

50 years guided by land use champions

On a sunny October evening, more than 250 farmers and environmentalists, scientists and service workers, elders and youth assembled at the Hillsboro Civic Center for a chance to make their voices heard to Governor Kotek. Alongside their powerful rally cries, they shared lots of hugs, handshakes, and smiles, as well as a driving value that runs deep in every land use advocate: Our home – Oregon – and the people who make it so special are worth protecting from greedy and rushed land grabs.

Speaker after speaker among them advocated for powerful reasons the governor should not unilaterally expand the greater Portland metro area's urban growth boundary (UGB), a limited power granted under Senate Bill 4: Water and energy rate hikes would likely pass onto residents to subsidize corporate expenses. Longtime farmers, new farmers leasing land, and farmworkers would lose the opportunity to steward such highquality farmland. And industrial sites that already exist inside UGBs should be used first, instead of paving over high-quality land that feeds us.

Not least among their arguments: the fact that landowners looking to make

millions would be eager to pressure elected officials and business groups to expand at the expense of our regional economy and community's well-being.

This evening was emblematic of the power – the magic – that makes Oregon such a special place: Bypass available industrial lands and empty buildings to pave over some of the world's best soils? Not on our watch. Privatize iconic places like Sauvie Island, the Wallowas, or Smith Rock? Get out of our state, luxury developers. Dump warehouses right by our schools and homes without any community protections? We'll see you in court.

1000 Friends of Oregon wouldn't be anything without our members. We continue building this power together with new land use advocates (like our Land Use Leadership Initiative and annual Gerhardt internship), more staff positions (like a planned natural and working lands policy director and our new digital communications and engagement coordinator), and new programming and partnerships (see us on KATU's Giving Tuesday).

We are proud to share this 50th anniversary edition with you. This edition features highlights of our work from the last 50 years and immediate actions we're taking to set Oregon on a course for a better future for everyone, plus our own possible futures as an organization. We hope it inspires and reminds you, especially during dark times, that when we organize – when we raise our voices together, when we litigate, when we vote – we can win.

Thank you,



Sam Diaz Executive Director



Nellie McAdams
Board President

2024

OUR COLLECTIVE IMPACT

1000 Friends of Oregon doesn't do anything alone. Our impact is possible because of collaboration with our coalition partners, affiliate network, Forestry and Agriculture Advisory Committee, members, and our growing list of land use champions across the state. Help us make an impact for Oregon.

\$166 million

Funding secured to address housing affordability crisis through infrastructure investment

\$5 million+

Funding secured for the stewards of our lands

80

Requests to our Report a Land Use Issue hotline

19

Governmental committees or advisory bodies we participated in

3,500+

Oregonians connected with through our tours, presentations, retreats, and panel discussions

1.044

Advocacy messages we helped supporters send to policymakers

46

Educational presentations given to audiences across Oreaon

17

Land use defense cases filed

5

Lawsuits prevented through local-level work

14,623

Acres protected from runaway sprawl

142

Organizational, community, and coalition partners worked with

33

Grassroots and small organizations we supported

12

Land use bills supported in the 2024 short session

WALLOWA LAKE
Home to early 1990s legal wins
that protected the terminal
moraine from development

Major of wins & 197 protections

1000 Friends of Oregon has secured legal and legislative protections for iconic Oregon landscapes and farmlands that sustain us in all 36 Oregon counties. These wins are the reason some of our favorite Oregon places are free of corporate interference, and why we can earnestly say that sprawl has no home here.

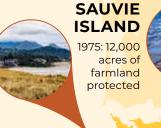
Out of hundreds, this is a selection of our most high-profile and impactful wins and protections in our first 50 years.



Our September 1997 newsletter warned that Steens Mountain, Smith Rock, the Willamette Valley, and the Oregon Coast were Oregon's most endangered places. In time, our wins have held, and many Oregonians now value these protections too, strengthening our cause in the court of public opinion.

