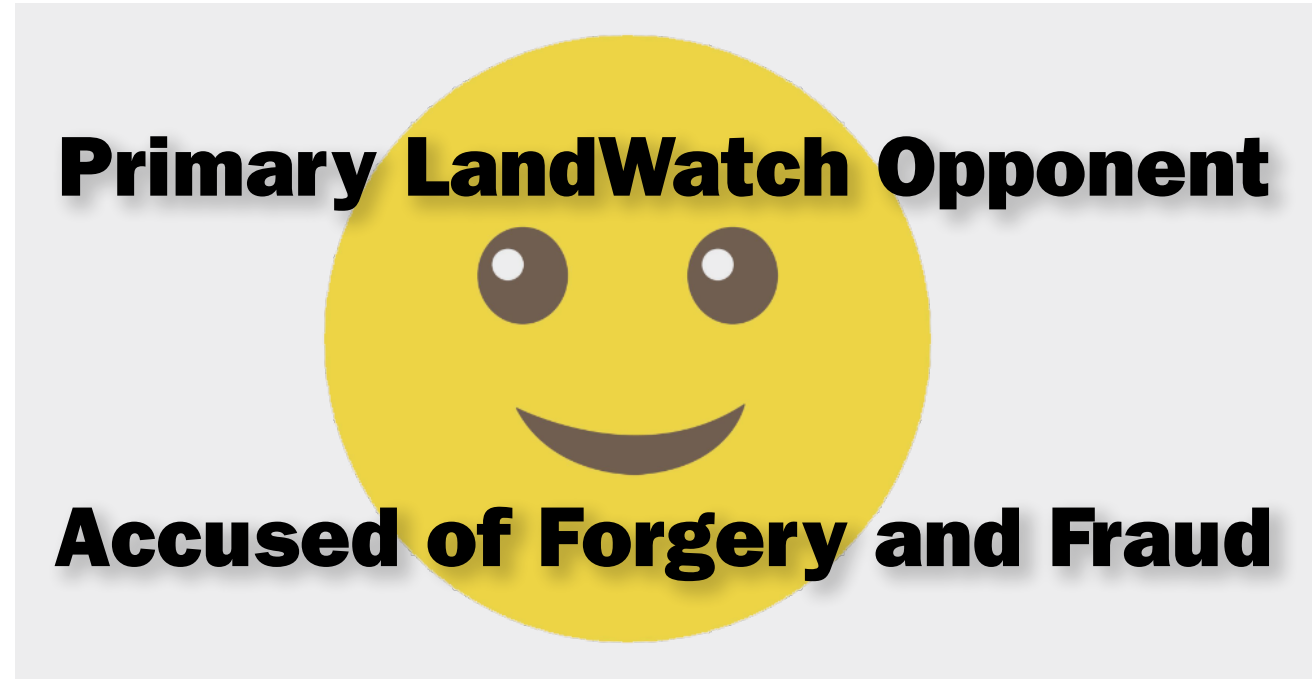
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LandWatch



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Kim O’Dea, a prominent Lane County land use attorney, has been accused of forging documents to facilitate the building of multiple houses on her rural property near Marcola. In 2011 she convinced Lane County Land Management that her property consisted of three “legal lots” (legal for development and related permits), and, after reconfiguring them to her desired size, she sold the two smallest lots to prospective homeowners.

Earlier this year, when county staff discovered that some of the documents O’Dea submitted with her application for the land division had been doctored, the Planning Director revoked the approval of the lots and several related reconfiguration and development permit approvals. A protracted legal battle ensued, and LandWatch submitted comments, evidence and legal arguments supporting the Planning Director’s

decision throughout the many phases of this case.

Based on a decades long Lane County practice, old deeds for land sales (conveyances) that occurred before Oregon’s land use laws were enacted in 1975, and that often date back 100 years or more, can be used to apply for verification of multiple legal lots (LLVs) within a single tax lot. Once the LLV verification request is approved the new lots are often reconfigured into whatever size and shape the developer wishes before being sold to prospective property owners, often after having also applied for and received approval of a development permit.

