

From: [Community Development, Benton County, Oregon](#)
To: [Benton Public Comment](#)
Subject: LU-24-027 Coffin Butte Proposed Expansion Written Feedback
Date: Tuesday, July 15, 2025 3:53:05 PM

Subject of Testimony: Modifying access roads to the North

Full Name: Marcy Follett

Email: follettmarcy@gmail.com

Street Address: 14605 Corvallis Rd, Monmouth 97361

Written Testimony:

I reside on the Benton County side of the county line. The farm is in both Polk and Benton counties.

I just saw a mention of modifying the access roads to the North. I greatly oppose this. Those people have sacrificed more than their share. And they still have to pay to get rid of their garbage.

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From: [Community Development, Benton County, Oregon](#)
To: [Benton Public Comment](#)
Subject: LU-24-027 Coffin Butte Proposed Expansion Written Feedback
Date: Tuesday, July 15, 2025 4:18:09 PM

Subject of Testimony: Conditions ?

Full Name: Marcy Follett

Email: follettmarcy@gmail.com

Street Address: 14605 Corvallis Rd, Monmouth 97361

Written Testimony:

Listening to the testimony of the 81 conditions sounded like there was a hope that the landfill operator would not be able to meet all the requirements. But hey maybe throw the community a bone. If we are going to have to suffer at the sight of that pile of trash and the threats to our health, we should not have to pay for it. The county gets a lot of money I don't think the families out in the country are reaping the benefits of that money. Most of the people out here are taking care of themselves. We work hard to stay out of the crisis center, jails and even court houses. So do this tiny thing for us. Find out which house is the farthest away that can see the dump. Whatever that distance is can be the radius of a circle around the dump that is allowed to use the dump for free once a month. We have paid again and again. This in no way would be a hardship for this profitable corporation. Then anyone who has had to smell the dump should get to use it 4 times a year. Then it would be worth people's trouble to submit an odor report. The pattern on a map would verify the reports. Just a thought.

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From: [Community Development, Benton County, Oregon](#)
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Subject: LU-24-027 Coffin Butte Proposed Expansion Written Feedback
Date: Tuesday, July 15, 2025 4:31:59 PM

Subject of Testimony: Modifying access roads to the North

Full Name: Marcy Follett

Email: follettmarcy@gmail.com

Street Address: 14605 Corvallis Rd, Monmouth 97361

Written Testimony:

Opposing the application and promotion of this entity.

BELOW IS AN INTERACTION WITH AI IN A NEW CHAT. THE CHAT IS PURE WITHOUT ANY PROMPTS OTHER THAN THE ONES BELOW AND A COPY OF THE 2023 ANNUAL REPORT.

2023_CoffinButte_AnnualReport_Final.pdf

this is the report that is posted on the Benton County website. For one thing, how many citizens would be allowed to advertise their business while the county was deciding whether or not to approve a conditional use permit to allow them to continue doing business in their own home? AI please tell me if this posting of data is better categorized as transparency of operation or an advertisement. Please also analyze this information that is being shared during the land use application process.

The posting of the 2023 Coffin Butte Landfill Annual Report on Benton County's website can be analyzed from two perspectives: transparency of operations and potential advertisement. Here's a breakdown of both:

1. Transparency of Operations

The report serves as a formal disclosure of the landfill's operations, environmental compliance, and future plans, which aligns with regulatory and community expectations for transparency. Key points supporting this view:

Regulatory Compliance: The report includes detailed data on landfill capacity, environmental monitoring (groundwater, leachate, air quality), and compliance with permits (e.g., DEQ, OSHA). This is standard for facilities with significant environmental impacts.

Public Accountability: By sharing the report, Republic Services demonstrates accountability to Benton County residents and officials, addressing concerns about PFAS, arsenic levels, odor complaints, and expansion plans.

Community Engagement: The report references feedback from stakeholders and revisions to the expansion proposal, suggesting responsiveness to public input. The new odor complaint portal also reflects efforts to improve communication.

Conclusion: IN NEXT SUBMITTAL

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From: [Community Development, Benton County, Oregon](#)
To: [Benton Public Comment](#)
Subject: LU-24-027 Coffin Butte Proposed Expansion Written Feedback
Date: Tuesday, July 15, 2025 4:35:26 PM

Subject of Testimony: Part 2 of the advertising or transparency analysis

Full Name: Marcy Follett

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Street Address: 14605 Corvallis Rd, Monmouth 97361

Written Testimony:

Conclusion: While not overt advertising, the report's tone and selective highlights may serve a dual purpose of informing and persuading.

Analysis of Shared Information During Land Use Process

The report's release during the Conditional Use Permit (CUP) process is strategic:

Proactive Transparency: Sharing operational data upfront may preempt criticism or misinformation, building trust with regulators and the public.

Risk Mitigation: Addressing past issues (e.g., arsenic, OSHA citations) head-on demonstrates corrective action, reducing potential opposition.

Persuasive Element: By framing the expansion as essential for "continuous, safe, reliable, and affordable disposal," the report positions the CUP as a necessity rather than an option.

Key Considerations:

Balance: The county must assess whether the report provides unbiased data or leans toward advocacy. For example, the arsenic memo (Appendix D) is defensive, emphasizing natural background levels without independent verification.

Precedent: Allowing applicants to share polished reports during land use reviews isn't uncommon, but it raises questions about equity (e.g., smaller businesses lacking resources to produce similar materials).

Final Assessment

The report is primarily a transparency tool with secondary advertising undertones. Its posting is appropriate for public review but should be critically evaluated by the county and community to separate factual data from promotional messaging. For true equity, Benton County could consider:

Requiring all CUP applicants to submit standardized operational reports.

