

Submitter: Dan Jaffee

On Behalf Of:

Committee: Senate Committee On Housing and Development

Measure, Appointment or Topic: SB722

Dear Chair Pham, Vice-Chair Anderson, and Committee Members:

I am writing to urge you to support SB 722, which will ban price-fixing software that inflates rent prices and help stabilize rent for renters in all of Oregon.

SB 722 is the only policy under consideration this session that would provide fast and measurable protection for Oregonians suffering due to rent spikes as a result of our state's affordable housing crisis.

SB 722 would reduce the current 15-year exemption for new construction from our statewide rent stabilization statute to 7 years. This change would provide reasonable rent stabilization protection for an additional 40,000 housing units and between 80,000 to 100,000 Oregonians. This change strikes a balance between continuing to encourage new units to come into the market and ensuring that those units do not contribute to long-term gentrification and price inflation.

SB 722 also amends the Landlord-Tenant Act to prohibit the use of price-fixing Artificial Intelligence (AI) software that is being used to artificially inflate rents. Such AI software is also the subject of national attention and concern, and Oregon has joined a federal lawsuit against this practice. Many local jurisdictions are taking steps to curtail this practice. Price fixing has no place in Oregon, and we cannot afford to allow this practice to exacerbate our housing crisis.

I urge you to strongly support this bill. Thank you for your attention and consideration.

Sincerely,  
Dan Jaffee  
NE Portland