

Dear Senator Courtney and Oregon Senate:

I hope this message finds you well. I am writing in support of SB 10 to establish new density requirements in cities within urban growth boundaries.

First, I am an Oregonian and have resided in Portland most recently for the past 10 years. I have been impacted by the housing crisis as I rented from a condo owner in NW Portland for 8 years until she needed to return from her own loss of housing in San Francisco. I could not find a single apartment within my price range as a nonprofit worker. Property management often requires renters to earn no less than two or three times the rent to qualify, which prevented me from finding any housing on a \$38,000 salary. Other nonprofits are in similar situations where their employees neither qualify for low income housing nor market rate units. Fortunately, I was able to make arrangements with someone I know and remain in Portland.

Second, I have been active in housing and homelessness. I started my own business last year and began consulting for manufacturers, people with disabilities and the homeless. For my client representing homeless interests, I conducted extensive research on affordable housing, homelessness, and the housing crisis nationwide. As you know, Oregon is #1 in homeless youth and #2 in unsheltered homeless, and it is no secret that the rise of homelessness is a result of the country's housing shortage. Oregon has made national news, however, for the degree to which we have failed in providing housing.

Residents who rally against density are fueled by fear, which is not a logical place for public policymaking. I live in the Montavilla neighborhood and find that most of my neighbors are open to and supportive of pro-homeless initiatives and density, yet the Montavilla Initiative that has demonized homeless is most vocal. Similarly, when I lived in the NW neighborhood, a small fraction of property owners rallying against a proposed shelter were most vocal, though in reality all of my neighbors supported the shelter.

I don't doubt that those fighting density have time and resources on their side, which creates the illusion that density is unpopular. Quite to the contrary, many people support density. For example, I know a property owner in the West Hills who would love to sub-divide her lot and create a duplex or triplex, but is prevented from doing so under exclusionary zoning rules. Her view on the matter is also shared by her neighbors.

In addition to homelessness, density near transit services reduces traffic congestion. Auto accidents create disabilities and impact economic production as people are absent from work to address collisions. Congestion also has a psychological impact on drivers, delays deliveries and contributes to climate change. Aside from protecting a small, exclusive community of landowners who advocate economic and racial segregation from mixed housing in their neighborhoods, there is absolutely no reason for failing to pass SB 10.

In short, I want to lend my voice in support of SB 10 that promotes logical, fair development throughout Oregon. Individual neighborhoods should not be exempt from requirements necessary to ensure Oregon has adequate housing in its cities. We cannot bemoan homelessness, crime and drug addictions while denying fellow Oregonians housing stability.

Thank you for your time and efforts, and I wish you a lovely rest of your day.

Sincerely,

Aimee

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