In 2011 O’Dea submitted a LLV application for three legal lots within a 55-acre property that she owned, along with copies of the historic deeds and Property Description Card (PDC). She sent an email to the land

planner handling her application, saying “...I have organized it so that you should not have to move from your chair to get through it. Hopefully, it will take less time than a cup of coffee. [smiley face emoji]... The deed copies are the clearest copies I could make, but if you find one that needs to be clearer, just let me know. I’ll go work some magic...” This reassurance that everything was in order was intended to convince the land planner not to look too closely at the supporting documentation.

Some weeks later, in early 2012, the LLV was approved. Over the next six years several property line adjustments were approved, two of the three lots were sold, and two new dwellings were constructed on the reconfigured lots.

In early 2022 Land Management staff was working on a proposed LLV for a lot adjoining O’Dea’s property. *(Kim O’Dea, continued on page 2)*

(Kim O'Dea, continued from page 1)

While examining documents related to that application, he became aware that four of the old deeds relied upon for O'Dea's 2012 LLV were different than those with the same recording numbers on file with County Deeds and Records.

The county hired a forensics expert who determined that all four deeds and the PDC submitted by O'Dea had been doctored with Photoshop (or similar software). Land Management staff concluded that she had created the fake documents to establish old conveyance boundaries, when, in fact, there were none. The Planning Director then revoked the 2012 LLV and several property line adjustments as well as dwelling approvals that had relied upon it.

O'Dea and the affected lot owners (her neighbors) hired a Portland attorney, Greg Hathaway, to appeal the Planning Director's revocation. In March the case went before Lane County Hearings Official, Anne Davies. No one contested the fact that the deeds and PDC were falsified. O'Dea simply claimed that she couldn't remember how she obtained them.

Hathaway made eleven distinct arguments challenging the revocation, none of which were convincing to the Hearings Official. She dismissed several of them as baseless and one as "nonsensical." O'Dea's obvious best defense, if she didn't commit the fraud, would be to identify the person who did. But, as the Hearings Official observed, "Ms. O'Dea never testified that she did not know who doctored the deeds (only that she claims not to remember where she got them), and, interestingly, nobody seems very curious to discover who did."

As Andrew Mulkey, attorney for 1000 Friends, commented during the hearing, it's hard to imagine anyone other than Kim O'Dea having the motive to perpetrate this fraud.

In a June 7th decision the Hearings Official upheld the Planning Director's revocation of the 2012 LLV approval and the subsequent approvals that relied upon it. O'Dea and her neighbors, now represented by different attorneys, are appealing the Hearings Official's decision to the Oregon Land Use Board of Appeals.

LandWatch will be supporting the county's decision through our attorney, Sean Malone.

Additionally, Lane County has filed a complaint with the Oregon State Bar concerning O'Dea's actions, which could result in her suspension, probation, or disbarment.

Meanwhile, O'Dea continues to practice.

Jim Babson
Fall Creek



McKenzie River in Peril: "Balancing Act" A Disappearing Act

As reported in our Winter 2020 newsletter, one week before the Holiday Farm Fire a videographer and three LandWatch members joined rafting guide Bob Spencer on a 14-mile trip on the McKenzie River from Finn Rock to Vida. On both sides of the bank we saw houses and other structures built within the 50' riparian setback, a number of them cantilevered over the river between the water's edge and the ordinary high water mark.

An estimated 75-90% of the native trees, shrubs and ground covers had been removed from the riparian buffers of at least 90% of the properties we passed, where only 25% removal is allowed by ordinance. In their place grew lawns that owed their pristine uniformity to regular applications of herbicides, pesticides and fertilizers and regular shearing by weed trimmers and mowers frequently to the river's edge. Other property owners whose taste didn't run to English lawns had planted no-maintenance English ivy that quickly overcomes native vegetation.

All properties near the water depend on septic systems, many of them with old lines and tanks that may be leaking into the river.

In places there appeared to be scarcely 30' between the highway and the river, and yet "cabins" and "cottages" had been built on them early in the 20th century, and had been grandfathered in as legal structures.

