



Kevin Kreitman, City Manager
Janelle Booth, Assistant City Manager/City Engineer
Scott Cowan, Mayor

February 14, 2023

County Planning, Alyssa Boles
300 SW 4th Avenue
Albany OR 97321

RE: Applicant Response to new testimony, Linn County Case PLN-2022-00807

I. Introduction.

Applicant has reviewed the written testimony submitted at and after the hearing. Applicant's original written testimony and supplemental documentation support the proposed findings of fact and conclusions of law that the Applicant has satisfied the burden of proving all applicable criteria are satisfied. Applicant responds below with additional written testimony and the attached evidence to address questions and concerns provided in the record.

II. All alternative sites are predominantly high-value farm soil and are either prime or unique soils under the NRCS definitions.

In his letter dated 2/7/2023, Levi Graffenberger raised issues regarding the analysis of soils provided in the Applicant's alternative site analysis. Mr. Graffenberger requested that the Applicant distinguish between high value farmland (class I through class IV soils) and "prime or unique" soils. Applicant has reviewed the comments in the record and provides the following supplemental evidence that clarifies and corrects the Applicant's materials regarding the soils analysis. However, none of the ultimate findings or conclusions of law are affected by these corrections or supplemental information.

OAR 660-024-0040, ORS 195.300(10), and ORS 215.710 define "high value farmland." For lands within the Willamette Valley, the definition of high value farmland includes all tracts of predominantly Class I-IV Soils. Prime and unique farmlands are defined in NSSH Part 622 and identified in the SDA Prime and other Important Farmlands for Linn County, Oregon, published by Natural Resources Conservation Service (NRCS). Prime farmlands include lands that have "the best combination of physical and chemical characteristics for producing food, feed, forage, fiber, and oilseed crops and that is available for these uses." The NRCS soils data expressly defines which lands qualify as prime farmlands. Unique farmlands include lands other than prime farmlands that are "used for the production of specific high value food and fiber crops." Unique farmlands expressly include those identified by the NRCS as either having local or statewide significance.¹ A tract or property is predominantly high value farmland or predominantly prime or unique farmland if it is over 50 percent of such soils. OAR 660-024-0067 (4)(d).

Applicant has included as Exhibit A to this memorandum NRCS Web Soil Survey maps, soils analysis

¹ https://efotg.sc.egov.usda.gov/references/public/CR/NSSH_Part_622_Prime_Farmland_Definition.pdf
4896-0595-4384, v. 3

reports obtained from Linn County's GIS system for each parcel, and an excel spreadsheet tabulating this data along with the NSSH Part 622 Prime Farmland and Unique Farmland definitions. Where available, parcel specific soil data was used for more precision. Where the limits of alternative sites did not align with parcel lines (Alternative Site 2), soil data from an area of interest (AOI) in the NRCS web soil survey data was used.

All of the alternative sites are predominantly high value soils (including the property being removed from the UGB). Applicant notes its initial materials misstated all soils were predominantly Class I. We appreciate this opportunity to correct the soils information in the original alternative site analysis. Additionally, all of the alternative sites are predominantly prime or unique farmlands. Accordingly, all three sites are equal priority under the state's alternative site comparison regulations, and the ultimate findings and conclusions of law under the Applicant's alternative site analysis are supported by the evidence in the record. Below is a summary of the soil data.

Alternative Site 1 is predominantly high value and prime or unique soils as all soils are high value and prime or unique. 100 percent of the soils are Class I – IV soils. Alternative Site 1 is also predominantly "prime and unique" (11.59 percent prime and 39.81 percent unique equals 51.4 percent prime or unique). Moreover, 78.63 acres of Alternative Site 1 is Amity silt loam, which is considered prime farmland if drained (48.60 percent prime if drained). 49.56 acres of this Amity silt loam has been tilled and the remainder has been drained through grading, surface channels, and ditches (see Exhibit B for tiling map and photos of surface drainage shortly after 2/13/23 rain event as observed by staff). Because it is drained, the Amity silt loam meets the definition of prime farmland. This site is actively farmed in grass cultivation, which is a primary crop of Linn County.

Total Alt Site 1

Class	Acres	Percent
I	0	0.00%
II	122.23	75.54%
III	33.83	20.91%
IV	5.74	3.55%
Water	0	0.00%
Total	161.8	100.00%

	Acres	Percent
Prime farmland	18.75	11.59%
Prime farmland if drained	78.63	48.60%
Prime farmland if irrigated	0	0.00%
Farmland of statewide importance	64.42	39.81%
Not prime farmland	0	0.00%
	161.8	100.00%

% High value farmland (Class I - IV) = 100.0%

% All areas are prime or unique farmland only = 51.4%

% Prime farmland (including if drainage and irrigated) or unique = 100.0%

Alternative Site 2 is predominantly high value and prime or unique soils as all soils are high value and prime or unique. 100 percent of the soils are Class I – IV soils. It is also predominantly "prime and unique" (20.13 percent prime and 45.05 percent unique equals 65.18 percent). 60.9 acres of Alternative Site 2 is Amity silt loam, which is considered prime farmland if drained (i.e., 34.82 percent prime if drained). Based on staff visits and aerial photo review, it is clear that this site has

been drained through grading, surface channels, and ditches. Because it is drained, the Amity silt loam meets the definition of prime farmland. This site is actively farmed in grass and planted in an orchard.

Total Alt Site 2

Class	Acres	Percent		
I	1.3	0.74%		
II	94.8	54.20%		
III	43.2	24.70%		
IV	35.6	20.35%		
Water	0	0.00%		
	174.9	100.00%		
			Acres	Percent
Prime farmland			35.2	20.13%
Prime farmland if drained			60.9	34.82%
Prime farmland if irrigated			0	0.00%
Farmland of statewide importance			78.8	45.05%
Not prime farmland			0	0.00%
			174.9	100.00%

- % High value farmland (Class I – IV) = 100.0%
- % All areas are prime or unique farmland only = 65.18%
- % Prime farmland (including if drainage and irrigated) or unique = 100.0%

Alternative Site 3 (Site B) is predominantly high value (99.73 percent Class I – IV) soils. It is also predominantly “prime and unique” (38.50 percent prime and 24.19 percent unique equals 62.69). 60.33 acres of Alternative Site 3 is Amity silt loam, which is considered prime farmland if drained. This site has been drained by tiling, use of grading, surface channels, and ditches. Evidence of draining is based on the testimony of the property owner, staff inspections and aerial view. Because it is drained, the Amity silt loam meets the definition of prime farmland. This site is planted in a hazelnut orchard.

Total Alt Site 3 (Site B)

Class	Acres	Percent		
I	0.45	0.28%		
II	122.59	75.26%		
III	33.74	20.71%		
IV	5.67	3.48%		
Water	0.44	0.27%		
	162.89	100.00%		
			Acres	Percent
Prime farmland			62.71	38.50%
Prime farmland if drained			60.33	37.04%
Prime farmland if irrigated			0	0.00%
Farmland of statewide importance			39.41	24.19%
Not prime farmland			0.44	0.27%
			162.89	100.00%

% High value farmland (Class I - IV) = 99.73%

% All areas are prime or unique farmland only = 62.69%

% Prime farmland (including if drainage and irrigated) or unique = 99.73%

Site A is predominantly high value (62.64 percent class I – IV) soils. It is also predominantly “prime and unique” (8.19 percent prime, 1.05 percent prime if drained, 50.56 percent prime if irrigated, and 2.83 percent unique). 84.67 acres of Site A is Newberg fine sandy loam, which is considered prime farmland if irrigated. As described in Exhibit C, this property will be irrigated and meet the definition of prime farmland.

Total Site A

	Acres	Percent
Class I	0	0.00%
Class II	100.15	59.81%
Class III	0	0.00%
Class IV	4.74	2.83%
Class VI	50.24	30.00%
Class VIII	3.18	1.90%
Water	9.15	5.46%
	167.46	100.00%

	Acres	Percent
Prime farmland	13.72	8.19%
Prime farmland if drained	1.76	1.05%
Prime farmland if irrigated	84.67	50.56%
Farmland of statewide importance	4.74	2.83%
Not prime farmland	62.57	37.36%
	167.46	100.00%

% High value farmland (Class I - IV) = 62.64%

% All areas are prime or unique farmland only = 11.02%

% Prime farmland (including if drainage and irrigated) or unique = 62.64%

This analysis verifies that all three alternative sites are predominantly high value and “prime or unique” and confirms the City's statement that the alternative sites are all of equal priority under state law.

III. The City needs the proposed UGB swap.

The City disagrees with the argument that the City must analyze the need for available industrially zoned property within the City as part of the alternative site analysis. The City does not have to demonstrate ‘need’ for more industrial land because the proposal is an exchange of land. The exchange will result in a substantially similar amount of industrial land in the urban growth boundary (“UGB”) acknowledged by Oregon’s Land Conservation and Development Commission. UGB exchanges under OAR 660-024-0070 authorize a continuation of this amount of industrial land in a new configuration without having to reestablish a city “needs” such land.

While it is not related to an applicable criterion, the City wishes to address the inaccurate assertion that there is more than enough available developable industrial land within Millersburg. The timeline below describes significant events that affected industrially zoned property in the City. The City provides this timeline to explain why the proposed UGB change is both appropriate and

necessary.

History of industrial facility closures and job losses from 1974 to 2017:

- When the City of Millersburg was formed in 1974, it was created as an industrial hub, including Wah Chang, Simpson Timber, Weyerhaeuser, and the Albany Paper Mill (Willamette Industries). These companies provided a large number of family wage jobs to residents of Albany, Millersburg, and the mid-Valley area.
- In the 1980s, Boise Cascade plywood closed, resulting in a loss of 135 jobs.
- In 1989, Simpson Timber closed, causing a loss of about 200 jobs. The former mill site is now Talking Water Gardens, and the associated log ponds have been returned to their natural state.
- In 2010, Weyerhaeuser closed their custom products/laminate beam plant and converted it to a distribution center. This caused a loss of about 70 jobs.
- In 2011, the paper mill (at that time owned by International Paper) closed, causing the loss of 310 jobs, \$144 million in assessed value, and \$1 million per year in electric franchise fees. Due to losing those franchise fees, the City of Millersburg levied a tax rate for the first time in 2012.
- Approximately 700 jobs were lost during this period, and many acres of land that had been in industrial use became unusable for industrial development due to redevelopment for other purposes, changes in industrial practices, and environmental regulations.

Period of renewed growth from 2017 to 2023:

- In 2017, the Intermodal Project was proposed.
- In 2018, the City issued resolutions supporting the Intermodal project and began to actively market City-owned industrial property south of Conser Road.
- Over the next five years, the City received interest from many industrial projects both through Business Oregon and from direct contacts.
- The City planned and designed a new fire station and road (Transition Parkway) to provide access to City's industrially zoned property and provide a buffer for the residential area north of Conser Road. The fire station was completed in 2022.
- During 2021 and 2022, the following took place:
 - The City entered a lease with Wilbur-Ellis for 25 acres of industrially zoned property west of the BNSF railroad tracks. In November 2022, this project received land use approval from the City of Millersburg.
 - The Intermodal Facility (63 acres) construction completed, with a grand opening in December 2022.
 - The City entered into a Purchase and Sale Agreement (PSA) for 60-80 acres with a manufacturing company, south of Conser Road, which will take access from the newly designed Transition Parkway.
 - The City entered a Letter of Intent (LOI), with a local high-tech company for the remaining 40 acres of the property south of Conser Road. Through no fault of the property, these 40 acres are currently available.
 - Linn County and Aymium (National Carbon Technologies) entered into a lease agreement for 45 acres of property near the Intermodal Facility (the remainder of the International Paper mill site). This project has been completing state required permits, and construction is intended to begin on the site in the spring of 2023.

- A company seeking property for a \$300 million battery storage facility is negotiating a lease with ATI for 25 acres just south of the City-owned property south of Conser Road.
- In early 2022, due to the large interest and expected offers for industrial property, the State's regional solutions team, which includes the Department of Land Conservation and Development (DLCD), recommended the City consider a UGB swap for property zoned as Industrial but constrained from its intended industrial use. This process resulted in the proposal before Linn County in this matter.

