



TENNESSEE FARM BUREAU FEDERATION

September 10, 2021

Tennessee Advisory Commission on Intergovernmental Relations
Senator Ken Yager, Chairman
226 Anne Dallas Dudley Boulevard
Nashville, TN 37243

To whom it may concern:

The Tennessee Farm Bureau Federation (TFBF) represents a diversity of commodity producers and is the largest general farm organization in the state. As a grassroots, farmer-led organization, our mission is "to develop, foster, promote and protect programs for the general welfare including economic, social, educational and political well-being of farm people of the great state of Tennessee." Farmers are concerned with the level of urbanization occurring in Tennessee and wish to support decision makers as they wisely plan for development and growth. On behalf of our members, we welcome the opportunity to provide comments for consideration during the study of right-of-way dedications.

Farmers have a deep and long-standing interest in protection of property rights based on philosophical beliefs and practical self-interest. Land is typically a farmer's greatest financial asset and primary source of income. Any erosion of private property rights weakens all other rights guaranteed to individuals by our Constitution. As growth occurs, it is imperative these rights are taken into consideration.

The process laid out in TCA 13-3-402 and TCA 13-4-302 prohibiting property owners from filing or recording a plat if it contains part of the road or street plan could be perceived as a taking without just compensation. A simple example of this would be if a farmer wanted to gift acreage under five acres of land to his/her children on which to build homesites. If these plats are on a road or street affected by the road or street plan then, according to the letter of state law, the property loses the portion of their property under the road or street plan without compensation from the local governing body. This is a sincere concern to TFBF.

The intentions of TCA 13-3-402 and TCA 13-4-302 are noble and necessary to ensure development and growth is completed in a wise and just manner. However, the implementation of this law is not fair to the property owners. TFBF understands finding a solution will be complex and commends the General Assembly, local governments, and TACIR for seeking to resolve this issue. TFBF pledges to work with interested parties to find a solution which is fair to property owners and is likewise a smart solution as our state continues to develop and grow.

Sincerely,

A handwritten signature in black ink that reads "Stefan Maupin".

Stefan Maupin

Director of Public Policy