On the hillsides above the river corporate tree farms spray herbicides and fertilizers on new crops of trees after clearcutting the old. Many of the trees in the nearly 175,000 acres burned in the Holiday Farm Fire have been cut, and, with the planting of new trees

likely to occur this fall, we can expect massive new applications of herbicides and fertilizers. Chemicals from the corporate crops join the chemicals and leaky septic systems from riverbank properties, and, with little vegetation to stop or filter them, run in a toxic soup into the river.

About these and other impacts on the McKenzie, Spencer and his group, McKenzie Watershed Protective, have filed 36 complaints to Lane County, DEQ, EPA and Division of State Lands (DSL) for years to no avail. The health of the river has continued to decline.

Last summer on June 26, 16 people, including five LandWatch board members, videographer Tim Lewis and drone operator Michael Sherman, joined Spencer and two other guides on the Finn Rock to Vida run after the Holiday Farm Fire. While a few properties had been spared, the great majority of structures and vegetation

had burned, and owners were in the midst of rebuilding with no apparent oversight.

The fire destroyed houses and other structures whose habitation and associated practices had been fouling the banks and degrading the river since their arrival. The aftermath provided an opportunity for federal, state and county agencies, groups and individuals to seek and dedicate funding for the purchase of burned properties, at the very least those that had been built well into the 50' riparian zone and especially on state land between the river and the high water mark. According to Spencer, McKenzie River Trust attempted to purchase some of these properties, but was unable to do so because the price was too high.

Instead, Lane County's Board of Commissioners and the Land Management Division (LMD) rushed to get owners back on the river banks as fast and as easily as possible. Rather *(Disappearing Act, continued on page 4)*



In place of native vegetation a house grows in the few feet between the highway and the river

(Disappearing Act, continued from page 3)

than responding individually to the short video of our trip, which recorded the wholesale destructive rebuilding activities occurring in the riparian zone on both sides of the river, the Board of County Commissioners (BCC), County Administrator, Steve Mokrohisky, Public Works Director, Dan Hurley, and LMD Manager, Keir Miller had the county's "Public Information Officer (PIO)", Devon Ashbridge, issue a statement to assure us that the McKenzie "is a beloved resource and critical source of water for much of our community." She would have us understand, however, that while "protecting our riparian areas and watersheds is critical to the health of our community...it is equally important to help those affected by the Holiday Farm Fire...."

To show "its support for reducing barriers for residents to rebuild..." the Board "waived land use and building permit fees... and increased the number of staff to process the applications."

At the State level, Ashbridge says, officials "have advocated for common sense adjustments...including a simpler land use application process" with the timeline to rebuild extended from one year to ten. She describes a declining line of oversight. Just after the fire, property owners were required to file a "riparian declaration" for houses with original footprints in the riparian zone. Planning staff would visit the site and determine the high water mark (HWM) and 50' setback. When the workload increased along with political pressure, owners were allowed to hire a private surveyor to establish property lines, the HWM and the setback.

With the adoption of HB 2289 in June 2021 a home is allowed to be replaced without land use applications if it "was lawfully placed before the fire" and "uses the same footprint or partially the same footprint as the

previous home." It may also be "10% larger than the previous home", and that 10% can be placed closer to the river. As a result of HB 2289's permissiveness, and the state and the county's acquiescence, we saw larger houses encroaching further into the riparian zone, in some cases with un-permitted footings in the narrow strip of state land between the river and HWM.

And we witnessed excavators and other heavy equipment, moving, removing, compressing and otherwise disturbing precious riverine soils no more than two or three feet from the edge of the water. This along embankments that had lost to the fire what trees and other vegetation remained from decades of unenforced violations of the county's riparian ordinance.

According to Spencer, many of the rebuilds are multi-story, larger than the originals and rentals owned by outside developers.

As ODFW biologist Jeff Ziller has observed, what's ailing the McKenzie is surely an accumulation of impacts that include dams that allowed development along formerly flooding riverbanks and disallowed the passage of salmon, removal of riparian vegetation, chemical applications, leaking septic systems, no regulation or enforcement, a warming climate and fire.

The county's information officer says that river protection and the rebuilding effort is a "balancing act." But protection of the river and its watershed have been out of balance for at least 100 years and is getting worse every year. It's not a "balancing act" that the county and state agencies have been performing but a disappearing act.

