

DLCD



**OREGON HOUSING and
COMMUNITY SERVICES**



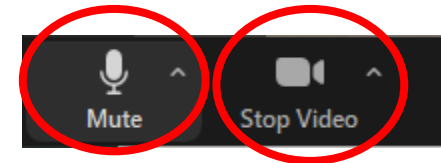
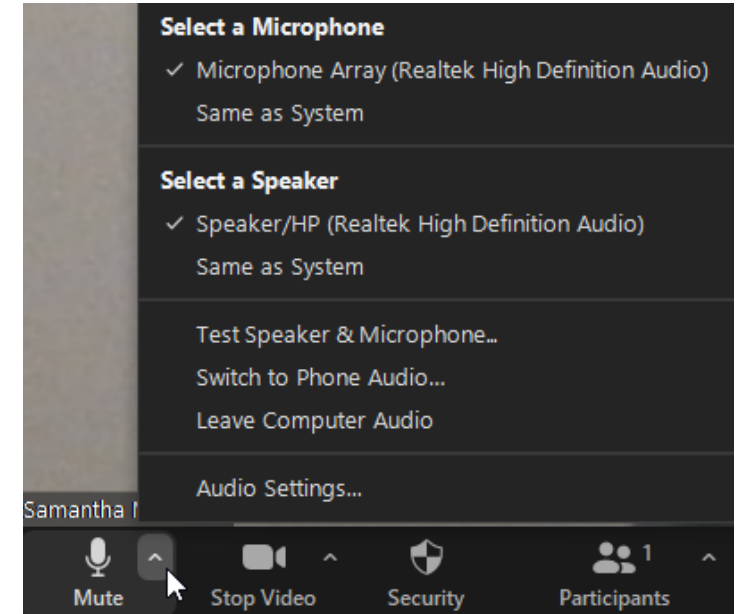
Housing Needs & Capacity Work Group