CANNON BEACH DUNES

1978: Protected from resort development



PORTLAND FOR EVERYONE

2016: Residential infill passed, creating more equitable housing choice

LAND USE SYSTEM DEFENSE

1976, 1978, and 1982: Defeated ballot measures to reverse land use system

DEVER CONNER AGRICULTURAL DISTRICT

2024: Protected 10,000 acres of farmland from UGB expansion for 50 years

FORESTLAND PROTECTION

1988: Our Goal 4 interpretation upheld in Oregon Supreme Court

BIG-GAME HABITAT

2022: Defeated development in areas with fire risk, big-game habitat, and farm and forestland

LILY FIELDS & ESTUARIES

1986: Protected 4,000 rural acres from shopping centers, factories, and large subdivisions



1991: 500-unit resort at Mt. Hood Meadows stopped



WALLOWA LAKE

1992–1994: Blocked subdivision on north moraine



RAJNEESHPURAM

1983: Limited further urban development



SMITH ROCK

1992: Blocked a giant destination resort



FARMLAND PROTECTION

1997: Greater protections for high-value farmland affirmed at Oregon Supreme Court.



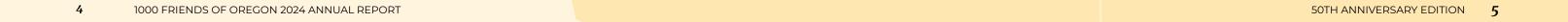
FIRST SUPREME COURT WIN

1977: Affirmed state land use goals apply to individual decisions



STEENS MOUNTAIN

1997: Mountainside ranchland saved from resort development







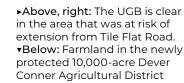
EXPANSION EFFORTS

A decadeslong effort to build a commuter road through Washington County farmland got another stop, this time thanks to our appeal at LUBA against a Tile Flat Road extension through a riparian corridor and a planned housing development.



FRAGMENTING WORKING LANDS

In Deschutes County's Lower Bridge Valley, a legal victory protected 710 acres of rangeland from sprawl development and prevented a patchwork fracturing of agricultural land. LUBA agreed Goal 3 extends to lands whose protective zoning is necessary to permit farm practices on adjacent and nearby lands.







mid farmland losses and ever more extreme weather patterns that affect harvests, we see strains on our food-production system. But there's plenty we can do to help our essential working lands thrive over the coming decades. Step one is listening to farmers and ranchers, placing value on their knowledge and ignoring well-funded attempts to overtake these lands for sprawl.

Oregon's working lands have been the target of profit-driven developers since the state's land use system began. The same people behind previous attacks on farmland, like Measure 37, are still at it, creating shiny disinformation campaigns designed solely to mislead residents and policymakers into helping wealthy corporations and their allies make another buck.

It will be up to us to educate policymakers and elevate truth, reduce economic inequality within farming, break barriers for young farmers and ranchers, and invest in these working lands as solutions to our climate futures.

PROTECTED LAND, A NEW WOOD PRODUCTS FACILITY

LAND USE AT ITS BEST MEETS MANY NEEDS

We worked with local farmers, Friends of Linn County, and Crag Law Center to negotiate a settlement that allowed an urban access road on a small segment of farmland in exchange for protecting more than 10,000 acres of high-value farmland from urban expansion for a minimum of 50 years. In the process, a cross-laminated timber facility, Timberlab (the folks responsible for the new PDX ceiling) found a new home in Millersburg.

mbracing the reality that we live with wildfire is our best plan for keeping our communities safe from its effects, which are no longer limited to our most fire-prone areas. Like with all the of West, wildfire is part of the natural ecosystem but is increasing due to human causes. Oregon needs the right tools, and that includes our most underrated asset: the urban growth boundary, which helps prevent unnecessary building in the line of wildfire.

We'll keep defending UGBs and advocating for sustainably funded statewide policy and programs that help residents and communities prepare, factoring in climate impacts, generational changes, and the benefits that come from people working together.