"Verifying a violation can be a challenge," says Ms. Ashbridge, because "staff do not have the right to enter private property." Passage in a raft on the river with a full view of properties

in violation, however, is open to the public—including county and state officials.

Though invited free of charge, no county official has accompanied river guide Spencer on a voyage of discovery, and the two agents from DEQ and EPA that did go with Spencer, and whom he said were "appalled" by what they saw, followed up by taking no further action.

Robert Emmons

Fall Creek



After a brief halt due to a complaint filed by McKenzie River Protective, work has resumed with no action taken on this house sited completely in the riparian zone and on State land

Opportunity and the Case for Removal of Leaburg Dam, Leaburg Canal and Walterville Canal

By the end of 2022 EWEB will decide whether to bring the Leaburg Dam on the McKenzie River back into hydroelectric production or to decommission it. The utility says it is considering four alternatives from "full decommission to full return to service, with an option to partially decommission and an option to return to service with less generation potential." According to EWEB's assessment, all four options would result in losses of \$180M-\$250M.

EWEB has publicly stated that the option they choose will be a "political decision." However, as the utility over a year ago invested millions of dollars in a new substation and generation step-up transformers and associated equipment in the Leaburg Powerhouse, and the two facilities were connected with high voltage transmission lines after the Leaburg Canal was closed, it appears that the choice may already have been made to recommission the dam. After EWEB makes its recommendation in December, the Federal Energy Regulatory Commission (FERC) will make its decision on the project.

McKenzie Watershed Protective joins a substantial number of conservation organizations in advocating for the removal of Leaburg Dam, Leaburg Canal and Walterville Canal.

Reasons for removal include: Decreasing rate of return.

Leaburg Dam is a 100-year-old facility that incurs increasing maintenance costs every year, while revenue from power generation is marginal. If EWEB seeks to maintain Green Label status for renewable hydro energy by continuing to operate Leaburg Dam and

Walterville Canal, it should disclose how much household rates will be expected to increase and if it intends to do a cost benefit analysis that models costs to ratepayers over time.

Deadly impact of rising water temperatures. On the McKenzie River EWEB currently retains water in two locations and diverts 75% of the river over a 17-mile distance, which drives up water temperatures to levels that fish species barely or cannot survive. Water in the river below the diversions is super-heated in the summer, and salmon, steelhead and native trout fail to thrive and cannot survive in water over 70 degrees.

Disruption of the aquatic food chain due to algae blooms. Warm water promotes the growth of filamentous and didymo algae, both harmful to fish habitat and spawning. Aquatic insects are the primary food source for native fish, and high algae levels harm this source. Algae has increasingly spread throughout the river and has far-reaching implications for the entire food chain of the local ecosystem, as well as drinking water for the area's human inhabitants.

Issues with federal licensing and "high hazard" ratings. Leaburg Dam and Canal and Walterville Canal are under one license from the Federal Energy Regulatory Commission and should all be considered parts of one project. A FERC inspection report in 2018 listed Leaburg Dam with a "high hazard potential," and Leaburg Canal was subsequently closed. Walterville Canal received two "high hazard potential" deficiencies, yet it still operates today.

Increasingly stressful conditions for migrating fish. Fish migration upstream and downstream is negatively impacted by the dam and canals. Leaburg Dam has ladders for upstream migration, and going downstream the fish experience tremendous pressure when they pass under the dam gates and are projected out into the river.

Reduced economic and traditional opportunities. Fish numbers are so low that future seasons are on the cusp of being placed under endangered species protection. These rapidly accelerating decreases have repercussions for income generating activities related to tourism or traditions in the Willamette National Forest and McKenzie Recreation Area.

Reduced safety for navigation and recreation. River navigation with the current minimum flow of 1000 cubic feet per second (cfs) in the dewatered portions of the canals is, at times, difficult to impossible. A minimum of 1900 cfs must remain in the river in all dewatered sections so that users can safely navigate.

Inaccessible design of bridge.