If one were to only view aerial photos of Millersburg's industrially zoned areas, it may seem that such lands are available for development; however, most of these properties are significantly constrained or tied up in the early stages of development. The actual amount of available developable property zoned General Industrial within the City limits is depleting. Based on a review of unencumbered property, the City estimates that less than 135 acres remain available within City limits, and portions of that property are constrained, presenting challenges for development (see details below).

Exhibits D-1 and D-2 are maps showing the remaining unencumbered available industrially zoned property inside the City limits. The maps indicate land tied up in agreements and land significantly limited by constraints including wetland, waterways, and other environmental restrictions. These maps also highlight an additional limitation to development – many of the remaining properties are too small to attract most industrial developers because most require larger tracks of land.

Opportunities for new business are significantly limited within the City's limits. The UGB swap is intended to address this dwindling supply of undeveloped industrial lands together with the historical changes in industrial land needs. Acting now before all available lands are completely developed will provide the community with reasonable opportunities for future employment, which is a foundational responsibility of the City and County.

IV. Site A (property to be removed) is not a superfund site and has no hazardous substance contamination of record.

The City of Millersburg submits the following evidence in response to allegations of contamination on Site A. In his letter, Mr. Kenagy asserts the possibility of contamination on Site A due to proximity to an existing Superfund site. He also implies that this Superfund site may extend onto Site A.

Teledyne Wah Chang Superfund site (Superfund site) exists and is within the City of Millersburg. Definitive information on its extent or relationship to Site A is readily available. The US EPA publishes information for all current, former and proposed sites under the Superfund's National Priorities List (NPL) and sites being discussed under the Superfund Alternative Approach (SAA) on its publicly accessible website. The webpage for the Teledyne Wah Chang Superfund site has a map depicting the limits of the Superfund site. This map is included as Exhibit E.

The Superfund site consists of the main ATI plant and northern properties known as the "Farm Ponds Area" and the "Soil Amendment Area (SAA)." The Farm Ponds Area is owned by ATI and is in the ready for reuse process through EPA. The SAA is owned by the City of Millersburg. Both the Farm Ponds and SAA have historically been farmed. The Farm Ponds Area continues to be farmed; the SAA was farmed until the fall of 2022, when the farming lease was discontinued because of interest in industrial development on the property.

As shown on the map, the Superfund site does not extend onto Site A. The eastern edge of Site A is about 915 feet from the nearest point of the Superfund site (the Farm Ponds Area). The southern tip of Site A is about 600 feet from nearest point of the Superfund site (ATI site). Exhibit E shows the relationship between the Superfund site location and Sites A and B. Stormwater runoff from the Farm Ponds Area and SAA travels in a drainage channel, through adjacent farmland and discharges into a slough of the Willamette River at the north end of Site A. This water does not travel across Site A, except in a channel at the northern tip of the property.

Similarly, stormwater runoff from the ATI site does not travel across Site A. As an industry with an industrial stormwater discharge permit through Oregon DEQ, all stormwater runoff from the ATI site is controlled, sampled, and discharged through approved outfalls at Truax Creek and Murder Creek, which discharge into the Willamette River.

City staff have spoken with DEQ and EPA staff regarding any possible contamination on Site A. Both agencies have confirmed that Site A has never been identified in any program or database as contaminated, or of concern for contamination. This information supports the letter from Vaughn Pieschl (previously submitted into the record and included as Exhibit F), regarding operations at Site A during the time it was owned by Willamette Industries, Weyerhaeuser Corporation, and International Paper. Site A was never owned or used by ATI.

As to Mr. Kenagy's concern that the City is trying to pass on potential liability to the County, the UGB exchange process involves no changes to property ownership or environmental responsibility. In no case could a UGB change result in the County becoming responsible for future cleanup costs.

Mr. Kenagy's claims of contamination or possible contamination on Site A are unfounded and based only on assumptions not substantiated by historic knowledge of site operations, evidence, data, or regulatory agencies.

V. Site A can be reasonably farmed.

Multiple parties have questioned whether Site A may be farmable. According to the NRCS soil data, Site A is predominantly high-value farm soil, and with the improvements to irrigation and drainage, may be predominantly prime farm soil as well. See Exhibit A. Applicant requests Exhibit C be included in the record. Applicant provides this additional evidence in the record to respond to comments and concern of surrounding property owners. The soil data and testimony from Mr. Kuhne shows the soils of Site A are consistent with other productive and high value soils in Linn County and may be prime farmland once improved in a manner consistent with other farms. However, whether or not the property to be removed from a UGB in exchange is equally farmable as the alternative sites is not a relevant criterion and may not be a basis for denial of this proposal. Applicant merely provides this evidence to address the questions and concerns raised in the record.

VI. Exhibit List

Exhibit A – Soils Analysis and Data from NRCS and Linn County.

Exhibit B – Email from Paul Kuehne dated 2/13/2023 and photos of Alternative Site 1.

Exhibit C – Letter from Paul Kuehne regarding farming on Site A.

Exhibit D – Maps showing a snapshot of available industrially zoned properties in 2023.

Exhibit E – EPA map of ATI Superfund site and maps showing relation to Site A and Site B.

Exhibit F – Letter from Vaughn Pieschl dated 01/17/2023.

Exhibit A- Soils Analysis and Data from NRCS and Linn County

Exhibit A - Soils Analysis

Comparison

Class	Alt Site 1		Alt Site 2		Alt Site 3 - Site B	
	Acres	Percent	Acres	Percent	Acres	Percent
I	0	0.00%	1.3	0.74%	0.45	0.28%
II	122.23	75.54%	94.8	54.20%	122.59	75.26%
III	33.83	20.91%	43.2	24.70%	33.74	20.71%
IV	5.74	3.55%	35.6	20.35%	5.67	3.48%
VI - VIII	0	0.00%	0	0.00%	0	0.00%
Water	0	0.00%	0	0.00%	0.44	0.27%
Total	161.8	100.00%	174.9	100.00%	162.89	100.00%
Predominantly Class I-II?		Yes		Yes		Yes
Predominantly High Value (Class I-IV)?		Yes		Yes		Yes

Prime	Alt Site 1		Alt Site 2		Alt Site 3 - Site B	
	Acres	Percent	Acres	Percent	Acres	Percent
Prime farmland	18.75	11.59%	35.2	20.13%	62.71	38.50%
Prime farmland if drained	78.63	48.60%	60.9	34.82%	60.33	37.04%
Prime farmland if irrigated	0	0.00%	0	0.00%	0	0.00%
Farmland of statewide importance	64.42	39.81%	78.8	45.05%	39.41	24.19%
Not prime farmland	0	0.00%	0	0.00%	0.44	0.27%
Total	161.8	100.00%	174.9	100.00%	162.89	100.00%
Predominantly prime and unique?		Yes		Yes		Yes
Predominantly prime and unique if drained and irrigated?		Yes		Yes		Yes

Alt Site 1

Parcel # 10S03W27 00400

Series	Soil Class	HV	NRCS Farm Class	Acres	Percent	Name
106A	Ilw	1	All areas are prime farmland	8.9	30	Woodburn silt loam, 0 to 3 percent slopes
106C	Ile	1	Farmland of statewide importance	0.24	0.81	Woodburn silt loam, 3 to 12 percent slopes
3	Ilw	1	Prime farmland if drained	16.41	55.3	Amity silt loam
33	IVw	2	Farmland of statewide importance	4.12	13.89	Dayton silt loam
				29.67	100.00	

Parcel # 10S03W27 00500

Series	Soil Class	HV	NRCS Farm Class	Acres	Percent	Name
106A	Ilw	1	All areas are prime farmland	4.07	27.52	Woodburn silt loam, 0 to 3 percent slopes
106C	Ile	1	Farmland of statewide importance	10.36	70.06	Woodburn silt loam, 3 to 12 percent slopes
3	Ilw	1	Prime farmland if drained	0.12	0.8	Amity silt loam
33	IVw	2	Farmland of statewide importance	0.24	1.62	Dayton silt loam
				14.79	100.00	

Parcel # 10S03W28 01600

Series	Soil Class	HV	NRCS Farm Class	Acres	Percent	Name
106A	Ilw	1	All areas are prime farmland	5.77	12.09	Woodburn silt loam, 0 to 3 percent slopes
106C	Ile	1	Farmland of statewide importance	14.25	29.86	Woodburn silt loam, 3 to 12 percent slopes
27	IIIw	2	Farmland of statewide importance	20.17	42.26	Concord silt loam
3	Ilw	1	Prime farmland if drained	7.54	15.79	Amity silt loam
				47.73	100.00	

Parcel # 10S03W28 01700

Series	Soil Class	HV	NRCS Farm Class	Acres	Percent	Name
27	IIIw	2	Farmland of statewide importance	4.42	16.15	Concord silt loam
3	Ilw	1	Prime farmland if drained	22.95	83.85	Amity silt loam
				27.37	100.00	

Parcel # 10S03W28 01800

Series	Soil Class	HV	NRCS Farm Class	Acres	Percent	Name
27	IIIw	2	Farmland of statewide importance	3.31	11.06	Concord silt loam
3	Ilw	1	Prime farmland if drained	26.61	88.94	Amity silt loam
				29.92	100.00	

Parcel # 10S03W28 01900

Series	Soil Class	HV	NRCS Farm Class	Acres	Percent	Name
27	IIIw	2	Farmland of statewide importance	0.06	1.48	Concord silt loam
3	Ilw	1	Prime farmland if drained	3.9	98.52	Amity silt loam
				3.96	100.00	

Parcel # 10S03W21D 01600

Series	Soil Class	HV	NRCS Farm Class	Acres	Percent	Name
27	IIIw	2	Farmland of statewide importance	2.48	56.45	Concord silt loam
3	Ilw	1	Prime farmland if drained	1.04	23.75	Amity silt loam
33	IVw	2	Farmland of statewide importance	0.87	19.79	Dayton silt loam
				4.39	99.99	

Parcel # 10S03W21D 01700

Series	Soil Class	HV	NRCS Farm Class	Acres	Percent	Name
106A	Ilw	1	All areas are prime farmland	0.01	0.31	Woodburn silt loam, 0 to 3 percent slopes
27	IIIw	2	Farmland of statewide importance	3.39	85.38	Concord silt loam
3	Ilw	1	Prime farmland if drained	0.06	1.58	Amity silt loam
33	IVw	2	Farmland of statewide importance	0.51	19.79	Dayton silt loam
				3.97	87.27	

Total Alt Site 1

Class	Acres	Percent	Acres	Percent
I	0	0.00%	18.75	11.59%
II	122.23	75.54%	78.63	48.60%
III	33.83	20.91%	0	0.00%
IV	5.74	3.55%	64.42	39.81%
Water	0	0.00%	0	0.00%
	161.8	100.00%	161.8	100.00%

% High value farmland (Class I - IV) = 100.00%
 % All areas are prime or unique farmland only = 51.40%
 % Prime farmland (including if drainage and irrigated) and unique = 100.00%

Alt Site 2*

Parcel # 10S03W20 00300*, 00400, and 00500

Series	Soil Class	HV	NRCS Farm Class	Acres	Percent	Name
3	Ilw	1	Prime farmland if drained	60.9	34.8	Amity silt loam
8	IVw	2	Farmland of statewide importance	20.1	11.5	Bashaw silty clay
27	IIIw	2	Farmland of statewide importance	43.2	24.7	Concord silt loam
33	IVw	2	Farmland of statewide importance	15.5	8.9	Dayton silt loam
102	I	1	All areas are prime farmland	1.3	0.8	Willamette silt loam
106A	Ilw	1	All areas are prime farmland	33.9	19.4	Woodburn silt loam, 0 to 3 percent slopes
				174.9	100.1	

Total Alt Site 2

Class	Acres	Percent	Acres	Percent
I	1.3	0.74%	35.2	20.13%
II	94.8	54.20%	60.9	34.82%
III	43.2	24.70%	0	0.00%
IV	35.6	20.35%	78.8	45.05%
Water	0	0.00%	0	0.00%
	174.9	100.00%	174.9	100.00%

% High value farmland (Class I - IV) = 100.00%
 % All areas are prime or unique farmland only = 65.18%
 % Prime farmland (including if drainage and irrigated) and unique = 100.00%

*Only a portion of parcel 10S03W20 00300 is included in Alternative Site 2. Therefore, parcel specific soil data from Linn County GIS could not be utilized for Alt Site 2. For this site and area of interest (AOI) in the NRCS web soil survey was used.

