



# Oregon Housing Needs Analysis

As of January 1, 2026, the state of Oregon significantly reformed Goal 10: Housing and Goal 14: Urbanization of the statewide land use planning program. This update is commonly referred to as the Oregon Housing Needs Analysis, or OHNA. Instead of the previous framework which had a narrow focus on land capacity, OHNA emphasizes:

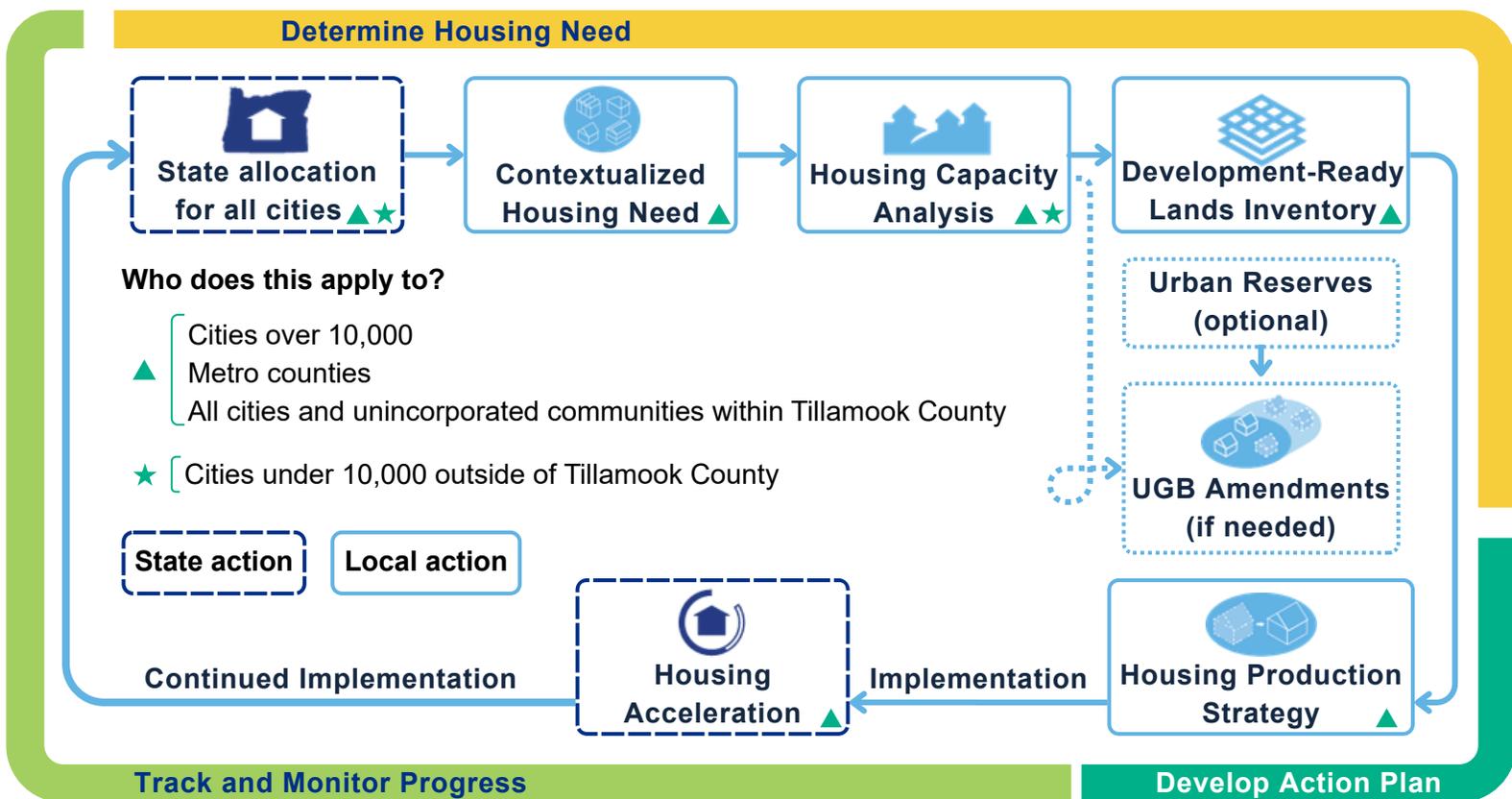
- Accurate determination and distribution of housing need,
- Local actions to promote housing production, affordability, and choice, and
- State research, analysis, and resource support.