Leaburg Dam is used as a narrow one lane bridge, allows only one way traffic at all times, and has no sidewalks for pedestrian access and no lighted signals. Its age makes using it as a bridge an additional public safety hazard, and it has not received bridge certification by the Oregon Department of Transportation.

Benefits of removing Leaburg Dam and its canals include:

- Improved water quality
- Unimpeded fish migration
- Ninety miles of river access open to the public.
- Safe public access created by lowering Leaburg Lake that offers an opportunity for the largest potential park expansion on the entire McKenzie River and the ability to connect the Leaburg Fish Hatchery, EWEB Park, and the Discovery Center into one continuous park with a new covered bridge connecting all three.

Comments may be submitted to adam.spencer@eweb.org or to *EWEB commissioners directly.*

Robert Spencer

President

McKenzieWP@gmail.com



Robert Spencer

Interview with Robert Spencer

Robert (Bob) Spencer is a native Oregonian born and raised in Coos Bay where his father and uncle taught him how to hunt, fish and enjoy the beauty of Oregon. He has a Bachelor's Degree of Science in Business Administration from Portland State University. Married 50 years to his wife, Linda, he has two daughters who grew up on the McKenzie River.

Spencer was Secretary/Treasurer of McKenzie River Guides Association from 1985 to 1989 and has been President of McKenzie Watershed Protective since 2015.

LW: You've been a river guide for decades on the McKenzie River. What led you to the profession?

RS: I first started boating on the McKenzie in 1975 as a recreational fisherman. What I discovered was a river that had incredible scenery, pristine water, an amazing trout, salmon and steelhead fishery and challenging whitewater. The opportunity to float on a river through old growth forests is unique and just plain special.

LW: Why the McKenzie in particular?

RS: There're few places on earth with the characteristics of the McKenzie River. I have clients from all over the world who return each year to experience this river.

LW: Have you guided on other rivers? Do you now?

RS: I have fished and boated rivers in Oregon, Washington, and British Columbia. We now exclusively operate fishing and rafting trips on the

McKenzie, because our clients tell us the McKenzie River is above all others in beauty, fishing and water quality.

LW: You're a founding member of McKenzie River Protective. When did the group form and why?

RS: After 40 years of experiencing declining conditions on the McKenzie a group of concerned individuals formed in 2015 to take a new route to address abuses on the river. Our organization is addressing these issues by challenging government agencies to follow, enforce and enhance existing laws, making these changes through legal means if necessary. Our members, donors and supporters are not listed or promoted on our website in order to keep these sensitive issues focused on the river and not individual members.

LW: What are your group's main issues?

RS: The main issue facing our organization is growing a coalition of like-minded groups who are willing to get into the fight. Challenging city, county, state, and federal agencies to

seek a biological solution to saving the McKenzie River is a daunting task. Unfortunately, political solutions are the current method of policy at all levels. People are going to have to get mad and demand our government take action to save this river.

LW: You've said that you have filed copious complaints to Lane County about harmful activities on the river's banks from property owners and that not one has been acted on. A recent statement from the county's Public Information Officer, Devon Ashbridge, alleges that the county received 25 complaints as of July this year, that all complaints were investigated and five were "verifiable," resulting in follow-ups with property owners. What's your response to Ms. Ashbridge's claim?

RS: I'm not sure what Ms. Ashbridge's definition of "verifiable" is, but we have documented photographic evidence of gross violations of the riparian ordinance. Common sense says removal of all native vegetation and adding invasive plants, excavation, placing aggregate fill in the river, and building structures such as decks, stairs, and outbuildings in the riparian zone are clearly in violation. In Lane County's thinking, creating paperwork on a complaint appears to be sufficient.

LW: You've also filed multiple formal complaints to the State DEQ, EPA and Division of State Lands, which has jurisdiction between the river and the high water mark and have taken officials from the DEQ and EPA on the river to view violations. How have these agencies responded?

RS: The federal officials we have taken down the river were shocked and disgusted at the lack of enforcement they witnessed. These agencies were focused on water quality. I can't speak for them, but it suffices to say they were appalled. They expressed frustration that the maze of city, county, state, federal agencies were failing to protect this water supply.

