

Submitter: Ben Roche

On Behalf Of:

Committee: House Committee On Housing and Homelessness

Measure: HB2001

Section 47 of the -11 amendment passed by the committee today states a very specific term "Modular Housing" where it states, MODULAR HOUSING FUNDING and continues to use the term Modular.

This bill should be opposed unless amended to include MANUFACTURED HOMES

Whereas Modular homes refer to home built in a factory to LOCAL AND STATE BUILDING CODE

Whereas Manufactured Homes built to the nationally recognized Manufactured Housing and Safety Standards commonly known as the HUD code and can be placed on all residentially zoned property in Oregon, and supersede any state, county or city codes that might cause additional cost or regulatory burden. While the bill sponsors may have intended to remedy a limited supply of MODULAR production, that limited supply is the result of regulation not funding. Opening HR2001 to Manufactured Housing production that is already in the housing pipeline and ready to scale up to meet the states critical need for new home production, it only makes sense to include the high volume capacity of the Manufactured Housing Industry to help solve the shortfall.

Where currently five manufactured home factories exist with current capacity for 3000-4000 homes per year, not a single serious large scale modular home producer currently exists and is able to ramp up any meaningful production, and if they did so, those homes would be subject to the state complexities of code compliance, limited licensed labor force, and infrastructure for delivery and set up.

The existing manufactured housing industry historically has delivered over 10,000 single family homes in Oregon per year, the infrastructure is in place, and could scale with incentives and demand.

Adding two words "Manufactured Housing" next to "Modular Housing" to this bill would make the factory built housing portion a significant factor stronger, more agile, and more immediate to meet Oregon's housing needs now.