Alt Site 3 (Site B)

Parcel # 10S03W20 00402

Series	Soil Class	HV	NRCS Farm Class	Acres	Percent	Name
106A	Ilw	1	All areas are prime farmland	27.58	27.78	Woodburn silt loam, 0 to 3 percent slopes
27	IIIw	2	Farmland of statewide importance	24.97	25.15	Concord silt loam
3	Ilw	1	Prime farmland if drained	41.15	41.45	Amity silt loam
33	IVw	2	Farmland of statewide importance	5.59	5.63	Dayton silt loam
				99.29	100.01	

Parcel # 10S03W29 00101

Series	Soil Class	HV	NRCS Farm Class	Acres	Percent	Name
106A	Ilw	1	All areas are prime farmland	28.03	44.07	Woodburn silt loam, 0 to 3 percent slopes
19	I	1	All areas are prime farmland	0.45	0.71	Chapman loam
25	Ilw	1	All areas are prime farmland	6.65	10.46	Cloquato silt loam
27	IIIw	2	Farmland of statewide importance	8.77	13.79	Concord silt loam
3	Ilw	1	Prime farmland if drained	19.18	30.15	Amity silt loam
33	IVw	2	Farmland of statewide importance	0.08	0.13	Dayton silt loam
W	na	non	Not prime farmland	0.44	0.69	Water
				63.60	100.00	

Total Alt Site 3 (Site B)

Class	Acres	Percent	Acres	Percent
I	0.45	0.28%	Prime farmland	62.71 38.50%
II	122.59	75.26%	Prime farmland if drained	60.33 37.04%
III	33.74	20.71%	Prime farmland if irrigated	0 0.00%
IV	5.67	3.48%	Farmland of statewide importance	39.41 24.19%
Water	0.44	0.27%	Not prime farmland	0.44 0.27%
	162.89	100.00%		162.89 100.00%

% High value farmland (Class I - IV) = 99.73%
 % All areas are prime or unique farmland only = 62.69%
 % Prime farmland (including if drainage and irrigated) and unique = 99.73%

Site A

Parcel # 10S03W29 00201

Series	Soil Class	HV	NRCS Farm Class	Acres	Percent	Name
106A	Ilw	1	All areas are prime farmland	0.48	0.55	Woodburn silt loam, 0 to 3 percent slopes
25	Ilw	1	All areas are prime farmland	12.09	13.9	Cloquato silt loam
3	Ilw	1	Prime farmland if drained	1.76	2.03	Amity silt loam
33	IVw	2	Farmland of statewide importance	3.19	3.67	Dayton silt loam
39	Vis	non	Not prime farmland	30.1	34.62	Fluents-Fluvaquents complex, nearly level
73	Ilw	1	Prime farmland if irrigated	37.76	43.44	Newberg fine sandy loam
8	IVw	2	Farmland of statewide importance	1.55	1.78	Bashaw silty clay
				86.93	99.99	

Parcel # 10S03W29 00300

Series	Soil Class	HV	NRCS Farm Class	Acres	Percent	Name
25	Ilw	1	All areas are prime farmland	1.15	1.82	Woodburn silt loam, 0 to 3 percent slopes
39	Vis	non	Not prime farmland	19.65	30.9	Fluents-Fluvaquents complex, nearly level
73	Ilw	1	Prime farmland if irrigated	36.06	56.69	Newberg fine sandy loam
85	VIIIw	non	Not prime farmland	0.52	0.82	Riverwash
W	na	non	Not prime farmland	6.21	9.77	Water
				63.59	100	

Parcel # 10S03W33 00200

Series	Soil Class	HV	NRCS Farm Class	Acres	Percent	Name
39	Vis	non	Not prime farmland	0.46	2.72	Fluents-Fluvaquents complex, nearly level
73	Ilw	1	Prime farmland if irrigated	10.85	64.04	Newberg fine sandy loam
74H	Vle	non	Not prime farmland	0.03	0.17	Ochrepts, very steep
85	VIIIw	non	Not prime farmland	2.66	15.71	Riverwash
W	na	non	Not prime farmland	2.94	17.37	Water
				16.94	100.01	

Total Site A

	Acres	Percent		Acres	Percent
Class I	0	0.00%	Prime farmland	13.72	8.19%
Class II	100.15	59.81%	Prime farmland if drained	1.76	1.05%
Class III	0	0.00%	Prime farmland if irrigated	84.67	50.56%
Class IV	4.74	2.83%	Farmland of statewide importance	4.74	2.83%
Class VI	50.24	30.00%	Not prime farmland	62.57	37.36%
Class VIII	3.18	1.90%		167.46	100.00%
Water	9.15	5.46%			
	167.46	100.00%			

% High value farmland (Class I - IV) = 62.64%

% All areas are prime or unique farmland only = 11.02%

% Prime farmland (including if drainage and irrigated) and unique = 62.64%

Search

Map Unit Legend

Linn County Area, Oregon (OR639)

Linn County Area, Oregon (OR639)

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
3	Amity silt loam	77.8	48.1%
27	Concord silt loam	35.0	21.7%
33	Dayton silt loam	5.6	3.5%
106A	Woodburn silt loam, 0 to 3 percent slopes	18.4	11.4%
106C	Woodburn silt loam, 3 to 12 percent slopes	24.9	15.4%

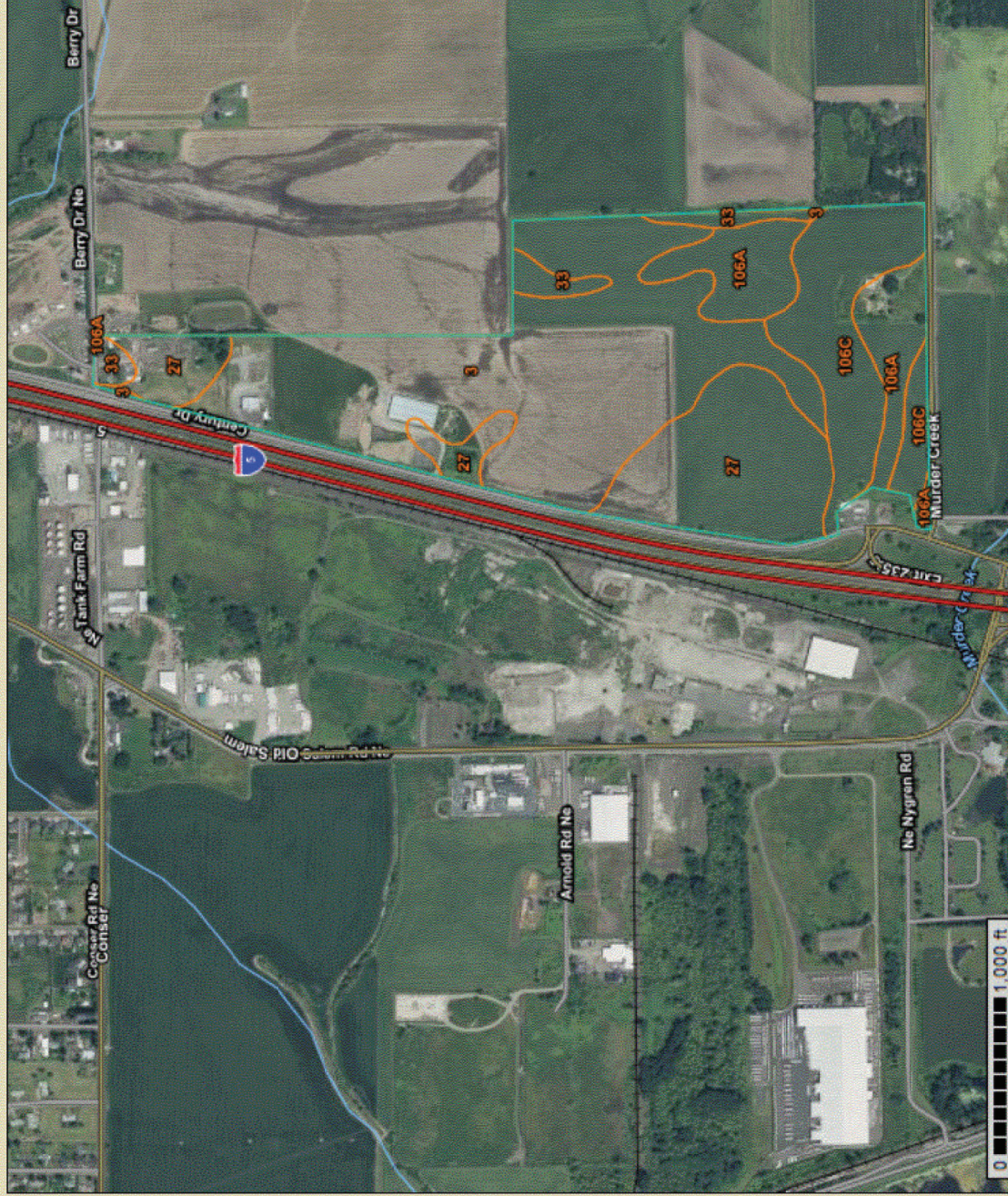
Totals for Area of Interest **161.6** **100.0%**

Soil Map

Legend



Scale (not to scale)



 SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10S03W27 00400
 Assessor#: 46157

Series	Class	HV	Acres	Percent	CU FT/AC	Name
106A	IIw	1	8.90	30.00	170	Woodburn silt loam, 0 to 3 percent slopes
106C	IIe	1	0.24	0.81	170	Woodburn silt loam, 3 to 12 percent slopes
3	IIw	1	16.41	55.30	130	Amity silt loam
33	IVw	2	4.12	13.89	40	Dayton silt loam
			<u>29.67</u>	<u>100.00</u>		

 SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10S03W27 00500
 Assessor#: 46165

Series	Class	HV	Acres	Percent	CU FT/AC	Name
106A	IIw	1	4.07	27.52	170	Woodburn silt loam, 0 to 3 percent slopes
106C	IIe	1	10.36	70.06	170	Woodburn silt loam, 3 to 12 percent slopes
3	IIw	1	0.12	0.80	130	Amity silt loam
33	IVw	2	0.24	1.62	40	Dayton silt loam
			14.79	100.00		

 SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10S03W28 01600
 Assessor#: 46595

Series	Class	HV	Acres	Percent	CU FT/AC	Name
106A	IIw	1	5.77	12.09	170	Woodburn silt loam, 0 to 3 percent slopes
106C	IIe	1	14.25	29.86	170	Woodburn silt loam, 3 to 12 percent slopes
27	IIIw	2	20.17	42.26	0	Concord silt loam
3	IIw	1	7.54	15.79	130	Amity silt loam
			47.73	100.00		

 SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10503W28 01700
 Assessor#: 46629

Series	Class	HV	Acres	Percent	CU FT/AC	Name
27	IIIw	2	4.42	16.15	0	Concord silt loam
3	IIw	1	22.95	83.85	130	Amity silt loam
			<u>27.36</u>	<u>100.00</u>		

SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10503W28 01800
Assessor#: 46637

Series	Class	HV	Acres	Percent	CU	FT/AC	Name
27	IIIw	2	3.31	11.06	0		Concord silt loam
3	IIw	1	26.61	88.94	130		Amity silt loam
			<u>29.92</u>	<u>100.00</u>			

 SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10S03W28 01900
 Assessor#: 44475