LW: Is anyone else besides McKenzie River Protective filing complaints?

RS: We are not aware of other groups filing complaints regarding government enforcement of current laws on the McKenzie River.

LW: You note that management by corporate timber companies on the hillsides above the river are also contributing to the river's decline. How so, and what's to be done about it?

RS: It is standard procedure in tree harvesting/replanting to use fertilizer, herbicides, and pesticides to promote tree growth. For decades tons of chemicals have been dispersed by aerial means to grow healthy Douglas Fir trees in the McKenzie watershed. Those chemicals leach into the river down the steep slopes of the McKenzie valley. The result is chemical levels detectable in water quality testing. And these chemicals promote the growth of algae (Didymo and Filamentous Algae), which are invasive species. The growth of these invaders is causing harm to the entire biological makeup in the river. From insects to fish spawning to drinking water quality, the impact of industrial chemicals is catastrophic.

And now, with so much of the watershed burned, 175,000 acres will eventually be replanted and receive the standard dose of chemicals. It will be the largest application of chemicals in the McKenzie watershed in history. This issue demands a scientific examination of the impact of application of chemicals in the watershed. It is our position the McKenzie watershed should be chemical-free regarding industrial applications.

LW: As complaints to authorities have so far been ineffective, what will it take to heal the river? Educational outreach to the public? A class action suit?


RS: I wish I could say that an educational outreach will solve all the problems in the McKenzie watershed. The problem is that humans are involved. And that means politics, money, and greed. Yes, I think a class action lawsuit will be required to turn the destruction of this river around.

"Only when the last tree has died, the last river is poisoned, and the last fish is caught will you realize that you can't eat money."

Words of Chief Seattle 1859



Political hearts may bleed – or crocodile tears be shed – but it's not mom and pop being served by county and state deregulation



OREGON'S LEGENDARY MCKENZIE: A RIVER IN TROUBLE.

**Oregon's Legendary McKenzie:
A River in Trouble**
Watch the video on YouTube
youtube.com/watch?v=diXwU25hk_c



An excavator at work disturbing precious riverine soils near the water's edge



Right and below, houses permitted by HB 2289 in direct violation of Lane County's riparian ordinance and the requirements of the Division of State Lands



Typical of most, if not all, new construction post fire, this house is larger than the original and likely to be a rental owned by an out of area, out of state developer

Creswell UGB Expansion and Wetlands Protection

In 2019 Creswell was informed by the state that its population was expected to grow by 40% over 20 years and would have to find enough land within its Urban Growth Boundary (UGB) to accommodate the housing for that increase. If the current number of buildable lots isn't enough the UGB would have to incorporate neighboring land that would likely include wetlands.

Information about residential zoning and infrastructure such as roads, sewers and power was available, but, because federal and state agencies require no net loss of wetlands, using wetlands as possible building sites presented a more troublesome hurdle. To meet this requirement Creswell had decided earlier to adopt a "Safe Harbor" approach in which a potential developer must go through a complicated permitting process involving multiple state and federal agencies. The city can weigh in on whether it sees the development as desirable. While "Safe Harbor" doesn't prevent development, it does make it difficult, time consuming and expensive.

Lynx Hollow Creek is the main source of water for the larger wetlands in Creswell. Historically, the water gathers in a small watershed of low elevation a few miles south of town. The creek flows eastward until close to the valley floor where it turns abruptly northward near the community of Walker. The gradient is low but allows the stream to meander past Creswell Butte through the UGB and empties into the Coast Fork of the Willamette a couple of miles northeast of town. The creek dries up in the summer but floods at various places in winter.

In 1871 the Oregon and California Railroad constructed an elevated berm running parallel to the riparian corridor on which to lay its track. This gave the tracks a solid foundation but prevented water from the creek meandering where it had formally created wetlands. Instead, it resulted in fields west of the tracks flooding more than previously.

In 1958, motivated by complaints of flooding, the Army Corp of Engineers built a diversion where the creek turned north near the valley floor. An arrow-straight channel was dug leading east under the railroad and continued for about a half mile in a concrete lined trench to the Coast Fork. The confluence is not designed to allow fish into the stream. Water can be diverted into the old riparian corridor but is done only on a limited basis.

