

Submitter: Jeff Welty

On Behalf Of:

Committee: House Committee On Housing and Homelessness

Measure, Appointment or Topic: HB2138

I am a resident of Portland and the Laurelhurst neighborhood. I am writing to ask that section 22(1)(f) be removed from HB2138.

While I support the goals of the House Bill 2138 as to increasing middle housing, it should not be at the expense of important historical buildings in the city and state. Keeping the requirement in the bill as proposed to not have historic review of demolitions will remove an important safety valve that prevents willy-nilly destruction of buildings that inform us of who we are and where we came from.

Frequently in my neighborhood when a perfectly sound home has been demolished, it has been replaced with a larger structure that has a significantly higher price. This is what the market does by nature. A smaller and more affordable home is replaced by one that gives a high return to the developer and doesn't improve the lack of middle housing. There are other avenues to increase middle housing such as the addition of ADU's, and this has been taking place.

Please do not throw away the cities history and add unintended consequences while being no closer to our shared goal of finding a path to more middle housing.

Thank you,

Jeff Welty