> ▲Above: The 2020 fire season redefined wildfire as a statewide issue. ▶Right: Solar panels in Eastern Oregon.

THE **FUTURE OF ENERGY**

Oregon's energy efficiency and renewableenergy goals in ways that reduce interference with farming or wildlife is the needle we must thread for the sake of our futures. Oregon's land use system is on track to

help by establishing criteria for counties to use in their decisions on how solar facilities are sited. Getting this right is crucial because experts warn energy use will surge in coming years, in part due to energy-heavy emerging technologies.



ROLLING OUT OHNA

Oregon

is setting

rules for the Oregon Housing Needs Analysis, which will help cities and towns plan for the housing their residents need, where they need to live. From our seat on the rulemaking committee, we're pushing for policies that promote equity, prioritize vulnerable and marginalized populations, ensure housing choice, and seek systemic change. LCDC is set to adopt rules by January 2025.

I resents a growing hope to multiple generations. It will be our job to help Oregon wade through market, cultural, and resource challenges to meet the needs of people here now and those yet to come. Data shows that a growing number of elders want to age in place and downsize to homes with less upkeep in walkable and rollable neighborhoods; meanwhile, nine in 10 Americans aged 25 and younger rank housing affordability as their top voting priority, wanting to live in neighborhoods with fun entertainment and recreation options. We're already establishing tools to

ousing for all built in desir-

able neighborhoods rep-

help cities effectively build housing that will meet our population's growing needs, and finding creative solutions to housing – like office-to-residential conversions and cottage clusters – will be key.

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▲Above: A new affordable-housing development offers thoughtful community connection.

RECENT ISSUE LOW-CONFLICT

SOLAR SITING

We're on the committee that's making rules about solar facility siting in Eastern Oregon, focusing on uses where clean energy and farming don't conflict.



NEW WILDFIRE TOOLS & INFO

Experts opened a new wildfire hazard map for input from hardesthit areas this summer, and on its heels we launched Wildfire-Ready Oregon, a new website for Oregonians to get info they need to prepare for wildfire.



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aking cues from youth movements can help us understand where our transportation planning needs to grow, and we're clearly seeing younger voices advocating for more widely accessible transit systems that are decreasingly dependent on fossil fuels. Investing in what we have rather than building more freeway lane miles is the pertinent choice to help cities develop in a way that encourages less car-reliant lifestyles, but the rise of intercity rail could be a bright spot for helping people travel around the state. Incentivizing transit use by making it free to users – especially young people as they build lifelong habits – is one way to help whole populations change travel patterns while considering our climate.

An open question, however, remains as to how Oregon will sustainably pay for transportation in the future – the gas tax as ODOT's primary funding mechanism has been insufficient for years. We'll need forward thinking from our policy makers to break free from a car-centric society.



GETTING READY FOR 2025

A major

transpor-

tation package from the legislature is coming in 2025, and the committee in charge went on a statewide listening tour this summer. As a member of the Move Oregon Forward steering committee. we've been drawing crowds out, helping them testify and advocating for legislation that prioritizes safe. climatesmart, sustainable, accountable, and transparent policy.



FREE YOUTH TRANSIT

A youth-led vision for free transit is possible. That's the motivating theory behind the work we're helping facilitate with the Multnomah Youth Commission as they make a case to fund Youth Pass to ensure transit is free to anyone under 18 in their county.

THE WAY FORWARD FOR SMART INDUSTRY

NEIGHBORS, FARMS, AND FACILITIES AREN'T ENEMIES

Industry and agriculture don't need to conflict, and we're working to ensure that stays true as Oregon has been considering the first SB 4 expansion outside Hillsboro (see pg. 2).

Neither does industry need to harm communities. In East Portland, we've been in the courts trying to correct a poorly placed freight facility near multiple schools, following a recent move that rezoned the site for too wide a range of activities.

