

2021 OHCS Legislative Agenda: Addressing Crisis & Improving Outcomes

Margaret Salazar, Executive Director

Andrea Bell, Director of Housing Stabilization



Housing Stabilization Division

- \$7 M, IDA – Tax credit will sunset and funding will be replaced with general fund ***Legislative Concept**
- \$1.2 M, Homeless Management Investment System (HMIS)
- \$5 M, Energy assistance
- Increase access to landlord guarantee programs ***Legislative Concept**
- Technical fixes for OHCS Energy Services program
 - State Home Oil Weatherization ***Legislative Concept**
 - Naming conventions for federal programs ***Legislative Concept**



Homeownership Division

- \$6 M, manufactured housing programs ***Legislative Concept**
 - Homeowner support (decommissioning grants and replacement loans), \$2.5 M
 - Park acquisition loans, \$3.5 M
- \$2 M, addressing racial disparities in homeownership ***Legislative Concept**
- \$10 M, down payment assistance tied to OHCS lending to increase homeownership, particularly for BIPOC families
- \$30 M, homeownership development resources
 - LIFT Homeownership, \$20 M (part of a \$250 M XI-Q Bond request)
 - Pilot development programs, Racial Justice Council initiative, \$10 M



Affordable Rental Housing Division

- \$250 M, Article XI-Q Bonds for Development
 - Local Innovation Fast Track (LIFT) – Rental
 - LIFT – Homeownership
 - Permanent Supportive Housing (PSH)
- \$20 M, Lottery Bonds for Land Acquisition Program
- \$10 M, Lottery Bonds for Preservation of Affordable Housing
- \$15 M for PSH rental assistance ***Legislative Concept**
- Publicly Supported Housing (PuSH) Preservation Program technical fix ***Legislative Concept**



Agricultural Worker Housing Tax Credit

Develop safe, affordable housing for Oregon's agricultural workers, both on-farm and in-community developments.

Legislative Concept

- **\$9.5 M increase** in the tax credit, total \$24 M/biennium
- Allocate in-community tax credits biennial and pair with gap resources
 - Monetize tax credits, particularly for on-farm developments to help growers make this program work





Agricultural Worker Housing Tax Credit

\$24 M investment in 2021 will result in ~240 new homes

Agencywide Legislative Concepts & New Investments in Governor's Budget

- \$6.4 M – Broadband assistance for low-income Oregonians
- \$4.5 M – Long term rental assistance for at risk youth, including youth aging out of foster care ***Legislative Concept**
- Veterans Definition ***Legislative Concept**
 - Expand who is a Veteran for OHCS programs to include those with other than honorable discharges (Don't Ask, Don't Tell; pregnancy)
 - Bond signature and other technical fixes



Thank you

Questions?

Contact:

Nicole Stingh (Stoenner), Interim Director of
Public Affairs

Nicole.Stingh@Oregon.gov



Reference Slides

OHCS will not present these slides. The information and links are included for committee members and the public.



Who We Are

VISION

All Oregonians have the opportunity to pursue prosperity and live free from poverty.

MISSION

We provide stable and affordable housing and engage leaders to develop integrated statewide policy that addresses poverty and provides opportunity for Oregonians.



Working together to serve individuals, families
and communities throughout Oregon

Agency Legislative Planning Process

Key Dates:

- 5/5-6 – Webinars introducing OHCS' draft 2021 Legislative Agenda
- 5/18 – OHCS stakeholder survey closed
- June – legislative concept details finalized
- July – budget details submitted
- December 1st – Governor's budget released
- January – 2021 Legislative Session begins



[Learn more about
OHCS Draft 2021
Legislative Agenda](#)

- State agencies are required to plan for the next biennium budget more than a year in advance using two venues:
 - **Legislative Concepts** that change statutes
 - **Policy Option Packages** that include resource asks
- OHCS retooled the draft agenda due to COVID-19 needs and new economic reality, including an anticipated dramatic decrease in the state's revenue
- The Governor must balance the state budget with enterprise wide needs considered including vital health care, education, and other needs

