

November 28, 2020

Ms. Heather Richards
Yamhill County Planning Department
231 Fifth Street
McMinnville, OR 97128

Re: G 6-20 Urban Growth Boundary Amendment Proposal

Greetings Ms. Richards,

I am submitting this letter in support of the proposed above referenced amendment and kindly request to have it entered into the public record on this matter. Please consider the following information on Docket Number G 6-20 (Urban Growth Boundary Amendment) and the potential impact this action would have on our family property. The Trent family has owned properties located on SW Old Sheridan Road for nearly 100 years. These properties were originally purchased by my great grandfather, James S. Trent, in the early 1920's. Some properties were deeded to his children, including my grandfather Walter Lee Trent and eventually my father, James Robert Trent.

While other land owned by my great grandfather was deeded to other children, and eventually sold by heirs, these two properties remain in the Trent family located on the north side of SW Old Sheridan Road across from the Old Grange. These properties are identified as follows: 1695 SW Old Sheridan Road (Sec 30 T4S R4W 1400) comprised of 49.84 acres and 1721 SW Old Sheridan Road (Sec 30 T4S R4W 1300) comprised of .16 acres for a total of 50.00 acres of land.

The Trent family has observed properties being developed directly south on Old Sheridan Road over the past 20 years. However, past attempts to have our properties included in the urban growth boundary were vigorously opposed by the 1000 Friends of Oregon organization. While building directly across the road has continued for many years, we have been prohibited from considering alternative uses for this land.

There are some very good reasons to include our 50 acres in the proposed urban growth boundary amendment. First and foremost, as already identified, McMinnville needs to have additional lands to annex into the city for future development. Land included in Phase 1 of the MGMUP was substantially less than what was required to meet the City's identified need for housing, employment and livability needs. Additionally, services (water, sewer, etc.) are already in place to support the past development south of SW Old Sheridan Road and would make inclusion of our land affordable and logical given services are already located nearby. Finally, given the rapid growth McMinnville is currently experiencing, we believe our property should be considered for additional potential uses. The need to bring additional land into the City has already been identified by land use studies. We strongly agree with this conclusion.

Thank you for the opportunity to submit this information for your consideration.

Kind regards,

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