And what of a proposal to put a concert venue on an industrial site that dead ends behind railroad tracks? Not only have we told the city it's dangerous; every non-industrial use of land zoned for industrial development puts farmland and green space at risk.







AWARD-WINNING WORKPLACE

We were ranked this year as one of Oregon's top nonprofits to work for in a statewide survey. Making 1000 Friends of Oregon a place people want to be is foundational to our achievements in land use advocacy.

The strength of our work to fulfill Oregon's Goal 9 in communities throughout the state starts right here, with the talent and dedication of our hard-working staff and our efforts to continuously improve our workplace.



he climate crisis, rise of artificial intelligence, and a globalized market will shape our economy in the next 50 years. We'll need to nurture an economy that includes agriculture, timber, outdoor recreation, sportswear and the creative economy, and semiconductor manufacturing, research, and design – a diversified economy to protect Oregonians' prosperity, health, and livelihoods.

Resource-heavy tech facilities are increasingly aiming for lands at our urban edges, where they divert water that farmers and ranchers need to grow our food. We'll need strong urban growth boundaries to protect the land base for soildependent industries and invest in infrastructure inside cities to mitigate environmental and publichealth impacts. We'll need participation from local governments to protect an economy that is regenerative and inclusive of all people.

▲Above: Farms and data centers are neighbors where the UGB ends.

◄Upper left: Land use advocates rally against a proposed UGB expansion outside Hillsboro.
 ◄Lower left: A freight facility goes up across the street from Parkrose High School.
 (Courtesy George Steene)

The LUTRAQ alternative







Left: A site plan demonstrates how transit-oriented development principles could be applied to a then-future light rail stop at 170th Avenue in Washington County. Above: The situation without LUTRAQ. (Illustrations by Calthorpe Associates)

"No one was really paying attention to [interactions between land use and transportation] outside of a couple Ivy League academics. We were able, as roustabout activists, to advance this agenda in ways that academic journal articles were just not able to do."

- KEITH BARTHOLOMEW, **LUTRAQ PROJECT DIRECTOR**

going to hear about LUTRAQ. The project is credited with creating such a feasible growth scenario for a livable, walkable, transit-In 1997 we published "Making the accessible Washington County that it categorically deflated county-sponsored plans to build an urban bypass road through productive farmland. Beyond walkable, transit-accessible communities. Oregon, it became a model

Spend enough time in urban

for other municipalities want-

ing to replicate its success.

planning circles, and you're

In 1988, a project called the Western Bypass freeway seemed all but built. Washington County, after all, was anticipating major growth, and - assuming a pattern of single-family housing and car-dependent travel – it argued a need for a new freeway. Within a few years, 1000 Friends had the project tangled up in courts.

LUTRAQ, which stands for "Land Use, Transportation, and Air Quality," emerged

around 1990 as 1000 Friends began to search for a solution that didn't involve litigation. In a series of 11 technical reports and other materials released from 1991 and 1997, LUTRAQ offered transit-oriented development alternatives that were so practical, Metro voted in 1997 to remove the bypass from their regional transportation plan.

A project that had full backing from the county

"ended in a whimper," says LUTRAQ project director, Keith Bartholomew. "There were people and circumstances that were ready for this message, ready for us to lead out on this. And it wasn't pushing an open door. It wasn't like it was already going to happen. It was the right idea at the right time in the right place.'

Equally important was the willingness for agencies

like ODOT and Metro to consider the plan, thanks to the indefatigable advocacy from groups like Sensible Transportation Options for People, led by Meeky Blizzard.

As recently as this year, 1000 Friends was again fighting a commuter bypass road in Washington County – a bit of Whac-a-Mole still, but nothing compared to what could have been without LUTRAQ.

Connections," a summary of the LUTRAQ project, which started in 1988 and produced 11 technical reports between 1991 and 1997 that successfully argued for a growth scenario based on livable,

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2004-2007

The remedy for land use's dark days



Above: A 2004 campaign sign in a field outside Madras. Right: Longtime land use activist Mickey Killingsworth speaks to a crowd at the "Save Oregon's Farms" rally in front of the Salem capitol in 2007.

