



# HOUSING ALLIANCE

www.OregonHousingAlliance.org

## Members

1000 Friends of Oregon  
 211info  
 AFSCME Local 3135  
 Alliance of Family & Housing Success  
 Asian Pacific American Network of Oregon  
 Bienestar  
 CASA of Oregon  
 Cascade Management Inc.  
 Central City Concern  
 Chrisman Development Inc.  
 City of Portland  
 Clackamas County  
 Coalition of Communities of Color  
 Coalition of Community Health Clinics  
 Community Action Partnership of Oregon  
 Community Action Team, Inc.  
 Community Alliance of Tenants  
 Community Housing Fund  
 Community Partners for Affordable Housing  
 Cornerstone Community Housing  
 Ecumenical Ministries of Oregon  
 Enterprise Community Partners  
 Fair Housing Council of Oregon  
 Farmworker Housing Development Corporation  
 Habitat for Humanity of Oregon  
 Hacienda CDC  
 Coalition of Housing Advocates  
 Housing Development Center  
 Human Solutions  
 Impact Northwest  
 Immigrant & Refugee Community Organization  
 Lane County Legal Aid and Advocacy Center  
 League of Women Voters of Oregon  
 Lincoln County  
 Metro  
 Metropolitan Affordable Housing  
 Momentum Alliance  
 NAYA Family Center  
 Neighborhood Economic Development Corporation  
 Neighborhood Partnerships  
 NeighborImpact  
 NeighborWorks Umpqua  
 Network for Oregon Affordable Housing  
 Northwest Housing Alternatives  
 Northwest Pilot Project  
 Open Door Counseling Center  
 Oregon Food Bank  
 Oregon Housing Authorities  
 Oregon Opportunity Network  
 Partners for a Hunger Free Oregon  
 Portland Community Reinvestment Initiatives, Inc.  
 Proud Ground  
 Raphael House  
 REACH CDC  
 St. Vincent de Paul of Lane County, Inc.  
 ShelterCare  
 Sisters of the Road  
 Sponsors, Inc.  
 Street Roots  
 Transition Projects  
 Urban League of Portland  
 Washington County  
 Welcome Home Coalition  
 Willamette Neighborhood Housing Services

## HB 2126: Vertical Housing Development Zones

House Committee on Revenue

March 26, 2015

HB 2126

Chair Barnhart and members of the Committee,

The Housing Alliance is a coalition of more than fifty organizations from all parts of the state. Our members have come together with the knowledge that housing opportunity is the base on which all of our success is built – individual success as students, parents, workers, and community members as well as the success of our communities. We represent a diverse set of voices from residents to local jurisdictions to non-profit housing developers and organizations working to meet basic needs.

We ask your support for House Bill 2126, which will extend the Vertical Housing Development Program (VHDP) sunset, which provides local jurisdictions with the option of allowing limited-term partial tax exemptions to encourage mixed-use commercial/residential developments.

The exemption varies in accordance with the number of residential floors on a project, with a maximum property tax exemption of 80 percent over 10 years. An additional property tax exemption on the land may be given if some or all of the residential housing is for low-income persons (80 percent of area median income or below).

This is simply enabling legislation that allows local elected officials to decide whether (or not) their jurisdiction, after consultation with other affected taxing jurisdictions, wishes to establish a program that provides a financing tool for mixed-use commercial/residential districts. Indirectly, this legislation provides an important tool to stimulate the private investment that creates vibrant, affordable communities.

The Housing Alliance sees HB 2126 as a valuable tool to continue to support our families and our communities.



**HOUSING  
ALLIANCE**

## **HB 2126: Vertical Housing Development Zones**

[www.OregonHousingAlliance.org](http://www.OregonHousingAlliance.org)

On behalf of the Housing Alliance, I urge your prompt consideration and support of this proposal and thank you for your service.

Sincerely,

A handwritten signature in black ink, appearing to read "O. Carrillo", enclosed in a thin black rectangular border.

Omar Carrillo Tinajero  
On Behalf of the Oregon Housing Alliance