Series	Class	HV	Acres	Percent	CU FT/AC	Name
27	IIIw	2	0.06	1.48	0	Concord silt loam
3	IIw	1	3.90	98.52	130	Amity silt loam
			<u>3.96</u>	<u>100.00</u>		

 SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10S03W21D 01600
 Assessor#: 701561

Series	Class	HV	Acres	Percent	CU FT/AC	Name
27	IIIw	2	2.48	56.45	0	Concord silt loam
3	IIw	1	1.04	23.75	130	Amity silt loam
33	IVw	2	0.87	19.79	40	Dayton silt loam
			<u>4.40</u>	<u>100.00</u>		

 SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10S03W21D 01700
 Assessor#: 44467

Series	Class	HV	Acres	Percent	CU FT/AC	Name
106A	IIw	1	0.01	0.31	170	Woodburn silt loam, 0 to 3 percent slopes
27	IIIw	2	3.39	85.38	0	Concord silt loam
3	IIw	1	0.06	1.58	130	Amity silt loam
33	IVw	2	0.51	12.73	40	Dayton silt loam
			<u>3.97</u>	<u>100.00</u>		

Search

Map Unit Legend

Linn County Area, Oregon (OR639)			
Linn County Area, Oregon (OR639)			
Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
3	Amity silt loam	60.9	34.8%
8	Bashaw silty clay	20.1	11.5%
27	Concord silt loam	43.2	24.7%
33	Dayton silt loam	15.5	8.9%
102	Williamette silt loam	1.3	0.8%
106A	Woodburn silt loam, 0 to 3 percent slopes	33.9	19.4%
Totals for Area of Interest			175.0 100.0%

Soil Map

Legend

Scale (not to scale)



 SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10S03W20 00300
 Assessor#: 43402

Series	Class	HV	Acres	Percent	CU FT/AC	Name
102	I	1	37.26	23.86	130	Willamette silt loam
106A	IIw	1	16.45	10.53	170	Woodburn silt loam, 0 to 3 percent slopes
106C	IIE	1	9.71	6.22	170	Woodburn silt loam, 3 to 12 percent slopes
23	IIIw	1D	0.43	0.28	100	Clackamas gravelly silt loam
27	IIIw	2	16.27	10.42	0	Concord silt loam
3	IIw	1	32.68	20.93	130	Amity silt loam
33	IVw	2	21.61	13.84	40	Dayton silt loam
8	IVw	2	20.34	13.03	0	Bashaw silty clay
85	VIIIw	non	1.42	0.91	0	Riverwash
			156.17	100.00		

 SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10S03W20 00400
 Assessor#: 43444

Series	Class	HV	Acres	Percent	CU FT/AC	Name
106A	IIw	1	17.84	23.87	170	Woodburn silt loam, 0 to 3 percent slopes
27	IIIw	2	26.22	35.08	0	Concord silt loam
3	IIw	1	25.63	34.29	130	Amity silt loam
33	IVw	2	5.05	6.76	40	Dayton silt loam
8	IVw	2	0.00	0.00	0	Bashaw silty clay
			74.75	100.00		

SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10S03W20 00500
Assessor#: 43451

Series	Class	HV	Acres	Percent	CU FT/AC	Name
27	IIIw	2	1.14	7.87	0	Concord silt loam
3	IIw	1	13.39	92.13	130	Amity silt loam
			<u>14.53</u>	<u>100.00</u>		

Search

Map Unit Legend

Linn County Area, Oregon (OR639)			
Linn County Area, Oregon (OR639)			
Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
3	Amity silt loam	62.9	37.5%
8	Bashaw silty clay	0.1	0.1%
19	Chapman loam	1.0	0.6%
25	Cloquato silt loam	5.9	3.5%
27	Concord silt loam	33.6	20.0%
33	Dayton silt loam	5.3	3.1%
102	Willamette silt loam	0.0	0.0%
106A	Woodburn silt loam, 0 to 3 percent slopes	59.1	35.2%
Totals for Area of Interest		167.8	100.0%

Soil Map

Legend

Scale (not to scale) v

0 800 ft



 SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10503W20 00402
 Assessor#: 762433

Series	Class	HV	Acres	Percent	CU FT/AC	Name
106A	IIw	1	27.58	27.78	170	Woodburn silt loam, 0 to 3 percent slopes
27	IIIw	2	24.97	25.15	0	Concord silt loam
3	IIw	1	41.15	41.45	130	Amity silt loam
33	IVw	2	5.59	5.63	40	Dayton silt loam
			99.28	100.00		

 SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10S03W29 00101
 Assessor#: 46652

Series	Class	HV	Acres	Percent	CU	FT/AC	Name
106A	IIw	1	28.03	44.07	170		Woodburn silt loam, 0 to 3 percent slopes
19	I	1	0.45	0.71	140		Chapman loam
25	IIw	1	6.65	10.46	120		Cloquato silt loam
27	IIIw	2	8.77	13.79	0		Concord silt loam
3	IIw	1	19.18	30.15	130		Amity silt loam
33	IVw	2	0.08	0.13	40		Dayton silt loam
W	na	non	0.44	0.69	0		Water
			63.61	100.00			

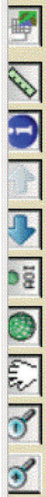
Map Unit Legend

Linn County Area, Oregon (OR639)

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
3	Amity silt loam	0.0	0.0%
25	Cloquato silt loam	12.2	7.6%
33	Dayton silt loam	0.5	0.3%
39	Fluvents-Fluvaquents complex, nearly level	49.1	30.7%
73	Newberg fine sandy loam	82.6	51.7%
74H	Ochrepts, very steep	0.5	0.3%
85	Riverwash	5.4	3.4%
106A	Woodburn silt loam, 0 to 3 percent slopes	0.4	0.2%
W	Water	9.1	5.7%
Totals for Area of Interest		159.8	100.0%

Legend

Scale (not to scale)



Warning: Soil Map may not be valid at this scale.

 SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10S03W29 00201
 Assessor#: 46678

Series	Class	HV	Acres	Percent	CU FT/AC	Name
106A	IIw	1	0.48	0.55	170	Woodburn silt loam, 0 to 3 percent slopes
25	IIw	1	12.09	13.90	120	Cloquato silt loam
3	IIw	1	1.76	2.03	130	Amity silt loam
33	IVw	2	3.19	3.67	40	Dayton silt loam
39	VI s	non	30.10	34.62	60	Fluents-Fluvaquents complex, nearly level
73	IIw	1	37.76	43.44	150	Newberg fine sandy loam
8	IVw	2	1.55	1.78	0	Bashaw silty clay
			86.92	100.00		

 SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10S03W29 00300
 Assessor#: 46686

Series	Class	HV	Acres	Percent	CU FT/AC	Name
25	IIw	1	1.15	1.82	120	Cloquato silt loam
39	VIIs	non	19.65	30.90	60	Fluvents-Fluvaquents complex, nearly level
73	IIw	1	36.06	56.69	150	Newberg fine sandy loam
85	VIIIw	non	0.52	0.82	0	Riverwash
W	na	non	6.21	9.77	0	Water
			<u>63.60</u>	<u>100.00</u>		

 SOIL ANALYSIS REPORT (Parcel Based)

PIN#: 10S03W33 00200
 Assessor#: 46736

Series	Class	HV	Acres	Percent	CU FT/AC	Name
39	VI	non	0.46	2.72	60	Fluents-Fluvaquents complex, nearly level
73	II	1	10.85	64.04	150	Newberg fine sandy loam
74H	VI	non	0.03	0.17	150	Ochrepts, very steep
85	VIII	non	2.66	15.71	0	Riverwash
W	na	non	2.94	17.37	0	Water
			<u>16.94</u>	<u>100.00</u>		

NSSH Part 622

622.03 Farmland Classification

a. Definition. The farmland classification designates map units as prime farmland, farmland of statewide importance, farmland of local importance, or farmland of unique importance. Soil map units with components of prime farmland are classified as: prime where 50 percent or more of the components in the map unit composition are prime; of statewide importance where less than 50 percent of the components in the map unit are prime but a combination of lands of prime or statewide importance is 50 percent or more of the map unit composition; of local importance where less than 50 percent of the components in the map unit are of prime or statewide importance but the total of land of prime, statewide, and/or local importance is 50 percent or more of the map unit composition. All other soil map units are shown as not farmland unless they are designated as unique.

1. Prime farmland is defined as land that has the best combination of physical and chemical characteristics for producing food, feed, forage, fiber, and oilseed crops and that is available for these uses. It has the combination of soil properties, growing season, and moisture supply needed to produce sustained high yields of crops in an economic manner if it is treated and managed according to acceptable farming methods. In general, prime farmland has an adequate and dependable water supply from precipitation or irrigation, a favorable temperature and growing season, an acceptable level of acidity or alkalinity, an acceptable content of salt or sodium, and few or no rocks. Its soils are permeable to water and air. Prime farmland is not excessively eroded or saturated with water for long periods of time, and it either does not flood frequently during the growing season or is protected from flooding. Users of the lists of prime farmland map units should recognize that soil properties are only one of several criteria that are necessary. Other considerations for prime farmland are the following:

i. Land use. Prime farmland is designated independently of current land use, but it cannot be areas of water or urban or built-up land as defined for the National Resource Inventories. Map units that are complexes or associations containing components of urban land or other miscellaneous areas as part of the map unit name (i.e., major components) cannot be designated as prime farmland. The soil survey memorandum of understanding determines the scale of mapping, and local land use interests should be considered in designing map units.

ii. Flooding frequency. Some map units may include both prime farmland and land not prime farmland because of variations in flooding frequency.

iii. Irrigation. Some map units have areas with a developed irrigation water supply that is dependable and of adequate quality while other areas do not have such a supply. In these map units, only the irrigated areas meet the prime farmland criteria.

iv. Water table. Most map units are drained but a few undrained areas are included. Only the drained areas meet the prime farmland criteria.

v. Wind erodibility. The product of I (soil erodibility) x C (climate factor) cannot exceed 60 to meet prime farmland criteria.

2. Unique farmland is land other than prime farmland that is used for the production of specific high-value food and fiber crops. It has the special combination of soil quality, location, growing season, and

moisture supply needed to economically produce sustained high-quality and/or high yields of a specific crop when treated and managed according to acceptable farming methods. Examples of such crops are citrus, tree nuts, olives, cranberries, fruit, and vegetables. The specific characteristics of unique farmland are the following:

- i. It is used for a specific high-value food or fiber crop;
- ii. It has a moisture supply that is adequate for the specific crop (the supply is from stored moisture, precipitation, or a developed irrigation system); and
- iii. It combines favorable factors of soil quality, growing season, temperature, humidity, air drainage, elevation, aspect, or other conditions, such as nearness to market, that favor the growth of a specific food or fiber crop.

b. Significance. Farmland classification identifies the location and extent of the most suitable land for producing food, feed, fiber, forage, and oilseed crops. The Natural Resources Conservation Service (NRCS) has national leadership for the management and maintenance of the resource base that supports the productive capacity of American agriculture. This management and maintenance includes identifying, locating, and determining the extent of the most suitable land for producing food, feed, fiber, forage, and oilseed crops. Prime farmland information is one of the four designations of farmland. An NRCS state conservationist can approve and have recorded in the field office technical guide (FOTG) soil map units that meet the criteria for farmland of statewide and local importance if the units are capable of producing crops on farmable land. Farmable land is land in a jurisdiction for which cropland productivity index has been developed in the land evaluation (LE) part of Land Evaluation and Site Assessment (LESA). Unique farmland described above is recorded in the FOTG by approval of the NRCS state conservationist.

c. Measurement. NRCS policy and procedures on farmland are published in the Code of Federal Regulations 7CFR657. This regulation is reproduced in Exhibit 622-1 for convenience. It is also available online at the following Web address: http://www.access.gpo.gov/nara/cfr/waisidx_99/7cfr657_99.html offsite link image.

d. Policy. State soil scientists prepare and maintain a current list of soil survey map units that meet the soil criteria for farmland. The list given in field office technical guides is for users concerned with only a single part of a subset of the State list. The state soil scientist ensures that farmland soil interpretations are made for all soil map units in the State. Prime farmland map units continuing across State lines are coordinated with the adjoining State.

e. Entries. Enter the numerical code for the classification of each map unit. Soils of unique, statewide, or local importance are not prime farmland. Allowable entries and numerical choice codes are the following:

0 – Not prime farmland.