Despite the limited flow of water through the Hill Creek system (confusingly Lynx Hollow Creek becomes Hill Creek at the diversion) there are over fifty designated wetlands within Creswell's UGB recognized as significant. They help control flooding, improve water quality, provide habitat and diversity for plants and wildlife and provide open spaces for aesthetic appreciation, recreation and education.

Some wetlands, however, are seen as more valuable than others. Some are small and isolated from the others or negatively impacted in their functions. Some are interconnected and provide several functions. In order to assess how much land is buildable Creswell has to decide which wetlands might be suited for development and which must be protected and possibly enhanced.

The city has hired Branch Engineering of Springfield to do an audit of the Riparian and Wetlands Overlay Zone, do an ESEE (economic, social, environmental, energy) analysis and help with possible amendments to Creswell's Comprehensive and Development Code. This work should result in a clearer understanding of the tradeoffs in protection and development.

Curtis Thomas, Creswell's planner, has also formed a Technical Advisory Committee (TAC) comprised of state and federal agencies involved with the permitting process. The TAC meets virtually and includes members of the Corps of Engineers, Division of State Lands, Department of Environmental Quality, Department of Land Conservation and Development, a member of Creswell's planning commission and an urban planner. I joined the meetings as a guest.

To date there have been two TAC meetings with two slated in the future. Within the agencies there are varied philosophies, rules, and applications, and regulations within their departments sometimes change. The agencies admit feeling "stuck" with what they have but are optimistic enough to have deeper discussions among themselves to find some way to coordinate their priorities. Streamlining the permitting process to any significant degree seems unrealistic, but Creswell could end up with clearer wetlands policies and some ability to help potential developers understand what possibilities they have of obtaining a permit.

Thomas, the planner, has narrowed potential developable wetlands to those that are within residential zoning and are relatively close to infrastructure. If any of the wetlands are permitted to be developed they will have to be mitigated by creating new wetlands or enhancing existing ones. However, Creswell owners want

to invest in their own community rather than in the two mitigation banks now available, both of which are in or near Eugene. Garden Lake, a wetland along the Hill Creek riparian corridor, is seen as a likely possibility for enhancement, and DSL and Branch Engineering are looking into the prospect of creating a local bank, which could take two years from concept to implementation.

Meanwhile, as projected, Creswell will surely continue to grow, and, like all Oregon towns, continue to have nowhere to go but onto farmland, forest land, wetlands and other natural areas essential to the health of Lane County's rural landscape.

John White
Creswell



Lauri Segel

LandWatch Participation When We Are Not the Appellant

As earlier reported, in 2021 LandWatch Lane County experienced some significant and unexpected successes from our continued participation at the local level by commenting on and challenging Land Management Division (LMD) decisions. So far, it appears that our participation in

support of the LMD against appeals by applicants is also being rewarded.

A review of local appeals heard by the Hearings Official (HO) thus far in 2022 indicates that LandWatch has testified in defense of Lane County's denial of development applications more often than we have appealed LMD approvals. We filed only five appeals between January and August, which is significantly less than in previous years. One appeal was affirmed, two were denied, one was dismissed for a procedural error, and we negotiated a settlement in another.

When LandWatch participated in nine LMD denials of development proposals—a significant increase in our previous participation—all but two denials were affirmed by the HO. However, when LW either did not participate at all, or participated without an attorney, in the appeals of LMD denials filed by applicants, all but two of nine were reversed by the HO. This indicates the importance of our presence at the local level, especially with assistance from an attorney, even when we are not the appellant.

While LandWatch filed eight appeals to the Land Use Board of Appeals (LUBA) in 2021, we have filed only one appeal to the Board to date that resulted in a remand to the county. In addition we have participated as "Intervenor-Respondent", defending County decisions, three times so far this year, where two of the three decisions were remanded to the County. In 2021 LW participated as intervenor-respondent only once.

With ongoing support from community members, LandWatch Lane County will continue its efforts to ensure the lawful implementation of land use laws intended to protect farm and forest lands, natural areas and open space.

Lauri Segel
Research Analyst

