

## 2024 MPAC Legislative Summary

### Housing/Land Use Bills

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#### **SB 1530: Housing Funding Package (PASSED)**

Senate Bill 1530 is the primary housing appropriations bill being considered by the legislature during the 2024 legislative session. Together, this bill, Senate Bill 1537 (Governor Kotek's Housing Production Bill), and House Bill 4134 constitute this housing package. Below are the key components of the full package. Note: HB 4134 allocates funding to shovel ready projects not in the Metro region so the summary is not included below.

#### Strengthening Housing Stability

- \$41M for rental assistance and eviction prevention programs
- \$15M to the Healthy Homes Repair Fund
- \$4M to the Residential Heat Pump Program
- \$3.5M for air conditioners and air filters delivery
- \$1M for Community Warehouse
- \$1M for outreach, education, and support for residents whose housing may be withdrawn from publicly supported housing.

#### Addressing Housing and Homelessness

- \$65M to continue operations at shelters at risk of closure
- \$18M to support organizations in providing or operating recovery housing (18 organizations in the tri-county region)
- \$2M to support emergency shelters and facilities utilized during extreme temperatures or air quality event

#### Improving Access to Homeownership

- \$5M for Individual Development Accounts

#### Boosting Housing Production

- \$89.4M in direct allocations for shovel-ready housing infrastructure projects (regional allocations below)
  - \$3M Beaverton
  - \$3M Gresham
  - \$1.75M Lake Oswego
  - \$1.57M Tigard
  - \$3M Tualatin Valley Water District
  - \$12M Prosper Portland (\$6M for housing/\$6M for OMSI)
  - \$3M Oak Lodge Water Authority

- \$29.2M to acquire lands for culturally specific affordable housing projects
  - \$25M to Albina Vision Trust for property that will be developed for affordable housing;
  - \$1.25M to the Center for African immigrants and Refugees Organization, to purchase property on SE Stark Street in Portland, for affordable housing; and
  - \$3M to the Center for Intercultural Organizing (doing business as Unite Oregon), to purchase property on E. Burnside Street in Portland, for affordable housing.

### **SB 1537: Governor's Housing Production Bill (PASSED)**

This bill was proposed by the Governor after being introduced in many other sessions primarily by republican sponsors. In 2023, a similar version of this bill narrowly died on the Senate floor. The Governor's Housing Production has a few key provisions, including:

1. The creation of a Housing Accountability and Production Office co-managed by the Department of Land Conservation and Development (DLCD) and the Building Codes Division (BCD) of the Department of Consumer and Business Services (DCBS).
2. Requires local jurisdictions to grant up to 10 mandatory design and development adjustments.
3. Allowing cities to petition Metro for urban growth boundary expansions, 100 acres for large cities/50 acres for small cities for a total of 300 acres, once in the next seven years for housing if they can demonstrate land need and affordability need. Metro will determine if the petition meets the requirements of the bill and if a petition does, Metro shall expand the urban growth boundary once they verify the petition meets the requirements of the bill. The UGB provisions become operative on January 1, 2025, and sunset on January 2, 2032.
4. The bill includes **\$3M** of funding for local housing planning technical assistance funding, **\$5M** for local housing infrastructure planning capacity, **\$10M** for the Housing Accountability and Production Office and **\$75M** for moderate-income (80%-130% AMI) housing financing.

### **SB 1564: Housing Model Codes (PASSED)**

HB 1564 requires the Land Conservation and Development Commission to adopt model ordinances for cities of different sizes to implement housing and urbanization requirements.

### **HB 4026: UGB Amendment Ballot Referrals (PASSED)**

This bill shields final land use decisions, like UGB amendments, from referendum petitions and establishes that land use decisions are administrative decisions of local governments. It is also retroactive to January 1, 2023 to address a North Plains petition.

### **HB 4063: Housing Omnibus (PASSED)**

HB 4063 was a housing omnibus bill that included provisions extending the Oregon Housing Needs Analysis to urban unincorporated areas of the Metro region. Other areas of the bill include provisions related to

**HB 4099: State Gap Funding Delayed SDCs (FAILED)**

HB 4099 directed the OHCS to purchase and collect debt from a housing developer, based on the deferred payment of system development charges (SDCs) for a project as agreed to by a local government and the developer. It establishes and appropriates \$10 million in general funds to the Municipal Development Protection Fund within the State Treasury to administer the program. Many local governments charge SDCs on transportation, water/wastewater, stormwater and parks to ensure those systems can support housing.

**HB 4155: State Housing Infrastructure Funding Study (FAILED)**

HB 4155 requires the Oregon Business Development Department to study infrastructure financing in Oregon. According to the Department of Land Conservation and Development (DLCD), Oregon needs to develop more than 550,000 new housing units across income levels to accommodate 20 years of population growth.

## Industrial Lands

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**SB 1526: RSIS Extension (PASSED)**

This omnibus bill made technical and clarifying changes to tax statutes. It included a sunset extension for the Industrial Site Readiness Program to December 31, 2029.

**HB 4042: RSIS Funding (FAILED)**

This bill would have established the Industrial Site Readiness Loan Fund and invested \$40 million into the fund.

## Economic Development

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**SB 5701: Christmas Tree Bill (PASSED)**

The Christmas tree bill is the end of session funding bill and included many allocations important to Metro and the region, including:

- \$8 million for the Economic Equity Investment Program
- \$11.8 million to support arts and culture organizations' recovery efforts from the COVID-19 pandemic.
- \$2.5 million for GPI's marketing strategy to restore the Portland region's reputation and to help attract, retain businesses and jobs and talent.
- \$20 million for ODOT to clean up trash and maintain the health and safety of their right of ways.
- \$15 million to the City of Hillsboro for the Hillsboro Hops Ballpark.

**HB 4041: Economic Equity Investment Program Funding (FAILED)**

The bill asked for \$30 million for the Economic Equity Investment Program for grants to culturally responsive, community-based organizations with programs that build generational wealth for people experiencing multiple economic risk factors.

**HB 4124: Arts and Cultural Funding (FAILED)**

The bill asked for \$27 million to support arts and culture organizations' recovery efforts from the COVID-19 pandemic.

**Other Bills of Interest**

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**HB 4002: Measure 110 Reform (PASSED)**

The legislature officially ended Oregon's Measure 110 drug decriminalization experiment by re-establishing possession of small amounts of hard drugs as a NEW unspecified misdemeanor crime. HB 4002 also permits counties to set up systems offering "deflection," where those facing possession charges can opt for treatment. Deflection will vary by county and at the time of the passage HB 4002 almost two dozen counties submitted letters of intent to the Legislature to provide deflection programs.

**HB 5204: Measure 110 Reform/Behavioral Health Funding (PASSED)**

HB 5204 was the vehicle for the funding side of HB 4002 and includes:

- \$30.5M Deflection programs - including Community Mental Health Program funding;
- \$10M for Medication Assisted Treatment in jails;
- \$12M for Specialty courts, including drug courts;
- \$3.45M for Criminal Justice Commission to set up and coordinate deflection programs and other related agency needs;
- \$2M for Curricula for Oregon schools about the dangers of synthetic opioids, including fentanyl; and
- \$85.4M for Shovel-Ready Behavioral Health Treatment Projects

Total: \$211 million