



# HOUSING ALLIANCE

May 19, 2017

Joint Ways and Means Subcommittee on Capital Construction  
Oregon State Legislature  
900 Court Street NE  
Salem, OR 97301

Re: Testimony on SB 5530

Dear Co-Chair Girod, Co-Chair Holvey, and members of the Subcommittee:

I am writing to you today on behalf of the Oregon Housing Alliance to express our strong support for the authorization of \$100 million bonds for the preservation of existing affordable homes.

The Housing Alliance is a coalition of more than 80 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 in every corner of our state.

Every Oregonian needs a safe, stable, and affordable place to call home. Over the years, there have been significant investments in creating quality affordable homes for Oregonians with low incomes. Thousands of units have been built throughout the state in both rural and urban communities. These properties are home to older adults, people with disabilities, and families just starting out, often with extremely low incomes.

Many of these homes are at risk of becoming market rate housing, meaning that their residents could not afford to stay in their homes. Lottery bonds are needed to reinvest in preserving three kinds of affordable housing:

**Properties with federal rent assistance and maturing mortgages:** Homes built with federal financing are in need of renovation, and their affordability agreements and contracts need to be renewed. These properties receive annual rent subsidies from the federal government helping ensure the rents stay affordable, and these subsidies will continue if we reinvest in these properties and ensure contracts are renewed.

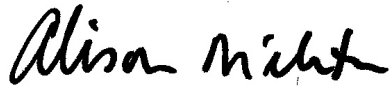
**Public housing:** We have the opportunity to renovate our aging public housing units and restructure the financing with the federal government to better meet capital needs for the future. These have been homes to seniors and people with disabilities in some cases for over fifty years, and we must ensure this housing continues to be part of our community's infrastructure.

**Manufactured home communities:** Manufactured homes are a critical source of affordable housing throughout Oregon. Nonprofits, housing authorities, and resident cooperatives can purchase parks with financing from the State of Oregon to ensure that they remain affordable places to call home.

Every affordable home we maintain through reinvestment will offer a better future for the families and individuals who live there, building stronger communities. In the midst of a severe housing crisis, we must ensure that we do not lose any of our critical affordable housing units.

We strongly encourage you to support this request for \$100 million in lottery-backed bonds for the preservation of existing affordable homes. Thank you for your consideration of these bonds, and for your service to our state.

Sincerely,

A handwritten signature in black ink that reads "Alison McIntosh". The signature is written in a cursive, flowing style.

Alison McIntosh  
On behalf of the Oregon Housing Alliance

## *Housing Alliance Members*

*1000 Friends  
211info  
A Community Together (Lane County)  
Aging in the Gorge  
Benton County Health Department  
Benton Habitat for Humanity  
Bienestar  
Bradley Angle  
CASA of Oregon  
Central City Concern  
Church Women United of Lane County  
City of Beaverton  
City of Eugene  
City of Hillsboro  
City of Portland  
City of Tigard  
Clackamas County  
Coalition of Community Health Clinics  
Coalition of Housing Advocates  
Common Ground OR-WA  
Community Action Partnership of Oregon  
Community Alliance of Tenants  
Community Energy Project  
Community Housing Fund  
Community Partners for Affordable Housing  
Community Vision  
Cornerstone Community Housing  
Ecumenical Ministries of Oregon  
Enterprise Community Partners  
Evolve Property Management  
Fair Housing Council of Oregon  
Farmworker Housing Development Corp.  
FOOD for Lane County  
Habitat for Humanity of Lincoln County  
Habitat for Humanity of Oregon  
Habitat for Humanity Portland/Metro East  
Hacienda CDC  
Housing Authority of Clackamas County  
Housing Development Center  
Human Solutions  
Immigrant & Refugee Community Organization  
Impact Northwest*

*JOIN  
Lane County Health and Human Services  
League of Women Voters of Oregon  
Lincoln County  
Mainstream Housing, Inc.  
Metro  
Momentum Alliance  
NAYA Family Center  
Neighborhood Economic Development Corp.  
Neighborhood Partnerships  
NeighborImpact  
NeighborWorks Umpqua  
Network for Oregon Affordable Housing  
Nightingale Public Advocacy Project  
Northwest Housing Alternatives  
Northwest Pilot Project  
Oregon AFSCME Council 75  
Oregon Center for Christian Voices  
Oregon Center for Public Policy  
Oregon Coalition on Housing & Homelessness  
Oregon Council on Developmental Disabilities  
Oregon Food Bank  
Oregon Housing Authorities  
Oregon Opportunity Network  
Partners for a Hunger-Free Oregon  
Portland Community Reinvestment Initiatives  
Portland Homeless Family Solutions  
Portland Tenants United  
Proud Ground  
Raphael House  
REACH CDC  
St. Vincent de Paul of Lane County, Inc.  
ShelterCare  
Sisters Habitat for Humanity  
Sponsors, Inc.  
SquareOne Villages  
Street Roots  
Transition Projects  
Urban League of Portland  
Washington County  
Welcome Home Coalition  
Willamette Neighborhood Housing Services*