Joint Work Group Meeting

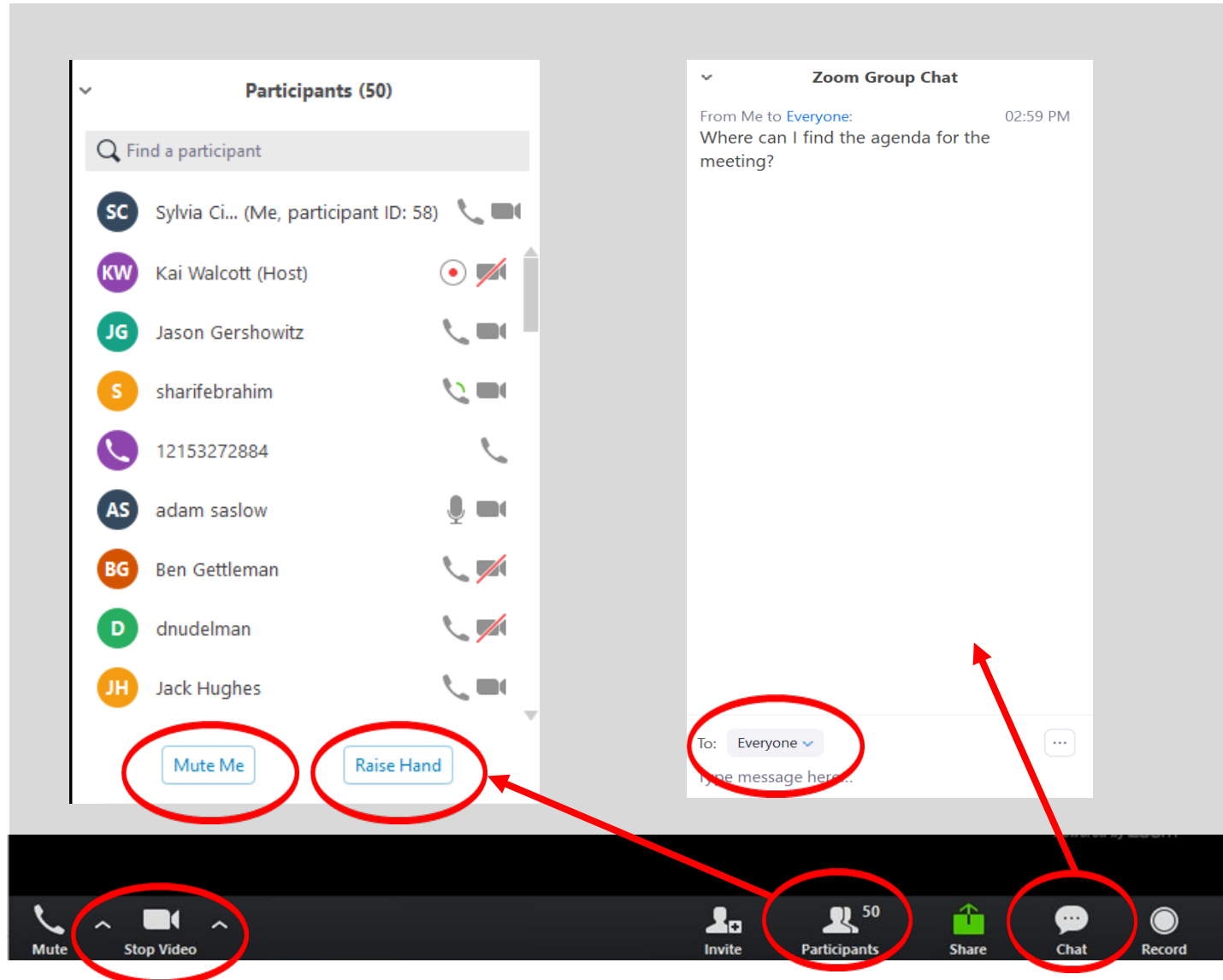
October 20, 2022

Zoom Meeting Tips

- Please see below webinar instructions and tips below:
 - If you have not already **connected your audio**, click on the arrow next to the microphone icon, then click “Join Computer Audio” or “Switch to Phone Audio” to connect your computer speakers or to view the conference line information.
 - Please **keep yourself on mute** when not speaking. To mute and unmute, either select microphone icon, or use your personal phone.
 - **Use video** if possible, to promote face to face communication. Click the video icon to turn on your webinar camera.



Zoom Meeting Tips



- To raise your hand by phone, press *9.
- To unmute yourself by phone, press *6.

Agenda

Joint Meeting 1-3pm

- Welcome and Agenda Overview (*15 min*)
- Work Group Update & Context (*20 min*)
- Discussion - Draft Policy Outline (*80 min*)
 - *Overall feelings (Menti Poll)*
 - *Advising the Legislature & top three priorities*
- Wrap-up (*Housing Needs WG – 5 min*)

Focused Housing Capacity Discussion 3-4p

- Break (*10 min*)
- Discussion (*45 min*)
 - Refinements to policy concepts
 - Next steps for small-scale UGB amendment
- Wrap-up and Next Steps (*5 min*)

Meeting Guidelines



Fully participate in
Work Group meetings



Come prepared for
meetings



Participate in an open
and mutually
respectful way



Balance of speaking
time



Serve as a liaison to
your larger community
of interest



Act in good faith

Joint Meeting Outcome

*Facilitate round-robin discussion intended to solicit top priorities
from work group members in advising the Legislature on
implementing OHNA recommendations*

Update and Context

OHNA Process Update

- Status of statewide recommendations
- Finalizing OHNA Recommendations
 - Draft Report Published August 31, 2022 – Comment period complete
 - Refined Draft Date: November 10, 2022
 - Final Report Deadline: December 31, 2022

https://www.oregon.gov/lcd/UP/Documents/20220831_OHNA_Draft_Recommendations.pdf



Themes: Comments and Follow-up Engagement

Comment period on draft report

- Support for small communities
- Aligning statewide policies
- Funding, resources, and local capacity
- Equity in housing – allocation & planning
- Planning for accessibility
- Accountability addressing local barriers
- Clarifying policy details

Follow-up engagement sessions (3)

- Communications support at local level
- Aligning statewide policies
- Funding and resources
- Sharing responsibility
- Planning for accessibility
- Barriers to development

Incorporating feedback into recommendations

Legislative Direction

HB 5006 (2021 Session) direction:

OHCS and DLCD “to study and make legislative recommendations on the incorporation of a regional housing needs analysis into state and local planning programs” by December 31, 2022

HB 5202 (2022 Session) additional direction:

DLCD “to support work on regional housing needs and land supply issues”

Meeting Context

DLCD & OHCS’ role transitioning to advisory as Legislature considers implementation

Opportunity to shape policy before Legislature takes lead

Brief Policy Outline Overview

Please note: This overview is intended to orient discussion and leave as much time for discussion as possible. The packet includes more detail.