1 – All areas are prime farmland.

2 – Prime farmland if drained.

3 – Prime farmland if protected from flooding or not frequently flooded during the growing season.

4 – Prime farmland if irrigated.

5 – Prime farmland if drained and either protected from flooding or not frequently flooded during the growing season.

6 – Prime farmland if irrigated and drained.

7 – Prime farmland if irrigated and either protected from flooding or not frequently flooded during the growing season.

8 – Prime farmland if subsoiled, completely removing the root-inhibiting soil layer.

9 – Prime farmland if irrigated and the product of I (soil erodibility) × C (climate factor) does not exceed 60.

10 – Prime farmland if irrigated and reclaimed of excess salts and sodium.

30 – Farmland of statewide importance.

32 – Farmland of statewide importance, if drained.

33 – Farmland of statewide importance, if protected from flooding or not frequently flooded during the growing season.

34 – Farmland of statewide importance, if irrigated.

35 – Farmland of statewide importance, if drained and either protected from flooding or not frequently flooded during the growing season.

36 – Farmland of statewide importance, if irrigated and drained.

37 – Farmland of statewide importance, if irrigated and either protected from flooding or not frequently flooded during the growing season.

38 – Farmland of statewide importance, if subsoiled, completely removing the root-inhibiting soil layer.

39 – Farmland of statewide importance, if irrigated and the product of I (soil erodibility) × C (climate factor) does not exceed 60.

40 – Farmland of statewide importance, if irrigated and reclaimed of excess salts and sodium.

41 – Farmland of statewide importance, if drained or either protected from flooding or not frequently flooded during the growing season.

42 – Farmland of statewide importance, if warm enough, and either drained or either protected from flooding or not frequently flooded during the growing season.

43 – Farmland of statewide importance, if warm enough.

44 – Farmland of statewide importance, if thawed.

50 – Farmland of local importance.

54 – Farmland of local importance, if irrigated.

70 – Farmland of unique importance.

Soil Data Access (SDA) Prime and other Important Farmlands

An SDA-populated select list is used to pick a state and SSA which enables creation of a "Prime and other Important Farmlands" based upon those selections. The data is not static; it hits Soil Data Access Live. To reset the table hit F5 on the keyboard. Once a survey is selected and table appears, if a new survey is selected it will append to the table at the bottom. [For more information about the table.](#)

Oregon ▼

selected stateId = OR

Linn County Area, Oregon ▼

selected SSA areasymbol = OR639

State_Sym	Area_Symbol	Area_Name	mukey	Mapunit_SYM	Mapunit_Name	Farm_Class
OR	OR639	Linn County Area, Oregon	64245	100	Whiteson silt loam	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64246	101C	Willakenzie clay loam, 2 to 12 percent slopes	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64247	101D	Willakenzie clay loam, 12 to 20 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64248	101E	Willakenzie clay loam, 20 to 30 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64249	101F	Willakenzie clay loam, 30 to 50 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64250	102	Willamette silt loam	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64251	103C	Witham silty clay, 2 to 12 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64252	104E	Witzel very cobbly loam, 3 to 30 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64253	104G	Witzel very cobbly loam, 30 to 70 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64254	105C	Witzel variant very cobbly silt loam, 0 to 12 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64255	106A	Woodburn silt loam, 0 to 3 percent slopes	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64256	106C	Woodburn silt loam, 3 to 12 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64257	107E	Yellowstone stony loam, 3 to 30 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64258	107H	Yellowstone stony loam, 30 to 90 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64259	108H	Zango-Dobbins gravelly loams, 60 to 90 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64260	10E	Bensley stony loam, 2 to 30 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64261	11F	Bensley-Valsetz stony loams, 30 to 50 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64262	11G	Bensley-Valsetz stony loams, 50 to 75 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64263	12E	Blachly clay loam, 3 to 30 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64264	13F	Blachly clay loam, 30 to 50 percent north slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64265	13G	Blachly clay loam, 50 to 75 percent north slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64266	14F	Blachly clay loam, 30 to 50 percent south slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64267	14G	Blachly clay loam, 50 to 75 percent south slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64268	15D	Bohannon cobbly loam, 3 to 25 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64269	16B	Briedwell silt loam, 0 to 7 percent slopes	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64270	17C	Bull Run silt loam, 3 to 15 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64271	17E	Bull Run silt loam, 15 to 30 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64272	18	Camas gravelly sandy loam	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64273	19	Chapman loam	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64274	1A	Abiqua silty clay loam, 0 to 3 percent slopes	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64275	1B	Abiqua silty clay loam, 3 to 5 percent slopes	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64276	20C	Chehalem silt loam, 3 to 12 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64285	2205A	Conser silty clay loam, 0 to 3 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64360	2212A	Awbrig silty clay loam, 0 to 2 percent slopes	Farmland of statewide importance

OR	OR639	Linn County Area, Oregon	64286	2224A	Courtney gravelly silty clay loam, 0 to 3 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64277	21	Chehalis silty clay loam	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64278	22C	Chehulpum silt loam, 3 to 12 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64279	22E	Chehulpum silt loam, 12 to 35 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64280	23	Clackamas gravelly silt loam	Prime farmland if drained
OR	OR639	Linn County Area, Oregon	64281	24	Clackamas variant silt loam	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64282	25	Cloquato silt loam	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64283	26	Coburg silty clay loam	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64284	27	Concord silt loam	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64287	2D	Acanod silt loam, 2 to 25 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64288	3	Amity silt loam	Prime farmland if drained
OR	OR639	Linn County Area, Oregon	64289	30D	Crabtree stony loam, 2 to 25 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64290	30F	Crabtree stony loam, 25 to 45 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64291	30G	Crabtree stony loam, 45 to 75 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64292	31D	Cruiser gravelly loam, 3 to 25 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64293	31F	Cruiser gravelly loam, 25 to 50 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64294	31G	Cruiser gravelly loam, 50 to 70 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64295	32D	Cumley silty clay loam, 2 to 20 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64296	33	Dayton silt loam	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64297	34C	Dixonville silty clay loam, 3 to 12 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64298	34E	Dixonville silty clay loam, 12 to 30 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64299	34F	Dixonville silty clay loam, 30 to 50 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64300	35C	Dixonville-Philomath-Hazelair complex, 3 to 12 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64301	35E	Dixonville-Philomath-Hazelair complex, 12 to 35 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64302	36D	Dupee silt loam, 3 to 20 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64303	37D	Flane gravelly loam, 3 to 25 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64304	37F	Flane gravelly loam, 25 to 50 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64305	37G	Flane gravelly loam, 50 to 75 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64306	38F	Flane-Moe gravelly loams, 25 to 50 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64307	38G	Flane-Moe gravelly loam, 50 to 75 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64308	39	Fluvents-Fluvaquents complex, nearly level	Not prime farmland
OR	OR639	Linn County Area, Oregon	64309	40G	Harrington-Klickitat complex, 50 to 75 percent north slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64310	41G	Harrington-Klickitat complex, 50 to 75 percent south slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64311	42H	Harrington-Rock outcrop complex, 50 to 90 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64312	43B	Hazelair silty clay loam, 2 to 7 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64313	43D	Hazelair silty clay loam, 7 to 20 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64314	44E	Henline very stony sandy loam, 6 to 30 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64315	44F	Henline very stony sandy loam, 30 to 55 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64316	44G	Henline very stony sandy loam, 55 to 80 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64317	45F	Henline-Yellowstone-Rock outcrop complex, 25 to 50 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64318	45H	Henline-Yellowstone-Rock outcrop complex, 50 to 90 percent slopes	Not prime farmland
OR	OR639	Linn County	64319	46	Holcomb silt loam	Prime farmland if drained

		Area, Oregon				
OR	OR639	Linn County Area, Oregon	64320	47C	Honeygrove silty clay loam, 3 to 12 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64321	47D	Honeygrove silty clay loam, 12 to 25 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64322	48F	Honeygrove silty clay loam, 25 to 50 percent north slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64323	49F	Honeygrove silty clay loam, 25 to 50 percent south slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64324	4D	Apt silty clay loam, 2 to 25 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64325	50D	Hummington very gravelly loam, 5 to 25 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64326	50F	Hummington very gravelly loam, 25 to 50 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64327	50G	Hummington very gravelly loam, 50 to 75 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64328	51C	Jory silty clay loam, 2 to 12 percent slopes	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64329	51D	Jory silty clay loam, 12 to 20 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64330	51E	Jory silty clay loam, 20 to 30 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64331	51F	Jory silty clay loam, 30 to 50 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64332	52D	Keel gravelly silt loam, 2 to 25 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64333	52F	Keel gravelly silt loam, 25 to 45 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64334	52G	Keel gravelly silt loam, 45 to 75 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64335	53G	Kilchis-Harrington complex, 30 to 60 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64336	53H	Kilchis-Harrington complex, 60 to 90 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64337	54D	Kinney cobbly loam, 3 to 20 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64338	55F	Kinney cobbly loam, 20 to 50 percent north slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64339	55G	Kinney cobbly loam, 50 to 70 percent north slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64340	56F	Kinney cobbly loam, 20 to 50 percent south slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64341	56G	Kinney cobbly loam, 50 to 70 percent south slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64342	57E	Kinney cobbly loam, slump, 3 to 30 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64343	58F	Kinney-Klickitat complex, 20 to 50 percent north slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64344	58G	Kinney-Klickitat complex, 50 to 70 percent north slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64345	59F	Kinney-Klickitat complex, 20 to 50 percent south slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64346	59G	Kinney-Klickitat complex, 50 to 70 percent south slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64347	5F	Apt silty clay loam, 25 to 50 percent north slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64348	60E	Klickitat-Harrington complex, 3 to 30 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64349	61F	Klickitat-Harrington complex, 30 to 50 percent north slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64350	62F	Klickitat-Harrington complex, 30 to 50 percent south slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64351	63	Malabon silty clay loam	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64352	64	Malabon variant loam	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64353	65B	Marcola cobbly silty clay loam, 2 to 7 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64354	66B	McAlpin silty clay loam, 3 to 6 percent slopes	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64355	67	McBee silty clay loam	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64356	68F	McDuff silty clay loam, 25 to 50 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64357	68G	McDuff silty clay loam, 50 to 75 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64358	69B	Minniece silty clay loam, 0 to 8 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64359	6F	Apt silty clay loam, 25 to 50 percent south slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64361	70D	Moe gravelly loam, 3 to 25 percent slopes	Not prime farmland

