



100 HIGH STREET S.E., Suite 200 | SALEM, OREGON 97301 | [www.mwvcog.org](http://www.mwvcog.org)  
T: 503.588.6177 | F: 503-588-6094 | E: [mwvcog@mwvcog.org](mailto:mwvcog@mwvcog.org)  
*An equal opportunity lender, provider, and employer*

---

February 4, 2026

RE: Support for SB 1564- One-time UGB expansion for City of Woodburn

The Mid-Willamette Valley Council of Governments (MWVCOG) would like to express our strong support for SB 1564 on behalf of the City of Woodburn and urge you to pass this one-time UGB expansion for one of our fastest growing communities in the region. Woodburn needs more housing units to serve its existing residents and support a growing employment base. Without this necessary expansion of the UGB, Woodburn's successful track record of housing production will come to a halt.

Unfortunately, the City of Woodburn does not qualify under Senate Bill 1537 which allows for one-time UGB expansions aimed at building housing of specified types and affordability, as currently written. Indeed, we are aware of only three communities in all of Oregon who have determined they meet eligibility requirements and are attempting to use SB 1537 (to date).

The MWVCOG recognizes the housing crisis our communities and communities across Oregon face and we are aware that city staff have also been working with the League of Oregon Cities, Representative Marsh's office, and the Department of Land Conservation and Development on potential fixes to existing Senate Bill 1537 so that more communities throughout Oregon and the Willamette Valley can qualify to help meet our housing need.

Under SB 1564, the City of Woodburn has a shovel-ready project and affordable housing partners at the table NOW with a commitment to build no less than 600 housing units with a minimum of 30 percent of units meeting the affordability requirements and intent of SB 1537.

We appreciate your leadership and this opportunity to register our support.

Roxanne E. Beltz  
Roxanne Beltz, MWVCOG Board Chair

McRae Carmichael  
McRae Carmichael, MWVCOG Interim Executive Director

**Signature:**   
Roxanne Beltz (Feb 4, 2026 13:41:13 PST)  
**Email:** rbeltz@ci.monmouth.or.us

**Signature:** *Mcrae Carmichael*  
**Email:** mcarmichael@mwvcog.org










# SB1564

Final Audit Report

2026-02-04

Created:	2026-02-04
By:	Mcrae Carmichael (mcarmichael@mwvcog.org)
Status:	Signed
Transaction ID:	CBJCHBCAABAATUnlCc5BtGXlJ8K-lAJ_nx4ST5aiKkoi

## "SB1564" History

-  Document created by Mcrae Carmichael (mcarmichael@mwvcog.org)  
2026-02-04 - 9:18:40 PM GMT
-  Document emailed to rbeltz@ci.monmouth.or.us for signature  
2026-02-04 - 9:19:12 PM GMT
-  Email viewed by rbeltz@ci.monmouth.or.us  
2026-02-04 - 9:39:41 PM GMT
-  Signer rbeltz@ci.monmouth.or.us entered name at signing as Roxanne Beltz  
2026-02-04 - 9:41:11 PM GMT
-  Document e-signed by Roxanne Beltz (rbeltz@ci.monmouth.or.us)  
Signature Date: 2026-02-04 - 9:41:13 PM GMT - Time Source: server
-  Document emailed to Mcrae Carmichael (mcarmichael@mwvcog.org) for signature  
2026-02-04 - 9:41:15 PM GMT
-  Email viewed by Mcrae Carmichael (mcarmichael@mwvcog.org)  
2026-02-04 - 9:46:34 PM GMT
-  Document e-signed by Mcrae Carmichael (mcarmichael@mwvcog.org)  
Signature Date: 2026-02-04 - 9:47:21 PM GMT - Time Source: server
-  Agreement completed.  
2026-02-04 - 9:47:21 PM GMT