

FISCAL IMPACT OF PROPOSED LEGISLATION

81st Oregon Legislative Assembly – 2021 Regular Session
Legislative Fiscal Office

Measure: HB 2101 - A

*Only Impacts on Original or Engrossed
Versions are Considered Official*

Prepared by: Kim To
Reviewed by: Laurie Byerly, Michelle Deister
Date: March 9, 2021

Measure Description:

Clarifies that all housing authorities must participate in Housing Choice Landlord Guarantee Program.

Government Unit(s) Affected:

Housing and Community Services Department (HCSD), Counties, Cities

Summary of Fiscal Impact:

Costs related to the measure are anticipated to be minimal - See explanatory analysis.

Analysis:

HB 2101 A-Engrossed clarifies that all housing authorities must participate in the Housing Choice Landlord Guarantee Program (HCLGP) and changes the eligibility for reimbursements under the program. The measure modifies the period for submitting an application and clarifies that all housing authorities are required to report their participation in the Housing Choice Voucher Program. The measure raises the per-tenant limit from \$2,000 to \$5,000 per tenant and eliminates the per-landlord limit for reimbursements in the Rent Guarantee Program (RGP). The measure removes the requirement that a landlord obtain a judgement against the tenant before submitting a claim under the HCLGP and allows the Housing and Community Services Department (HCSD) to review applications for reimbursement amounts.

Passage of this measure is anticipated to have no expenditure impact on the Housing and Community Services Department because Housing Choice Landlord Guarantee Program reimbursements and expenses are limited to what's budgeted for the program. However, changes made in this measure could potentially increase eligibility and demand for the Housing Choice Landlord Guarantee Program: The changes in the RGP will allow landlords with multiple tenants in the program to be reimbursed instead of limiting them; HCSD anticipates that this will encourage more landlords to participate in the program. However, this demand may be balanced by the new HCSD review authority, ensuring that only legitimate costs for the tenant's residency are being paid.