"Essentially,
Measure 37
authorized a freefor-all, and we
ended up with
8,500 claims across
forestland across
huge swaths of the
state of Oregon.
We ended up with
a relief valve in
Measure 49."

— RALPH BLOEMERS, ATTORNEY



A misleading, confusing campaign led to passage of 2004's Measure 37, which severely threatened Oregon's ability to protect farmland from rampant rural development. It forced state and local governments to either waive land use regulations or compensate landowners when they claimed their property's fair-market value had been reduced.

The measure ignored the value that the land use system adds for landowners: "There was no way to calculate the losses – losses were just assumed," says Ralph Bloemers, attorney and cofounder of Crag Law Center who litigated hundreds of Measure 37 cases. Plus, local governments had no money to pay these claims, so longtime property owners became de facto exempt from land use regulations. The new law became a breeding ground for gravel pits, strip malls, and sprawl subdivision development on farmland and forestland.

"Increased sprawl, traffic congestion, and loss of valuable farmland are NOT what voters had in mind when Measure 37 passed," we wrote in the 2007 voter's pamphlet. The new bill, written by the legislature and voted on by Oregonians, passed after a hard-fought few years by Oregon's land use advocates.

Yearbook Yearbook

Fifty years of staff, board, and superstar volunteers

S Indicates current staff B Indicates current board



Omar Abdelmegeid **s**



Michael Anthony



Ron Bass



Craig Beebe



Gail Achterman



Ward Armstrong



Lisa Bates



Kate Bemesderfer



Sang Ahn



Ben Asher s



Rajiv Batra



Dick Benner



Mary Akerill



John Allcott, MD

Note: We made our best effort to

accurately list and include everyone, but it's possible there are gaps in our archives. Please let us know at info@friends.org if you discover an error or omission. We appreciate all of you and will make updates as needed to our digital edition.



Kristin Barber



Bartholomew

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Blair Batson s





Galen Benshoof

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Leigh Broussard





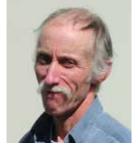
Lauren Creany



Jackie



Julie Bollermann



Tom Bowerman



Lucy Brehm

Amanda Caffall





Jacob Brostoff





Sean Carpenter



George Crandall





Ben Gordon



Pam Hardy



Sid Friedman



John Frohnmayer



Diana Gardener



Scott Exo

Anne Garvey



Carolyn Fowler

Bob Geddes

Andrea Gray



Paul Gerhardt Jr.



Hilliary Giglio



Jim Gilbert



John Carroll

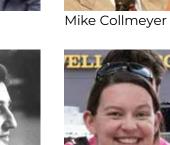


Rex Burkholder



Lily Burnett **s**

Ed Clark



David DeHarpport



Jenni Denekas





Alexis Hammer



Mark Greenfield

Dallas

Harris B

Hall Defrees **B**



Eloise Grout Koehler B



Anyeley Hallová



NOT PICTURED

Bowen Blair Jr. Ernie Bonner Anthony Boutard Jay Bowerman Mary Bretz James Brown John Bryson Jim Bureau Claudia Burton Denise Canevari Richard Carlson Thomas Carter Mark Chasse Adrienne Cleveland Patricia Clubb Yvonne Coats **Robertson Collins Christine Cook** Steven Corey Steven Erickson Joyce Felton Peter Frost James Gaffney Carolyn Gassaway Robert Goracke Toni Greening Hilary Gripekoven John Gustafson Sam Haffner Lisa Shara Hall Deborah Halligan



Dingfelder B



Meriel Darzen B

Carol Doty



Darrann Durham



Daniel Eisenbeis



Krystal Eldridge S



Andrew Haden



Margaret Jane (MJ) Elon Hasson

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Michael Houck

Mickey

Killingsworth

Gerik Kransky

20





Robin Jennings

Mary Henry





La Follette





Saunders Hillyer

Betsy Johnson

Jim Kelly



Nicole Johnson

Anna Kemper **S**

Madeline Kovacs

Alee Langford **B**











Dan Lawler



McCulloch



David Lett

Sorcha

MacAonghais





Evan Manvel





Robert Liberty





Nolan Lienhart

Caroline MacLaren

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Alfred Hampson Jr.