## Why?

The previous framework permitted too little planning for and investment in housing, resulting in undersupply, rising home prices, segregation, displacement, and deepening inequities for underserved communities.

The OHNA includes new and updated requirements specifically for cities over 10,000 in population, Metro counties, and cities and unincorporated communities in Tillamook County. It also includes some updated regulations that apply to all cities in the state regardless of population size.

## Oregon's Comprehensive Housing Planning Cycle



**Questions?** Email DLCD's Housing Department at [Housing.dlcd@dlcd.oregon.gov](mailto:Housing.dlcd@dlcd.oregon.gov).

Learn more at <https://www.oregon.gov/LCD/Housing>.



# Housing Planning Elements Under Goals 10 & 14

	What?	Who?	When?
State allocation	Department of Administrative Services issues 20-year needed housing allocations and 6- or 8-year housing production targets to all cities that collectively represent the total housing need in the state	State of Oregon – Department of Administrative Services	Annually
Contextualized Housing Need	An assessment that combines state-allocated needs with community knowledge to understand local housing and increase fair housing choices	Portland Metro: Counties and cities over 10,000 in population	6-year cycle
		Outside Portland Metro: Cities over 10,000 in population Cities and unincorporated communities in Tillamook County	8-year cycle
		All other jurisdictions	As desired
Housing Capacity Analysis	An assessment of whether a local government has enough land within their boundary to support its community's housing needs over the next 20 years	Portland Metro: Counties and cities over 10,000 in population	6-year cycle
		Outside Portland Metro: Cities over 10,000 in population Cities and unincorporated communities in Tillamook County	8-year cycle
		All other jurisdictions	As desired
Development-Ready Lands Inventory	An assessment of land available for residential development ready for permitting and construction	Portland Metro: Counties and cities over 10,000 in population Outside Portland Metro: Cities over 10,000 in population Cities and unincorporated communities in Tillamook County	At the same time as the Housing Capacity Analysis
		All other jurisdictions	As desired

	What?	Who?	When?
Housing Production Strategy	A city-wide action plan to meet a community's specific housing needs as identified in the Contextualized Housing Need	Portland Metro: Counties and cities over 10,000 in population	6-year cycle, one year after Housing Capacity Analysis
		Outside Portland Metro: Cities over 10,000 in population  Cities and unincorporated communities in Tillamook County	8-year cycle, one year after Housing Capacity Analysis
		All other jurisdictions	As desired
Housing Acceleration	A state audit of local housing production barriers and an agreement between the state and local jurisdictions committing to actions that address these barriers with state support	Portland Metro: Counties and cities over 10,000 in population  Outside Portland Metro: Cities over 10,000 in population  Cities and unincorporated communities in Tillamook County	The state finds that a local jurisdiction is not meeting implementation standards
		All other jurisdictions	Upon request
Urban Reserves	Designating areas beyond a city's or Metro's existing Urban Growth Boundary (UGB) that will be prioritized for future urbanization	Metro and cities outside Metro seeking predictability in future UGB expansion	Any time, optional
UGB Amendments	Inclusion of additional land into the Urban Growth Boundary for needed housing  Established Urban Reserves can expedite this process	Metro and cities outside Metro that are unable to accommodate the housing they need over the next 20 years within their current boundaries	When a need is identified in their Housing Capacity Analysis, and it is determined that the 20-year housing need cannot be reasonably accommodated within the current boundary  Anytime, if exchanging land inside the UGB for land outside