OR	OR639	Linn County Area, Oregon	64362	70F	Moe gravelly loam, 25 to 50 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64363	71F	Mulkey loam, 25 to 50 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64364	72C	Nekia silty clay loam, 2 to 12 percent slopes	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64365	72D	Nekia silty clay loam, 12 to 20 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64366	72E	Nekia silty clay loam, 20 to 30 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64367	72F	Nekia silty clay loam, 30 to 50 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64368	73	Newberg fine sandy loam	Prime farmland if irrigated
OR	OR639	Linn County Area, Oregon	64369	74H	Ochrepts, very steep	Not prime farmland
OR	OR639	Linn County Area, Oregon	64370	75C	Panther silty clay loam, 2 to 12 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64371	76E	Peavine silty clay loam, 3 to 30 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64372	76G	Peavine silty clay loam, 30 to 60 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64373	77A	Pengra silt loam, 1 to 4 percent slopes	Prime farmland if drained
OR	OR639	Linn County Area, Oregon	64374	78C	Philomath silty clay, 3 to 12 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64375	79C	Philomath cobbly silty clay, 3 to 12 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64376	79F	Philomath cobbly silty clay, 12 to 45 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64377	8	Bashaw silty clay	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64378	80	Pits	Not prime farmland
OR	OR639	Linn County Area, Oregon	64379	81D	Quartzville silt loam, 2 to 25 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64380	82F	Quartzville silt loam, 25 to 50 percent north slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64381	82G	Quartzville silt loam, 50 to 75 percent north slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64382	83F	Quartzville silt loam, 25 to 50 percent south slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64383	84E	Ritner cobbly silty clay loam, 2 to 30 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64384	84G	Ritner cobbly silty clay loam, 30 to 60 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64385	85	Riverwash	Not prime farmland
OR	OR639	Linn County Area, Oregon	64386	86G	Rock outcrop-Orthents complex, steep	Not prime farmland
OR	OR639	Linn County Area, Oregon	64387	87	Salem gravelly silt loam	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64388	88B	Salkum silty clay loam, 2 to 8 percent slopes	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64389	88C	Salkum silty clay loam, 8 to 15 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64390	89B	Santiam silt loam, 3 to 6 percent slopes	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64391	90B	Saturn clay loam, 0 to 5 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64392	91	Saturn variant silt loam	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64393	92	Sifton variant gravelly loam	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64394	93C	Silverton silt loam, 3 to 12 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64395	94B	Stayton silt loam, 0 to 7 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64396	95C	Steiber silt loam, 3 to 12 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64397	95D	Steiber silt loam, 12 to 20 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64398	95F	Steiber silt loam, 20 to 50 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64399	96E	Valsetz stony loam, 3 to 30 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64400	97E	Valsetz-Yellowstone stony loams, 3 to 30 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64401	97H	Valsetz-Yellowstone stony loams, 30 to 90 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64402	98	Waldo silty clay loam	Farmland of statewide importance
OR	OR639	Linn County	64403	99	Wapato silty clay loam	Prime farmland if drained and either protected from flooding or not

		Area, Oregon				frequently flooded during the growing season
OR	OR639	Linn County Area, Oregon	64404	9C	Bellpine silty clay loam, 3 to 12 percent slopes	All areas are prime farmland
OR	OR639	Linn County Area, Oregon	64405	9D	Bellpine silty clay loam, 12 to 20 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64406	9E	Bellpine silty clay loam, 20 to 30 percent slopes	Farmland of statewide importance
OR	OR639	Linn County Area, Oregon	64407	9F	Bellpine silty clay loam, 30 to 50 percent slopes	Not prime farmland
OR	OR639	Linn County Area, Oregon	64408	DAM	Concrete dam	Not prime farmland
OR	OR639	Linn County Area, Oregon	64409	W	Water	Not prime farmland

Report Metadata: [Back to top](#)

- **Area_Symbol:** A symbol that uniquely identifies a single occurrence of a particular type of area (e.g. Dane Co., Wisconsin is WI025).
- **Area_Name:** The name given to the specified geographic area.
- **mukey:** A non-connotative string of characters used to uniquely identify a record in the Mapunit table.
- **Mapunit_SYM:** The symbol used to uniquely identify the soil mapunit in the soil survey.
- **Mapunit_Name:** Correlated name of the mapunit (recommended name or field name for surveys in progress).
- **Prime and other Important Farmlands:** Identification of map units as prime farmland, farmland of statewide importance, or farmland of local importance.

Prime and other Important Farmlands Description:

This table lists the map units in the survey area that are considered important farmlands. Important farmlands consist of prime farmland, unique farmland, and farmland of statewide or local importance. This list does not constitute a recommendation for a particular land use.

In an effort to identify the extent and location of important farmlands, the Natural Resources Conservation Service, in cooperation with other interested Federal, State, and local government organizations, has inventoried land that can be used for the production of the Nation's food supply.

Prime farmland is of major importance in meeting the Nation's short- and long-range needs for food and fiber. Because the supply of high-quality farmland is limited, the U.S. Department of Agriculture recognizes that responsible levels of government, as well as individuals, should encourage and facilitate the wise use of our Nation's prime farmland

Prime farmland, as defined by the U.S. Department of Agriculture, is land that has the best combination of physical and chemical characteristics for producing food, feed, forage, fiber, and oilseed crops and is available for these uses. It could be cultivated land, pastureland, forestland, or other land, but it is not urban or built-up land or water areas. The soil quality, growing season, and moisture supply are those needed for the soil to economically produce sustained high yields of crops when proper management, including water management, and acceptable farming methods are applied. In general, prime farmland has an adequate and dependable supply of moisture from precipitation or irrigation, a favorable temperature and growing season, acceptable acidity or alkalinity, an acceptable salt and sodium content, and few or no rocks. The water supply is dependable and of adequate quality. Prime farmland is permeable to water and air. It is not excessively erodible or saturated with water for long periods, and it either is not frequently flooded during the growing season or is protected from flooding. Slope ranges mainly from 0 to 6 percent. More detailed information about the criteria for prime farmland is available at the local office of the Natural Resources Conservation Service.

For some of the soils identified in the table as prime farmland, measures that overcome a hazard or limitation, such as flooding, wetness, and droughtiness, are needed. Onsite evaluation is needed to determine whether or not the hazard or limitation has been overcome by corrective measures.

A recent trend in land use in some areas has been the loss of some prime farmland to industrial and urban uses. The loss of prime farmland to other uses puts pressure on marginal lands, which generally are more erodible, droughty, and less productive and cannot be easily cultivated.

Unique farmland is land other than prime farmland that is used for the production of specific high-value food and fiber crops, such as citrus, tree nuts, olives, cranberries, and other fruits and vegetables. It has the special combination of soil quality, growing season, moisture supply, temperature, humidity, air drainage, elevation, and aspect needed for the soil to economically produce sustainable high yields of these crops when properly managed. The water supply is dependable and of adequate quality. Nearness to markets is an additional consideration. Unique farmland is not based on national criteria. It commonly is in areas where there is a special microclimate, such as the wine country in California.

In some areas, land that does not meet the criteria for prime or unique farmland is considered to be *farmland of statewide importance* for the production of food, feed, fiber, forage, and oilseed crops. The criteria for defining and delineating farmland of statewide importance are determined by the appropriate State agencies. Generally, this land includes areas of soils that nearly meet the requirements for prime farmland and that economically produce high yields of crops when treated and managed according to acceptable farming methods. Some areas may produce as high a yield as prime farmland if conditions are favorable. Farmland of statewide importance may include tracts of land that have been designated for agriculture by State law.

In some areas that are not identified as having national or statewide importance, land is considered to be farmland of local importance for the production of food, feed, fiber, forage, and oilseed crops. This farmland is identified by the appropriate local agencies. Farmland of local importance may include tracts of land that have been designated for agriculture by local ordinance.

Exhibit B - Email from Paul Kuehne and Photos of Alt Site 1

Dear Linn County Commissioners

In response to a letter from Levi Graffenberger he talks about alternative site 1 and wrongly classifies this property on a key point. This property is drain tiled and I have attached the map from our tiling machine that installed it and a map from Google earth where you can see the lines in the soil from the drain tile that have been installed on the amity soil. In addition to these maps we have installed more drain tile as of February 2023 all of the Amity soil has tile in it. Thus according to Graffenberger this makes amity soils prime farmland so now this site has 75.3% versus 76.2% prime soils in site 3.

Graffenberger also inaccurately assessed soil types and area to be farmed on the international paper Mill property that is currently zoned industrial that we intend to farm either by leasing or purchasing the property. If you refer to my map provided there is 61.7% Newberg fine sandy loam and 4.2% Cloquato silt loam both considered prime soils for a total of 65.9% prime soils. As previously mentioned we can irrigate this site with our existing water rights with a simple transfer. We would also install drain tile thus increasing the area of prime soils on this site. I think it pretty clear all soils on all sites are great farmland.

Commissioners it appears to me you have no other choice but to approve the request by the city of Millersburg.

