

BEFORE THE METRO COUNCIL

FOR THE PURPOSE OF ACCELERATING)	RESOLUTION NO. 25-5540
HOUSING PRODUCTION ACROSS THE)	
REGION)	Introduced by Councilor Juan Carlos
)	Gonzalez

WHEREAS, housing has been identified by the Metro Council as a matter of regional concern in the Regional Framework Plan and in the Urban Growth Management Functional Plan; and

WHEREAS, the Portland metropolitan area and the State of Oregon are in a housing crisis with insufficient current housing stock and an inadequate rate of production of new housing units to meet demand; and

WHEREAS, the Governor of the State of Oregon has declared a housing and homelessness crisis and set a goal of producing 36,000 new homes statewide per year through 2033; and

WHEREAS, voters in the Metro region have placed their confidence in Metro to increase the supply of affordable housing and provide supportive housing services to low income residents by approving the Affordable Housing Bond in 2018 and the Supportive Housing Services income tax in 2020; and

WHEREAS, in 2023, the Oregon Legislature adopted House Bill 2001, which included the Oregon Housing Needs Analysis (OHNA) requirements that create housing production targets for all jurisdictions with a population of 10,000 or greater; and

WHEREAS, as required by OHNA, Metro has been collaborating with cities, counties and the Oregon Department of Land Conservation and Development to create a Regional Housing Coordination Strategy to address gaps in housing production; and

WHEREAS, since 2006, Metro has been collecting a Construction Excise Tax (CET) to generate revenue to support local planning for development and redevelopment including supporting housing production; and

WHEREAS, Metro's CET has been used to provide grants to local jurisdictions to advance housing development as part of urban growth boundary expansion applications and to support additional housing development within the existing boundary; now therefore,

BE IT RESOLVED that the Metro Council:

1. Directs the Chief Operating Officer (COO) to create a Housing Production Accelerator Fund to be funded with a one-time investment of five million dollars of construction excise tax revenue to speed housing production and help address the housing crisis; and
2. Directs the COO to take necessary steps to utilize the funds for the following purposes, as further described in the December 19, 2025 Staff Report:
 - a. Supporting housing pre-development and technical assistance;

- b. Expanding Metro's brownfields grant program;
- c. Supporting local Housing Production Strategies;
- d. Providing technical assistance funding to support planning and implementation of housing production affordability and choice; and
- e. Exploring regional land bank strategies to speed up the housing production process.

ADOPTED by the Metro Council on this 8th day of January 2026.

Lynn Peterson, Council President

Approved as to Form:

Carrie MacLaren, Metro Attorney