

From: [Gail Webb](#)
To: [HHS Exhibits](#); [Rep Power](#)
Subject: Fw: Opposed to HB 2001
Date: Sunday, February 10, 2019 10:09:16 PM

Dear Legislators,

It is unbelievable to me that Portland Representative and House Speaker Tina Kotek plans to hold a sole hearing on Monday, Feb. 11, on the proposed **HB 2001** and, apparently, close the record for public comment at the end of the day!

What is the point of having representative government, when the Speaker of Oregon's House proposes to upend single-family housing zoning throughout the state through draconian legislation that would affect almost every one of the state's cities and towns, without appropriate comment from the state's citizens?

HB 2001 categorically removes the option now and in future for single family house zoning densities—though this is the preferred housing type and densities in Oregon's cities. **HB 2001** encourages one dwelling unit per 1,000 S.F. of ground for all single family parcels. While this makes sense near city centers and high amenity streets, it is not appropriate for every site. **HB 2001** violates Oregon's Housing Goal 10, which recognizes the need for many types of housing to serve various populations, and overrides civic engagement requirements under Goal 1, Citizen Involvement, by short-circuiting the public process for determining community needs. Over time, if approved by the Oregon Legislature, **HB 2001** would result in the massive replacement of dwellings owned by residents to multi-tenant housing owned by Real Estate Investment Trusts (REITs) and non-local and even foreign-owned firms.

As a legislator, do you REALLY believe that Oregon's families and home owners—the individuals who are current voters and tax payers—want their properties, neighborhoods and cities to be transformed in this fashion, and to have this done by state legislators who are supposed to represent citizens' interests. Oregon Housing Goal 10 states that planning should “utilize financial incentives and resources to (a) stimulate the rehabilitation of substandard housing without regard to the financial capacity of the owners so long as benefits accrue to the occupants and to (b) bring into compliance codes adopted to” ensure safe and sanitary housing for individuals who can't, on their own, afford to meet such codes. There are means of creating additional housing and doing so to meet the needs of Oregonians without destroying single family zoning, neighborhoods, lawns, and trees virtually everywhere in the state.

Both **HB 2001** and the Portland Residential Infill Project (RIP) have two primary sponsors—home builders' associations and 1000 Friends of Oregon, which has shown itself to be an undemocratic and dishonest actor. Rather than argue for RIP and **HB 2001** on the merits, 1000 Friends' representatives and spokespersons have tagged neighbors in SFR neighborhoods who oppose their plans as “racists and elitists.” Playing the race card when well-meaning neighbors and Oregon voters simply disagree with the supposed “correctives” posed by RIP and **HB 2001** has only one purpose: to silence and delegitimize honest and thoughtful debate. This surely is vile and reprehensible.

In my own neighborhood, Eastmoreland, developers are already tearing down \$750,000 historic homes to replace them with two huge houses that sell for up to \$2.5 million. This is NOT solving the so-called housing “crisis.” **HB 2001** will—if approved by Oregon’s legislators—result in the greatest land grab for housing investors and developers in the state’s history. It will not support transit, address climate change, or mitigate social injustices.

Please, show that you represent Oregon’s voters and homeowners and not just developers and REITs. We put our faith in you and are counting on you to do what in your heart you know is right.

Sincerely

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