Thank You
Paul Kuehne
Creekside Valley Farms

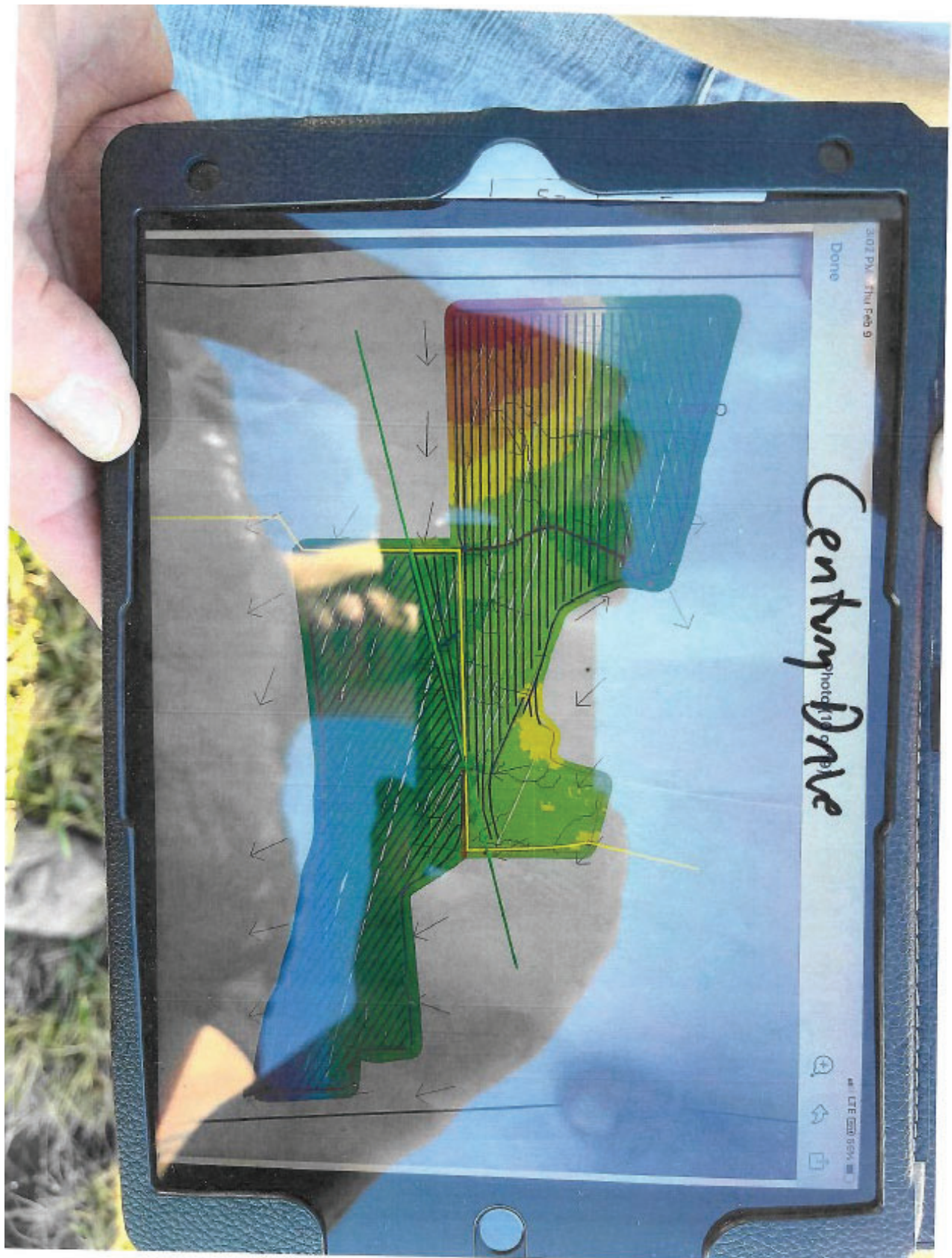


Figure 1 Tiling Machine Map



Figure 2 Google Earth image showing Tile Drains

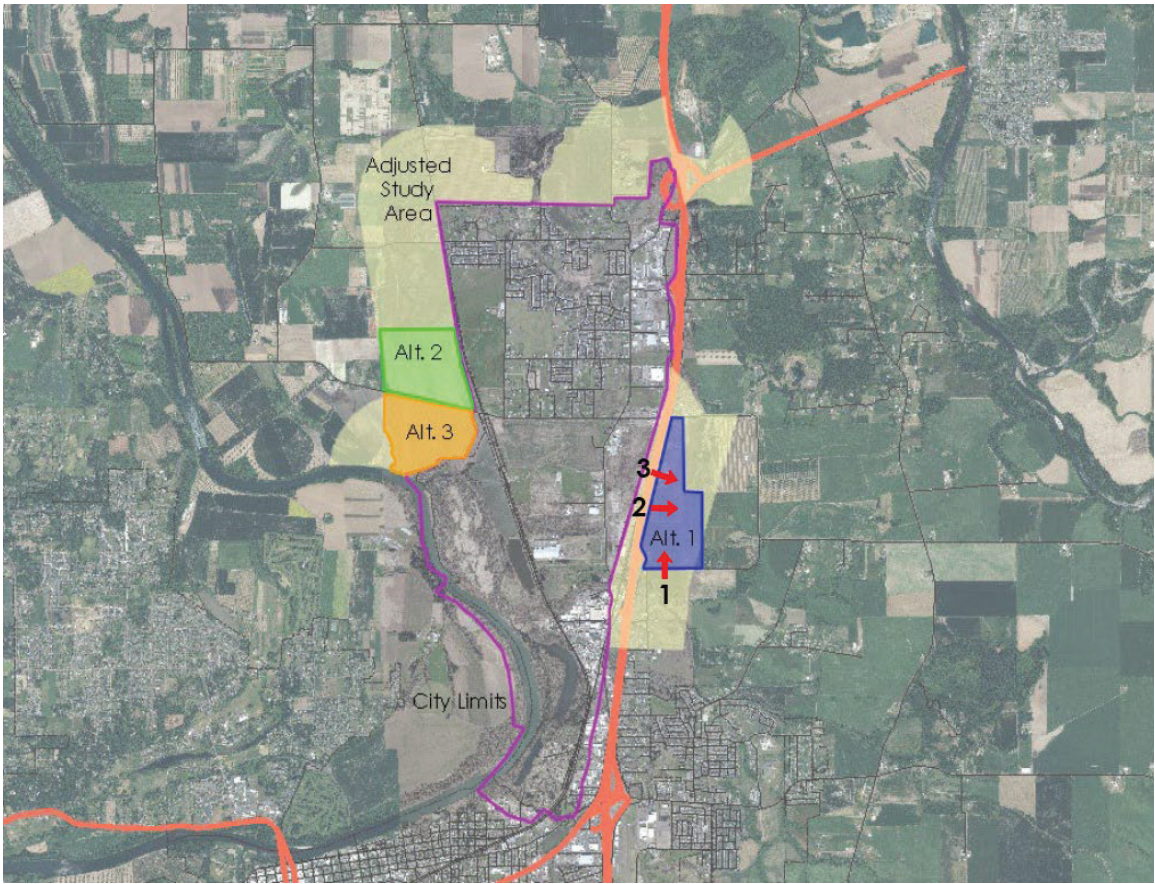


Figure 3 Key map for images that follow



Picture 1



Picture 2



Picture 3

Exhibit C - Letter by Paul Kuehne regarding farming on Site A

To: Linn County Commisioners

Hi my name is Paul Kuehne and I own and operate Creekside Valley Farms and Willamette Valley Land. I'm 46 years old and have been farming since I was a young boy with my dad on the farm I grew up on near Carlton OR. I attended and graduated from Oregon State University and have a degree in general agriculture. I farm approximately 12,000 acres in the Willamette Valley of Oregon growing various crops from grass seed hazelnuts garlic blueberries radish seed cherries Clover seeds. In addition to our farming operation we also install drain tile to improve production and farm ability of all of our farmland and for other farmers. We would use this equipment and technology to improve this land to make it a great piece of farmland like we did with our existing property that we planted hazelnuts on. Prior to us installing the drain tile that field had wet spots where the crop would not grow as good and the farm equipment would get stuck and create various farming issues. With all of my farming experiences and education I would say these soils (Newberg/Cloquato) are better drained naturally than our existing farm (Dayton/Concord/Amity) that we have hazelnuts on.

I've looked into the possibilities of farming the ground owned by International Paper mills that currently has the industrial zoning on it and upon close review have determined this is in fact ground we intend to farm either through obtaining a lease or purchase from International Paper mills. I've included soil maps outlining the soil types of the property in question. Those maps indicate Newberg fine sandy loam to be prime farmland as classified by the USDA natural resource conservation service along with Cloquato silt loam also considered to be prime farmland by USDA natural resource conservation service.

Additionally I used Google Earths elevation measuring device to determine the average elevation to be approximately 184 feet which is the same as another parcel directly West of this parcel that has been successfully farmed for decades.

Our intentions would be to clean up existing scrub brush to make more of the land farmable than what is currently shown on Google Earth imagery. We also could use our existing water rights to make this parcel irrigated ground so we could even get better crops off of it then it would be possible dry land farming. This transfer would be possible because this farmland is right next to our existing hazelnut orchard.

Commissioners please approve the request by the city of Millersburg to transfer the industrial zoning from the property owned by International Paper mills to the property owned by my company Willamette Valley Land. This swap is in line with all current regulations and is in fact a like for like swap. I should be considered an expert in what is like for like when it comes to farmland and the ability of the land to produce crops. Farming over 12,000 acres through the Willamette Valley on Newberg Cloquato Dayton Concord and Amity soils I can tell you that often times my best yields come from Newberg and Cloquato soils. It could be possible to actually produce higher yielding crops on this farmland then our existing farmland.

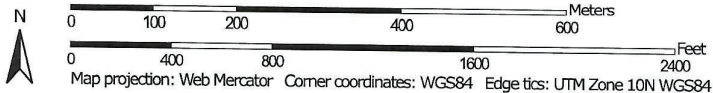
Thank you

Paul Kuehne

Soil Map—Linn County Area, Oregon



Map Scale: 1:8,610 if printed on A portrait (8.5" x 11") sheet.



MAP LEGEND

- Area of Interest (AOI)
- Soils**
- Soil Map Unit Polygons
- Soil Map Unit Lines
- Soil Map Unit Points
- Special Point Features**
- Blowout
- Borrow Pit
- Clay Spot
- Closed Depression
- Gravel Pit
- Gravelly Spot
- Landfill
- Lava Flow
- Marsh or swamp
- Mine or Quarry
- Miscellaneous Water
- Perennial Water
- Rock Outcrop
- Saline Spot
- Sandy Spot
- Severely Eroded Spot
- Sinkhole
- Slide or Slip
- Sodic Spot
- Spoil Area
- Stony Spot
- Very Stony Spot
- Wet Spot
- Other
- Special Line Features
- Water Features**
- Streams and Canals
- Transportation**
- Rails
- Interstate Highways
- US Routes
- Major Roads
- Local Roads
- Background**
- Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:20,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
 Web Soil Survey URL:
 Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Linn County Area, Oregon
 Survey Area Data: Version 18, Sep 14, 2022

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: May 23, 2020—May 28, 2020

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
25	Cloquato silt loam	5.8	4.2%
39	Fluents-Fluvaquents complex, nearly level	37.8	27.5%
73	Newberg fine sandy loam	84.8	61.7%
W	Water	9.1	6.6%
Totals for Area of Interest		137.5	100.0%

Linn County Area, Oregon

73—Newberg fine sandy loam

Map Unit Setting

National map unit symbol: 24zd
Elevation: 120 to 700 feet
Mean annual precipitation: 40 to 50 inches
Mean annual air temperature: 52 to 54 degrees F
Frost-free period: 165 to 210 days
Farmland classification: Prime farmland if irrigated

Map Unit Composition

Newberg and similar soils: 85 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Newberg

Setting

Landform: Flood plains
Landform position (three-dimensional): Tread
Down-slope shape: Linear
Across-slope shape: Linear
Parent material: Recent alluvium derived from mixed sources

Typical profile

H1 - 0 to 19 inches: fine sandy loam
H2 - 19 to 28 inches: coarse sandy loam
H3 - 28 to 64 inches: loamy fine sand

Properties and qualities

Slope: 0 to 3 percent
Depth to restrictive feature: More than 80 inches
Drainage class: Well drained
Capacity of the most limiting layer to transmit water (Ksat): High (1.98 to 5.95 in/hr)
Depth to water table: More than 80 inches
Frequency of flooding: OccasionalNone
Frequency of ponding: None
Available water supply, 0 to 60 inches: Moderate (about 7.4 inches)

Interpretive groups

Land capability classification (irrigated): 2w
Land capability classification (nonirrigated): 2w
Hydrologic Soil Group: A
Ecological site: F002XC001OR - Riparian Group

Hydric soil rating: No

Data Source Information

Soil Survey Area: Linn County Area, Oregon
Survey Area Data: Version 18, Sep 14, 2022

Linn County Area, Oregon

25—Cloquato silt loam

Map Unit Setting

National map unit symbol: 24wm
Elevation: 120 to 700 feet
Mean annual precipitation: 40 to 50 inches
Mean annual air temperature: 52 to 54 degrees F
Frost-free period: 165 to 210 days
Farmland classification: All areas are prime farmland

Map Unit Composition

Cloquato and similar soils: 85 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Cloquato

Setting

Landform: Flood plains
Landform position (three-dimensional): Tread
Down-slope shape: Linear
Across-slope shape: Linear
Parent material: Recent alluvium derived from mixed sources

Typical profile

H1 - 0 to 21 inches: silt loam
H2 - 21 to 60 inches: silt loam

Properties and qualities

Slope: 0 to 3 percent
Depth to restrictive feature: More than 80 inches
Drainage class: Well drained
Capacity of the most limiting layer to transmit water (Ksat): Moderately high to high (0.57 to 1.98 in/hr)
Depth to water table: More than 80 inches
Frequency of flooding: OccasionalNone
Frequency of ponding: None
Available water supply, 0 to 60 inches: Very high (about 12.2 inches)

Interpretive groups

Land capability classification (irrigated): None specified
Land capability classification (nonirrigated): 2w
Hydrologic Soil Group: B
Ecological site: F002XC003OR - Low Flood Plain Group
Forage suitability group: Well drained < 15% Slopes (G002XY002OR)
Other vegetative classification: Well drained < 15% Slopes (G002XY002OR)