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Eric Lemelson

Baker Lyon **B**

Greg

Macpherson **B**













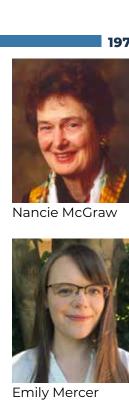
Nellie McAdams **B**



Steve McCoy



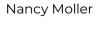












Denyse McGriff



Mia Nelson





Sara McKean

David Miller



Janet McLennan



Edward McNamara



Jason Miner



Jean Pekarek



Lou Pepper

Pamela Phan



Karen Perl Fox

Victor Platt B



Lidwien Rahman



Shayna Rehberg

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Roger Mellem Alan Miller Andrew Miller

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Wendy Mitchell



Brett Morgan



William Miller

Paul Morris



Andrew Mulkey





Christian Richmond **B**



Henry Richmond





Sally Russell

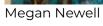






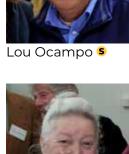
Zack Semke







Tara O'Brien



Ellie Pearson

Jeremy Sacks B

Barbara Roberts



Christine Rontal

Issei Saida 🖪



John Russell

Lauri Segel-Vaccher



Pat Serrurier



Craig Nelson

Justin Pabalate 🛢

22



Rod Park B



John Paul



Nancie Peacocke Fadeley

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Maggie Skenderian



Dick Solomon



Bob Stacey



Eric Stachon



Becky Steckler

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Tim Sercombe

Anne Sherrod

Monica Smiley

Melissa Sparks

Ruth Spencer

Deborah Spicer

Tibor Stefansky

Mark Teppola

Catherine Sterbentz

George Thompson

Terrance Tosney

Matthew Udziela

Jennifer Watrous

Danielle Welliever

Shelley Wetherell Sally Weston

Laurie Whiteford

Ann Wilson

Lynn Wolfe

Martin Winch

Kathleen Tyau

Ursula Walker

Kayla Warner

Victor Viets

Joseph Spaeder

Scot Siegel

George Sheldon

Deborah Shriver

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Randy Tucker

David Vernier



Ben Unger



Pam VanAusdle



Francesca Varela





Carol Whipple



Ben Williams B



Libby Wilson B

Sharon Wade Ellis



Jim Wood

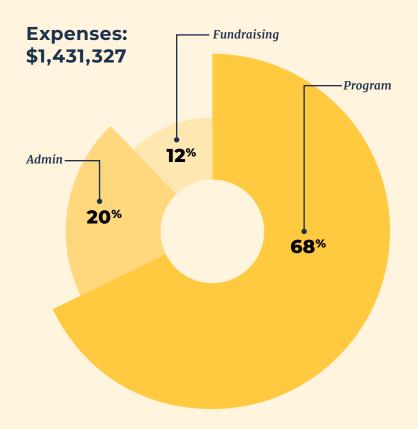


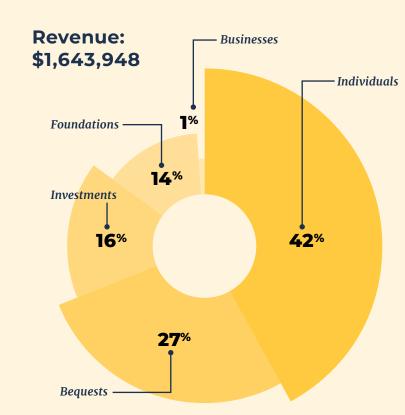


Jasmine

FINANCIAL OVERVIEW

LAST FISCAL YEAR





FINANCIAL MEMO

Our fiscal year ended on March 31, 2024. We recorded a year-end surplus due to the generous support of our donors, responsible management of our expenses, market performance positively impacting our invested funds, and the receipt of a large bequest gift.

