

HOUSE AMENDMENTS TO HOUSE BILL 3589

By COMMITTEE ON HOUSING AND HOMELESSNESS

March 21

1 On page 1 of the printed bill, delete lines 6 through 26.

2 On page 2, delete lines 1 through 27 and insert:

3 **“SECTION 2. (1) The Housing and Community Services Department shall establish and**
4 **maintain a senior housing development initiative to incentivize housing targeted to older**
5 **adults and persons with disabilities, including housing that prioritizes visitability and acces-**
6 **sibility, but not including housing for the purpose of providing care. Under the initiative, the**
7 **department shall:**

8 **“(a) Make available state and federal resources to support the development, rehabili-**
9 **tation and preservation of housing for older adults and persons with disabilities, and leverage**
10 **existing moneys to increase development, redevelopment and preservation opportunities.**

11 **“(b) Provide technical assistance to developers, affordable housing and service providers,**
12 **planners, stakeholders and local governments to:**

13 **“(A) Support housing location, design, development and the delivery of home and**
14 **community-based services for older adults; and**

15 **“(B) Help ensure housing developments meet the needs of older adults to age well in their**
16 **homes and communities through housing that enables choice, safety and physical accessibil-**
17 **ity.**

18 **“(c) Provide regular public updates and track goals and progress relating to affordable**
19 **rental housing targeted toward populations of older adults and persons with disabilities. Up-**
20 **dates that must be given under this paragraph may be provided through or in coordination**
21 **with the department’s housing equity indicators under ORS 456.602.**

22 **“(2) The department may contract with a public or private provider for the adminis-**
23 **tration of the initiative.**

24 **“SECTION 3. Notwithstanding ORS 311.701, the amount of \$24,000,000 is transferred from**
25 **the Senior Property Tax Deferral Revolving Account to the General Fund for general gov-**
26 **ernmental purposes. The transfer shall be made on the effective date of this 2025 Act.**

27 **“SECTION 4. In addition to and not in lieu of any other appropriation, there is appro-**
28 **priated to the Housing and Community Services Department, for the biennium beginning July**
29 **1, 2025, out of the General Fund:**

30 **“(1) \$23,500,000 for deposit into the General Housing Account under ORS 458.620, to fund**
31 **the development, rehabilitation or preservation of housing for older adults and persons with**
32 **disabilities under the senior housing development initiative in section 2 (1)(a) of this 2025 Act.**

33 **“(2) \$500,000 to provide technical assistance under the senior housing development initi-**
34 **ative in section 2 (1)(b) of this 2025 Act.**

35 **“SECTION 5. (1) The Department of Revenue shall, before December 31 of each year,**

1 estimate the amount required to be maintained in the Senior Property Tax Deferral Revolv-
2 ing Account under ORS 311.701 to fund the obligations for the following year. The depart-
3 ment shall assume that the obligations will equal the payments and administrative costs that
4 were made in the highest year over a 10-year look-back period, as adjusted for the current
5 composition of payments and population.

6 “(2) Notwithstanding ORS 305.100 (1), any estimate or rule of the department under this
7 section must be based on certain reasonable conditions with respect to the solvency of the
8 account.

9 “(3) On or before January 31 of the year for which an estimate is made and at least 14
10 days after providing notice to the Legislative Revenue Officer of the proposed transfer, the
11 department shall transfer the positive difference between the amount in the account on the
12 date of estimation made in subsection (1) of this section and the estimated obligations under
13 subsection (1) of this section, if any, to the Housing and Community Services Department for
14 deposit into the General Housing Account under ORS 458.620 for use by the department to
15 implement the senior housing development initiative under section 2 of this 2025 Act.”.

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