

Goal 3: Agricultural Lands

- LCDC Goal:** “To preserve and maintain agriculture lands. Agriculture lands shall be preserved and maintained for farm use consistent with existing and future needs for agriculture products, forest and open space...”
- Coburg Objective:** To retain the agricultural use of land in those areas where SCS’s Soil Suitability Classification indicates that it is the highest and best use.
- Policy 1:** Pre-existing agricultural activities may continue in accordance with the regulations for conditional uses in the Coburg Zoning Ordinance. New agricultural activities as defined by State law will be considered as conditional uses in any land use zone within City limits.
- Policy 2:** To the extent to which it has jurisdiction, the City shall promote the retention of lands outside its Urban Growth Boundary for agriculture use by encouraging Lane County to maintain current agricultural zoning within the City’s area of influence as shown on Map 6.
- Policy 3:** The City shall encourage Lane County to maintain agriculture use of lands located within the City’s Urban Growth Boundary but outside the City limits through application of interim agriculture (/IA) zoning or other urban holding zone designation that ensures future use of this land for urban uses, densities, and transportation systems.
- Policy 4:** Urban services will not be extended beyond the Urban Growth Boundary to encourage continued agriculture use of lands within the City’s area of influence as shown on Map 6.
- Policy 5:** The City supports, and may require, measures to promote compatibility and transition between urban development at the edge of the Urban Growth Boundary and adjacent agricultural areas.
- Policy 6:** The City supports, and may adopt, measures that control and manage the use of land that is intended for future urban development but is yet to be annexed. Such measures may include, but are not limited to, intergovernmental agreements, notice and opportunity to comment on County land use actions, and coordinated planning with Lane County.
- Policy 7:** The City supports, and shall pursue, establishment of a southern greenbelt that ensures a permanent open character for the area between Coburg and the McKenzie River.
- Policy 8:** The City shall protect high quality farmland surrounding the community from premature development.

Goal 4: Forest Lands

LCDC Goal: "To conserve forest land for forest use."

Coburg Objective: To conserve forest lands existing within the City and Its Area of Influence as shown on Map 6.

Policy 1: To the extent that the City has jurisdiction, forest lands will be created and protected for use as urban buffers, habitats, scenic corridors and recreational uses (Map 8).

Policy 2: The City shall require the replacement of trees removed or destroyed during new development and encourage the replacement of those trees destroyed or removed in the past, as per the provisions of the Zoning Code.

Policy 3: The City shall encourage the use of tree plantings as the buffer between incompatible uses.