

House Committee on Human Services and Housing
Oregon State Capitol
900 Court Street NE, Room 453
Salem, Oregon 97301

RE: Opposition to HB 2001 and Amendments

I encourage you to vote against HB 2001 and its amendments. It will destroy modest affordable housing. This kind of zoning deregulation does not guide density but allows it to occur randomly as developers take the opportunity to demolish existing housing and likely add density where good transit is least available and accessible. If HB 2001 is not explicitly tethered to strong anti-displacement and hud-standard affordability mandates, then by what method is the increased displacement risk it would create counterbalanced to actually deliver below-market rate housing that teachers, clerks, seniors, and new parents can step into after they have weathered the impact of losing their current housing? What about those who are displaced by increased land values who can't weather the impact, who earn less than 60% of the Area Median Income?

HB 2001 undermines Oregon's visionary land use planning. It removes the right of citizens and local governments to determine what zoning and development is appropriate in each local area. Local voters and their elected representative should decide where more density is desirable, based on a thoughtful planning process that takes affordability, traffic, transit, infrastructure, environmental conditions, and social justice into account.

Please add this to the Record.

Please vote no on HB 2001.

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