Key OHCS Legislative Agenda

Development Process Guiding Principals

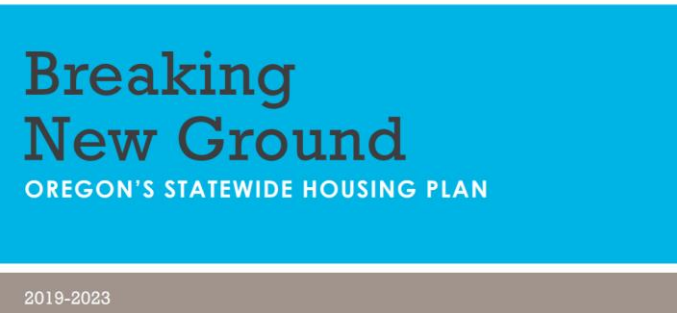


**Breaking
New Ground**
OREGON'S STATEWIDE HOUSING PLAN

- Use the Statewide Housing Plan, both the policy priorities and guiding principles, as the framework for the agenda
 - Work to ensure program design puts people at the center and that the end users' voices are considered, particularly for communities of color and rural communities
- Minimize concepts that require new program design (given OHCS capacity constraints), while prioritizing "going big" on investments in existing programs

Commitment to Equity and Racial Justice

- [Statewide Housing Plan](#) – both a priority and a guiding principal
- Addressing inequities in housing outcomes creates by government and industry due to discrimination, intended or not
- All OHCS 2021 legislative concept and investment requests were reviewed by OHCS Diversity, Equity and Inclusion Officer with an equity team



[Read Executive Director Margaret Salazar's editorial](#)

[Refer to the OHCS Draft 2021 Legislative Agenda Memo for more information](#)

[See changes from Agency Request Budget to the Governor's Recommended Budget](#)



Governor's Recommended Budget - OHCS Investments					
HOUSING STABILIZATION		HOMEOWNERSHIP		AFFORDABLE RENTAL HOUSING	
Individual Development Account <i>Converts IDAs to General Fund in Fiscal Year 2022</i>	\$7 million	Down Payment Assistance tied to OHCS lending	\$10 million	Bond Funding for LIFT (Rental and Homeownership) & Permanent Supportive Housing	\$250 million
		Addressing Racial Disparities in Homeownership	\$2 million	PSH Rental Assistance & Services	\$15 million
Improving HMIS	\$1.2 million	Homeownership Development Resources	\$10 million	Affordable Housing Preservation & Land Acquisition	\$30 million
Broadband Assistance for Low Income Oregonians <i>Programmatic Division may change</i>	\$6.4 million	Manufactured Housing Program – Homeowner support	\$2.5 million	Increase in Agricultural Worker Housing Tax Credits	\$9.5 million
COVID-19 Energy Assistance	\$5 million	Manufactured Housing Program – Park Preservation	\$3.5 million	Long-Term Rental Assistance for Youth <i>Programmatic Division may change</i>	\$4.5 M
		LIFT Homeownership	See Bond Funding		

[Refer to the OHCS DRAFT 2021 Legislative Agenda Memo for more information](#)

Legislative Concepts			
AGENCY-WIDE	HOUSING STABILIZATION	HOMEOWNERSHIP	AFFORDABLE RENTAL HOUSING
Veterans Definition for OHCS Programs [technical fix]	State Home Oil Weatherization Assessment Statute [technical fix]	Addressing Racial Disparities in Homeownership [new]	Publically Supported Housing (PuSH) Preservation Program [technical fix]
Long Term Rental Assistance [new] [placeholder]	Naming Conventions for Federal Energy Programs [technical fix]	Manufactured Housing Program Updates [programmatic fix]	New Account for PSH Subsidy/Services [technical fix]
	Increasing Access to Landlord Guarantee Programs [programmatic fix]		AWHTC Increase and Programmatic Changes [programmatic fix] [expansion]
	Oregon Individual Development Account (IDA) Restructure		