Providing neutral summaries of technical data to ensure accessibility for non-expert residents.

Hosting public forums where the report's claims can be questioned independently.

In essence, the report is both informative and strategic, typical of corporate communications in regulatory processes. Scrutiny is warranted to ensure the CUP decision is based on merit, not presentation.

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From: [Community Development, Benton County, Oregon](#)
To: [Benton Public Comment](#)
Subject: LU-24-027 Coffin Butte Proposed Expansion Written Feedback
Date: Tuesday, July 15, 2025 4:47:51 PM

Subject of Testimony: Opposition – Analysis of value of posted 2023 annual report

Full Name: Marcy Follett

Email: follettmarcy@gmail.com

Street Address: 14605 Corvallis Rd, Monmouth 97361

Written Testimony:

Based on the 2023 Coffin Butte Landfill Annual Report and related context from search results, here is an analysis of its value considering incompleteness, age (as of July 15, 2025), and operational context:

☐ 1. Transparency Value vs. Strategic Advocacy

Basic Operational Disclosure: The report provides standardized data on landfill capacity (e.g., 12.9 years remaining as of June 2024), environmental monitoring (PFAS, arsenic, methane), and complaint logs 511. This fulfills regulatory reporting requirements and offers baseline transparency.

Expansion Justification: Republic Services explicitly uses the report to justify its 2024 Conditional Use Permit (CUP) application, emphasizing "urgent capacity limits" (8 months left in active cells) and a "50% smaller expansion" than the rejected 2021 proposal 610. This frames the report as a lobbying tool during active permit deliberations.

Omission of Critical Context: The report lacks discussion of major controversies, including a 2022 EPA methane leak investigation (where leaks exceeded instrument measurement capacity) 13 and community disputes over data accuracy. This selective presentation undermines its objectivity.

☐ 2. Limitations Due to Incompleteness

Missing Appendices: Key sections referenced in the report (e.g., full Annual Environmental Monitoring Report, leachate data) are noted as "on file at Benton County Health Department" but not publicly accessible 11. This limits independent verification.

Unaddressed Regulatory Actions: While the report states no permit violations occurred in 2023, it omits that Oregon's SB 726 (2025) imposed landfill-specific methane monitoring laws targeting Coffin Butte 6, suggesting unresolved compliance issues.

Incomplete Community Feedback: The "Summary of Customer Complaints" shows minimal odor reports (1 in 2023), but DEQ records indicate 9 odor complaints filed with regulators the same year 11 – a discrepancy unexamined in the report.

☐ 3. oops again! See part 2

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To: [Benton Public Comment](#)
Subject: LU-24-027 Coffin Butte Proposed Expansion Written Feedback
Date: Tuesday, July 15, 2025 4:52:29 PM

Subject of Testimony: Part 2 – analysis of value of 2023 annual report

Full Name: Marcy Follett

Email: follettmarcy@gmail.com

Street Address: 14605 Corvallis Rd, Monmouth 97361

Written Testimony:

☐ 3. Impact of Outdated Data (Mid-2025 Perspective)

Capacity Projections Expired: The report's landfill life estimate (12.9 years as of June 2024) is obsolete. By July 2025, Cell 5E is likely full (scheduled for Feb 2025), and Cell 6A construction delays could create immediate disposal shortages 1013.

Regulatory Shifts Unaccounted For: The report predates Benton County's Sustainable Materials Management Plan (SMMP) development 13, which now influences waste diversion strategies and reduces reliance on landfill expansion.

Stale Environmental Data: Groundwater/air quality metrics from 2023 ignore 2024–2025 changes, including new arsenic sampling and methane leak repairs mandated by SB 726 611.

☐ 4. Role in Regulatory Processes

DEQ Permitting: The report supports Republic's air/water permit renewals (e.g., Title V Air Quality Permit under DEQ review until June 2026) but is insufficient alone; independent inspections and public hearings carry more weight 11.

CUP Approval Dependency: Benton County requires landfill reports for land-use decisions, but planners prioritize recent data (e.g., 2024–2025 traffic studies, noise assessments) over the 2023 document 1013.

☐ 5. Community Trust and Misinformation Risks

Perceived Greenwashing: The report's "Sustainability in Action" branding clashes with community grievances. Advocacy groups note Republic's history of "purposefully deceptive" capacity claims and expansion flip-flops (e.g., 2021 CUP denial, 2024 reapplication) 13.

Erosion of Credibility: Community watchdogs have documented errors in past annual reports (e.g., 2021 data inaccuracies identified by SWAC) 13, reducing trust in self-reported metrics.

☐ Summary: Value Assessment

Aspect -Value -Limitations

Transparency-Basic compliance data-Omissions of controversies/regulatory actions

Timeliness-Historical baseline-2023 data irrelevant to 2025 operations

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Subject: LU-24-027 Coffin Butte Proposed Expansion Written Feedback
Date: Tuesday, July 15, 2025 4:53:30 PM

Subject of Testimony: part 3

Full Name: Marcy Follett

Email: blue-sky-estate@proton.me

Street Address: 14605 Corvallis Rd, Monmouth 97361

Written Testimony:

Strategic Use Supports CUP narrative Framed as advocacy, not objective disclosure

☐ Conclusion

The 2023 report retains limited value as a snapshot of historical operations but is severely compromised as a decision-making tool in mid-2025 due to outdated data, selective omissions, and unresolved community disputes. Its primary utility for Republic Services appears to be strategic positioning during the contentious expansion approval process, rather than genuine transparency. For Benton County to make informed decisions, real-time data (e.g., 2025 DEQ inspections, independent audits) and community-verified reports are essential.

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