

# Proposed Budget - Department Overview

## FY2026-27



Metro  
600 NE Grand Ave.  
Portland, OR 97232-2736

Housing, April 2026

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### Summary of Department Budget for FY27 Proposed Budget

- Total FY27 Proposed Budget: \$611.7 million
  - \$566.2 million (92.6%) allocated to implementing jurisdictions
    - includes jurisdictions' contingencies/reserves
  - mainly funded by Affordable Housing Bond (AHB) and Supportive Housing Services (SHS) Tax;
  - General Fund: \$950,000 for AHB administration; \$260,000 for Regional Housing Coordination Strategy (RHCS), land bank strategy & innovative finance, regional listing service, and operational stabilization technical assistance; \$150,000 for future housing funding policy development which will include an economic and market analysis, and a tenant survey).
- Housing Department Personnel = \$8,757,689
  - 45.3 FTE; includes the conversion of 5 LD positions to permanent status
- Housing Department Materials and Services: \$4,665,043
- Housing Department Cost Allocation Plan: \$7,449,853

The Housing Department is entering a period of preparing for an uncertain future in a time of extreme volatility in the social safety net. While environmental factors such as new and shifting federal guidelines, a local economic downturn, and regional voter sentiment pose challenges for the ongoing work, the Housing Department is now structured and resourced to both double down on its commitments to oversight, while remaining responsive to major opportunities and risks. This upcoming fiscal year will see the implementation of SHS reforms as well as the Regional Housing Coordination Strategy, both significant projects for staff. The Housing Department does not view these projects as additional work, but as accelerants to advance greater oversight of homeless services and identifying innovative housing financing mechanisms to ensure greater stability for tenants in future bond-funded affordable housing.

The Housing Department is proposing no major changes to its prior year budget. Pending budget modification proposals, additions include converting 5 limited duration positions to permanent status, with addition of \$260,000 for Regional Housing Coordination Strategy (RHCS), land bank strategy & innovative finance, regional listing service, and operational stabilization technical assistance; and \$150,000 for future housing funding policy development which will include an economic and market analysis, and a tenant survey).

- Total FY26 Budget: \$792 million
  - \$714.5 million (90.2 percent) allocated to implementing jurisdictions
    - includes jurisdictions' contingencies/reserves
  - General Fund: \$950,000 for AHB administration, \$120,000 for Regional Housing Coordination Strategy (RHCS) from previous year

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- Housing Department Personnel: \$8.4 million
  - 45.7 FTE; includes 5 limited duration positions

### **Ongoing Department Growth and/or Reductions included in FY27 Proposed Budget**

The Housing Department is proposing to convert 5FTE limited durations to permanent status for a cost of \$919,925 (included in the above cost of FY27 FTE: \$8,757,689). Each of these positions has proven to be critical to the long-term success of the Housing Department, supporting efforts to accelerate oversight and transparency, and to remain responsive to political risk and opportunity.

### **Highlighted Significant Changes from FY26 Budget**

The Housing Department sought to reduce its contracted services and achieved a reduction of \$1.8 million from the FY26 Budget. Overall, the department has achieved an 11 percent reduction in Material and Services costs from FY26 to FY27. However, FY27 represents a 17 percent increase in Cost Allocation Plan expenses for the department.

Additionally, in FY26, Metro allocated \$32 million in SHS administrative carryover funding to the three SHS implementing jurisdictions, which was distributed in accordance with the existing SHS allocation formula.

### **Any Other Overall Impacts that Require Council Direction and/or Attention**

No additional impacts.