

HB 2163 STAFF MEASURE SUMMARY

House Committee On Housing

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Sub-Referral To: Joint Committee On Ways and Means

Meeting Dates: 2/23

WHAT THE MEASURE DOES:

Directs Housing and Community Services Department to establish a long-term rental assistance program under the guidance of the Oregon Housing Stability Council. Allows department to consult with public housing authorities, community action agencies, and culturally specific housing providers in determining eligibility criteria, rent limits, and priority populations. Requires department to report program outcomes to the Housing Stability Council before December 31 of every even calendar year. Establishes Rental Assistance Fund, separate from the General Fund, to which program funding is appropriated to carry out the duties of this Act.

ISSUES DISCUSSED:

EFFECT OF AMENDMENT:

No amendment.

BACKGROUND:

As of February 2021, 89,000 Oregon households owe back rent, according to a report by Portland State University's Homelessness Research & Action Collaborative (HRAC). A U.S. Census Household Pulse Survey indicated that approximately 200,000 Oregonians have little or no confidence that they will be able to pay the following month's rent. Black, Indigenous, and People of Color have experienced higher rent burdens and eviction risk both prior to and during the COVID-19 pandemic. Prior to the pandemic, data from Oregon Housing and Community Services indicated that fifty percent of African American households, Native American/Alaska Native/Pacific Islander households, and households of "other race" or "two or more races" were housing cost-burdened, spending more than 30 percent of their income for housing and utilities, compared with 34 percent of white households.

In the Third Special Session in December 2020, the Legislative Assembly passed House Bill 4401, extending the moratorium on eviction for nonpayment through June 30, 2021, for tenants declaring a hardship. It established a landlord compensation fund and allocated money for tenant-based rental assistance through June 30, 2021.

House Bill 2163 establishes a long-term rental assistance program in Oregon Housing and Community Services, to be developed under the guidance of the Housing Stability Council and in consult with locally-based and culturally-specific housing providers. It establishes the Rental Assistance Fund for the appropriation of rental assistance moneys.