Hydric soil rating: No

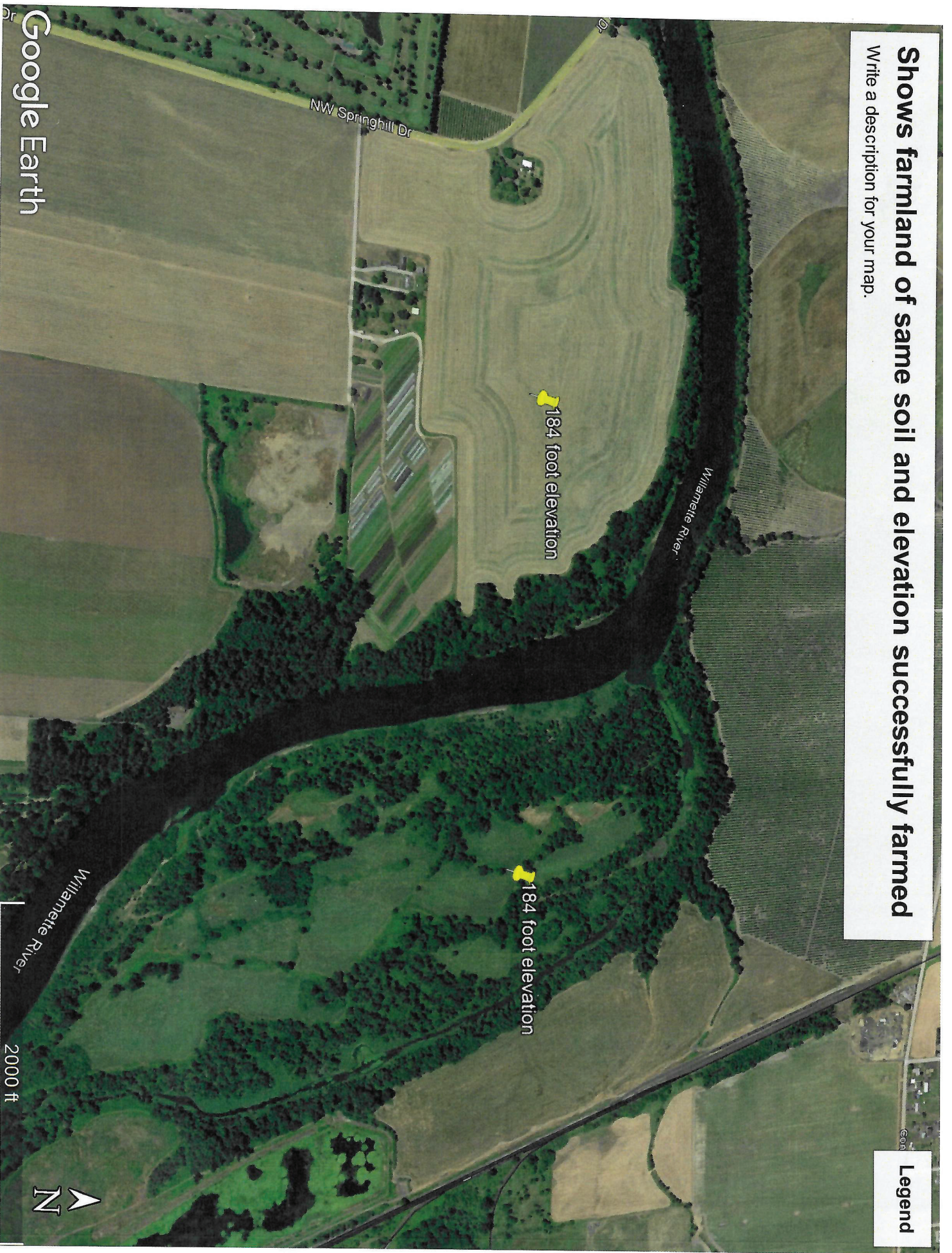
Data Source Information

Soil Survey Area: Linn County Area, Oregon
Survey Area Data: Version 18, Sep 14, 2022

Legend

©2011

Shows farmland of same soil and elevation successfully farmed
Write a description for your map.



Google Earth

Exhibit D-1- Maps showing a snapshot of available industrially zoned properties in 2023



Exhibit D-2- Maps showing a snapshot of available industrially zoned properties in 2023

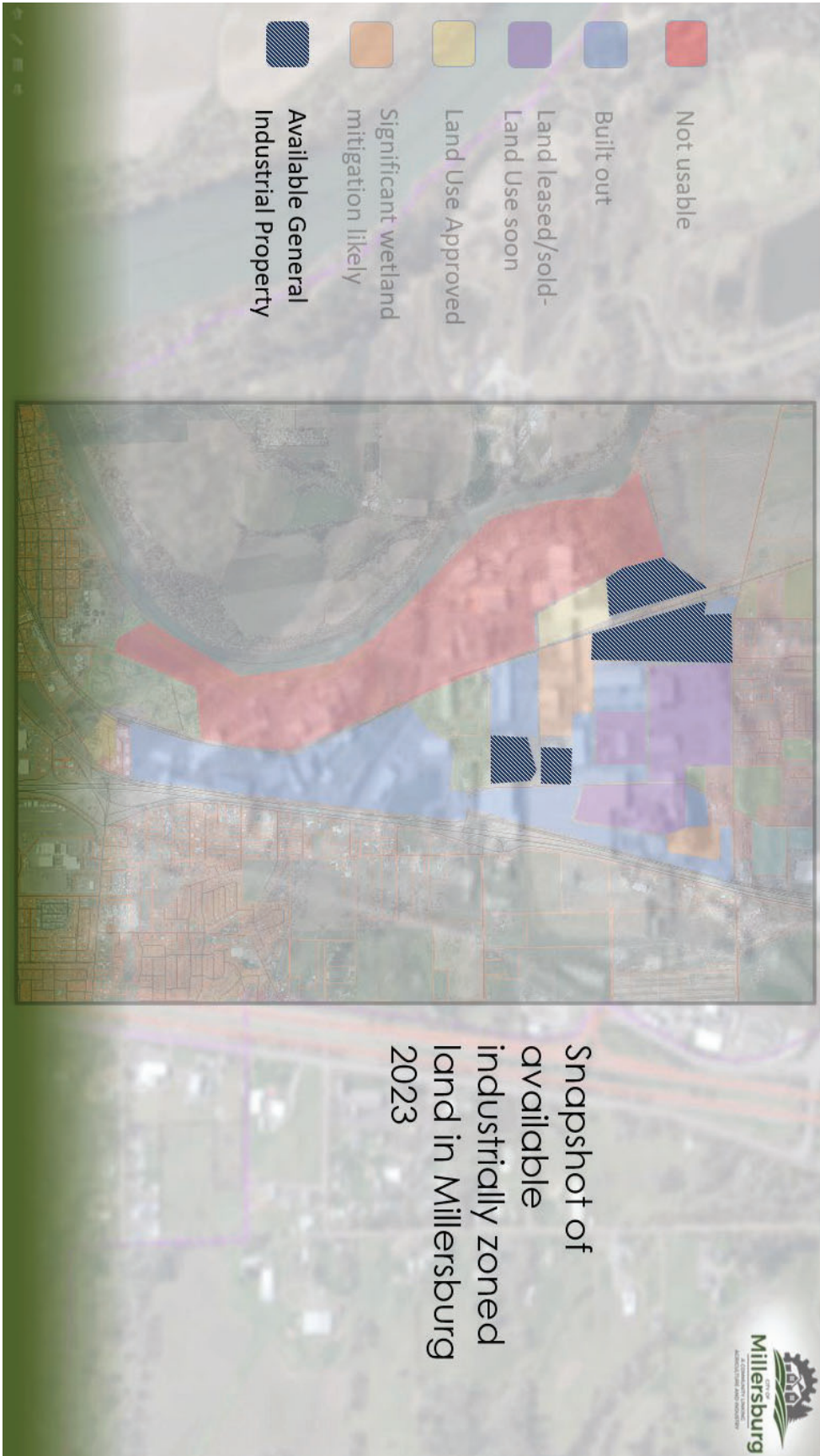


Exhibit E - EPA map of ATI Superfund Site

United States Environmental Protection Agency

Environmental Topics Laws & Regulations About EPA

Search EPA.gov

Cleanups » Cleanups In My Community

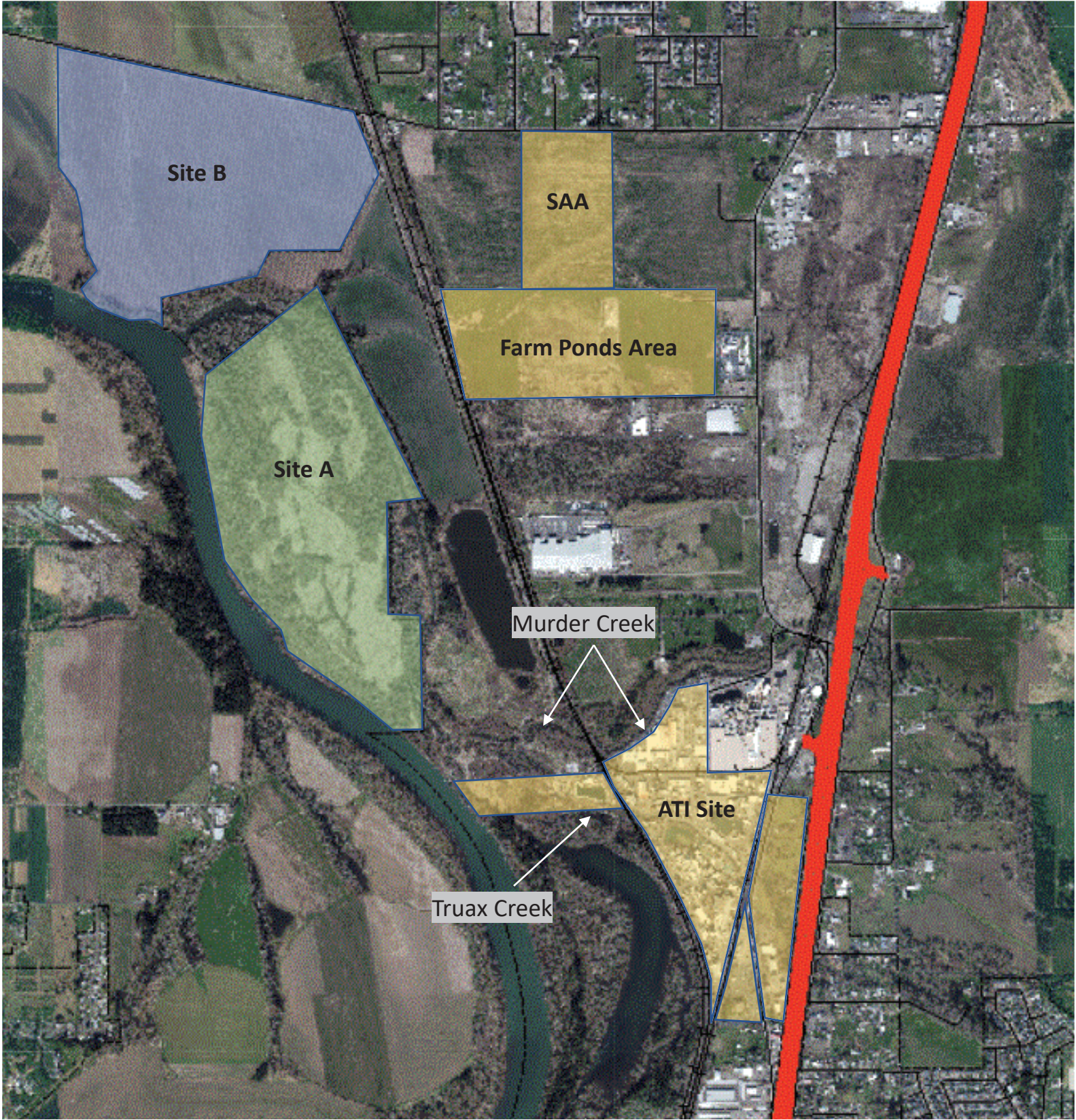
Cleanups In My Community Map

Cleanups Brownfields Grants Latest Sites in CIMC

Layers, Legend, & Print

Layers Print Links to related maps

Contact Us
About the Data
Legal Notices



Site B

SAA

Farm Ponds Area

Site A

Murder Creek

Truax Creek

ATI Site

Exhibit F- Letter by Vaughn Piechel

01/17/2023

To whom it may concern:

I was an employee of Willamette Industries, Weyerhaeuser Corporation, and International Paper Company at the Albany site for over 40 years. During my career I held a variety of positions, most recently the Closure Manager of the Albany site.

I have been asked by the City of Millersburg to describe the waste water process as it relates to the Linn County Tax lots 203, 207, 101, 402, and 201. Tax lots 402, 101, and 201 are currently subjects of a proposed zoning map amendment.

During the 50 year +/- operation of the Albany Paper Mill the effluent generated in the manufacturing processes at the plant was treated in a permitted waste water treatment facility adjacent to the properties implicated in this proposed amendment.

The final stage of this waste water treatment was "aeration" which took place in an approximately 80 acre aeration basin. This basin was essentially a large retention pond in which the treated effluent was mechanically aerated and cooled prior to final release into one or more of three potential points of final discharge. These points of final discharge were;

1. The Willamette River
2. Used as a source of irrigation for agriculture on tax lots 402, 101, 207, and 203
3. Discharged into a series of infiltration ponds on tax lot 201

The effluent discharged into the Willamette River, used as irrigation water, or discharged into the infiltration ponds was from the exact same source, the aeration basin that held the treated effluent. I hope this brief explanation is helpful in making a well informed decision regarding the proposed zoning map amendment.

Best regards.

Vaughn Pieschl