

Attention: Land conservation and Development Board and Metro Council

I am Robert L. Zahler , owner of UFE property located at 14111 NW Springville Rd. Portland, OR 97229. (Located in 9B known as the L".

This property consists of 36 acres and has been in our family since 1894. During this time it has been farmed in a incidental manor in order to more or less keep the property from being completely overgrown. This land was zoned suburban residential until the middle of the 1970' when it was zoned EFU.

Now after 50 years of being restricted from any type of use other than farming, we are again faced with another 50 years of no activity than farming instead of the highest/best use of the land.

I have taken photos attached photos that shows after the past 50 years we currently have about 10 acres of clear land now leased to a neighbor farmer and the balance of the 26 acres consists of brush and random broadleaf trees of non commercial value. As you can see there are no important features of any type on the land and the only change has been the (2) ten million gallon water tanks located on the South side of Springville Rd located in Multnomah County. The BBA power line runs north/south on the county line on our property and was installed in the late 1930's. To the east of my property and to the Portland city limits there are a variety of small acreages with homes. On The West side of our property across the Washington/Multnomah County line is the UGB with high density homes on the South side of Springville and the boundary expansion for North Beathany on the North side of Springville.

Should this area be zoned rural again for 50 years you will allow the area to further become overgrown with brush, weeds, non commercial trees, which will result in a total distraction of the environment in the neighborhood and future development on the Washington County Side.

I have personally worked and presented requests to be included in the UGB for the past 30 years. Its time that fairness comes into the decision making process and we are allowed to grow as the surrounding area grows.

Robert Zahler
13937 NW Springville Rd, Portland OR 97229
503-292-3183

Pictures attached below of the above property.

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OCT 08 2010

**LAND CONSERVATION
AND DEVELOPMENT**

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503-292-3183

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