

Submitter: Ricardo Small

On Behalf Of:

Committee: House Committee On Housing and Homelessness

Measure, Appointment or Topic: HB2138

My wife and I bought what we consider our last home. We are both 78 years old. Our house has ~1,400 sq ft and is located on a quarter of an acre. We do NOT want ADUs in our neighborhood due to increased vehicles parked on our street, due to 2-story ADUs that may next door and that may infringe on our already limited privacy, due to the diminished ability of fire trucks to maneuver our street, due to increased vehicular traffic on feeder streets for ingress and egress to and from our house and increased commotion from more people being packed into an area developed as we purchased. HB2138 contemplates repealing our subdivision's deed restrictions that prohibit ADUs. If the Oregon Legislature passes this bill and our neighbors construct ADUs we will move away, probably back to Tucson where we came from and where single family zoning is still intact. I do not think that destroying the density that we purchased, expecting our home to be our last one, will help solve the housing shortage. Expand the growth boundaries and encourage dense housing construction in the expansion areas so that you are not taking our lifestyle away from us in a futile attempt to solve the housing shortage. Furthermore, it is very likely illegal for the Legislature to strike down private deed restrictions. THAT would take value from my wife's and my dwelling and would drive us to leave Oregon. Please do not pass this bill. It is far from the solution to the housing crisis and it would take our lifestyle away.