Over the past year, we made two moves to align our financial management with our values. First, we moved our banking relationship to Beneficial State Bank. Its vision is "an economy that restores our planet and extends prosperity to all." Second, we moved our endowed funds to Oregon Community Foundation's Social Impact Pool to invest in companies with strong ESG records (Environment, Social Responsibility, and Governance). Our funds will not be helping companies destroy the planet we are working tirelessly to protect.

We value financial transparency and are always happy to answer questions. To see our 990 and audited financial statements, please visit friends.org/financials.







1000 Friends of Oregon is a 501(c)(3) nonprofit organization. Our tax ID is 93-0642086. Donations are tax-deductible to the extent allowed by law.

Anita Yap B

Cassie Wilson S



Sarah Yeoman S





Rob Zako



Zimmer-Stucky

WHAT'S IN STORE **FOR 2025**

As advocates, we must activate empathy, nurture a more inclusive culture, build bridges between divided communities, and solve root causes and symptoms of complex problems. In short, we are here to make the lives of all Oregonians better for generations to come through smart growth efforts.

As a trusted supporter, enjoy a sneak peek of our 2025 priorities:

- ► Launch a new strategic plan in April 2025 that responds to Oregonians' most pressing needs and sets up our communities for future success.
- Graduate another cohort of land use leaders in the greater Portland area, bringing our total to nearly 300 Land Use Leadership Initiative graduates.
- Elevate the voices of all Oregonians in shaping our state's next transportation package. secure enough funding for core services and maintenance, and add affordable, accessible, and reliable options, like the WES-extension line to Salem-Keizer and light rail between Vancouver and Portland.
- ▶ Build certainty and action plans for addressing our housing affordability and availability crisis with the new Oregon Housing Needs Analysis rules.
- Host farm and ranch tours to celebrate the incredible stewards of our lands and highlight

- the benefits of strong land use protections, like local jobs, strong economic pillars, water and carbon-storage benefits, and food and beverage production.
- Add two dedicated staff positions, thanks to a 50 percent match from a local foundation, to respond to reported land use issues from Oregonians all over the state: an urban growth boundary defense attorney and a natural working lands policy director.
- ► Hire a new staff member to help address our housing affordability and availability crisis through helping enable more redevelopment, adaptive reuse, office-to-residential conversions, and construction of missing middle housing.
- Cochair the state Wildfire Programs Advisory Council to help communities prepare for more severe and frequent wildfires and keep forests healthy and resilient.

Ways to aive Contribute

BECOME A MEMBER

Become a member of 1000 Friends of Oregon by making a gift of \$35+ today!

HONOR GOV. **McCALL**



Members of the McCall Society carry Governor Tom McCall's legacy forward by providing annual support of \$1,000 or more.

SHARE 1000 FRIENDS

Give the gift of a one-year membership.



Legacy Circle members build a brighter future for Oregon by including 1000 Friends of Oregon in their estate plans.

SIGN UP TO **GIVE MONTHLY**

Monthly giving is a great way to ensure we stand at the ready to address land use threats wherever and whenever they arise.

GIVE THROUGH YOUR BUSINESS

Business partners enjoy year-round recognition and additional sponsorship and partnership opportunities.

CANNON BEACH DUNES

Home to a 1978 legal settlement protecting the dunes from resort development.



340 SE 6th Ave Portland, OR 97214

2025 KEY DATES

January 21: First day of legislative session | April 1: 1000 Friends of Oregon launches new strategic plan

