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GOVERNOR

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REMARKS AS PREPARED

Governor's HB 4082 Testimony to the House Committee on Housing and Homelessness

Good afternoon, Chair Marsh, Vice Chairs Breese Iverson and Anderson, and members of the committee. For the record, I am Governor Tina Kotek. Thank you for the opportunity to testify in support of House Bill 4082 with the - 1 amendment.

Oregon's housing supply crisis did not happen overnight, and it will not be solved overnight. However, I want to thank legislators for their strong partnership in putting as many tools as possible into this challenge. We have to take every opportunity to tackle this crisis. If we don't, more families fall behind, more seniors are pushed out of their homes, and more people end up without a place to live.

Across Oregon, families are struggling with rising costs and too few housing options. People are losing housing simply because they cannot afford to stay where they are. Older Oregonians are especially vulnerable because many live on fixed incomes that do not keep up with rising rents or needed repairs for homes they might own.

More than half of older renters in Oregon are rent burdened or severely rent burdened. That means thousands of seniors are one emergency away from losing their homes. We must do better by our seniors.

Over the past few years, we've made progress on this challenge. We have invested in infrastructure, cut red tape, and focused state resources on housing production. Nearly 14,000 affordable homes have been financed or opened, and tens of thousands more are in the pipeline. That work matters.

But it is not enough.

We know that one barrier to more supply of affordable housing is available land. If we want homes that people can afford, cities need different ways to create space for them. Local governments need practical tools that help them deliver housing that fits their communities and their budgets.

House Bill 4082 builds on a land supply tool the legislature already created with Senate Bill 1537 in the 2024 session. The bill would give cities a clear, responsible way to add land for affordable housing for seniors and for manufactured home communities.

Manufactured housing is one of the most affordable options available, often costing far less than site-built homes. Yet the market alone does not produce enough of it. This bill helps change that by giving cities and builders the certainty they need to move forward.

This bill takes a thoughtful and balanced approach. It requires complete communities with access to services, transportation, and open space. It ensures housing for older adults is designed so people can age safely in place. And it is available to cities of every size across Oregon.

At its core, this bill is about dignity, stability, and opportunity. It is about making sure older Oregonians can stay in their communities and working families have a place they can afford to call home.

I urge your support for House Bill 4082. Thank you for your time and for your partnership in tackling Oregon's housing crisis.