Draft Policy Recommendations

Recommendation 1: Plan for what's needed



1.1) Plan for more housing, especially affordable housing



1.2) Set targets, track progress and outcomes



1.3) Refocus local action on production



1.4) Unlock land, where it's needed

Recommendation 2: Build what's needed, where it's needed



2.1) Fund housing the market would not produce on its own



2.2) Make “housing choice for all” a state policy goal

Recommendation 3: Commit to working together with urgency



3.1) Coordinate state agencies on housing production



3.2) Organize continuing policy work to support production

Recommendation 1: Plan for what's needed



1.1) Plan for more housing, especially affordable housing

Establish Oregon Housing Needs Analysis statute, amend “needed housing” statute.



1.2) Set targets, track progress and outcomes

Require OHNA to establish production goals with regular tracking & reporting of progress and outcomes



1.3) Refocus local action on production

Strengthen Housing Production Strategy statutes, broaden and clarify “efficiency measures”, clarify accountability*, and fund DLCDD/local jurisdiction housing work



1.4) Unlock land, where it's needed

Refine land capacity and urbanization statutes & administrative rules to better reflect actual capacity and provide greater flexibility, fund urbanization-related work

Recommendation 2: Build what's needed where it's needed



2.1) Fund housing the market would not produce on its own***

Commit sustained resources to support production, affordability, and readiness, including:

- Infrastructure and development readiness, including SDCs
- Gap funding and loan guarantees
- Fair housing strategies, including homeownership & unit accessibility
- Local capacity



2.2) Make “housing choice for all” a state policy goal

Amend Housing Production Strategy statute to clarify explicit intent to further “housing choice for all”, in alignment with current administrative rule

**** Requires substantial Legislative decision-making*

Recommendation 3: Commit to working together with urgency



3.1) Coordinate state agencies on housing production***

Establish task force of various state agencies to recommend administrative structure, task an agency (DLCD, OHCS, or another entity) to establish an interim “housing production team” to work towards production in partnership with local jurisdictions



3.2) Organize continuing policy work to support production

Create a new statute requiring a regular state housing production strategy for the state administrative entity established in 3.1 and for Metro Regional Government.

**** Requires substantial Legislative decision-making*

Menti Poll

(5 minutes)

Question: In one word, please describe your overall feelings about the broad policy direction outlined in the draft OHNA recommendations?

Discussion

(80 minutes | ~2 min per member)

What is the most important advice on the implementation of OHNA recommendations that the project team can relay to legislators and legislative council as they consider implementation?

What are your top three priorities?

Note: Please submit additional written comments to housing.dlcd@dlcd.oregon.gov

Break

(10 minutes)

Next up: Housing Capacity Focused Discussion – 3-4pm

HCWG Focused Discussion Outcome

Facilitate round-table discussion on specific feedback related to the implementation of capacity-related recommendations

Recommendation 1: Plan for what's needed



1.3) Refocus local action on production

Implement “efficiency measures” regularly as part of HPS, clarify and broaden actions to support production, diversity, and affordability



1.4) Unlock land, where it's needed

Refine land capacity and urbanization statutes & administrative rules to better reflect actual capacity and provide greater flexibility, fund urbanization-related work

Discussion

(45 minutes)

Question #1: What specific refinements are necessary to ensure future legislative concepts best reflect the housing capacity recommendations and key takeaways from the process?

Question #2: The small-scale UGB amendment remains the most contentious policy option of the eleven presented at the previous Housing Capacity Work Group meeting. While the recommendations will include important considerations necessary to successfully implement an effective policy, it will take significantly more work to establish a detailed and thoughtful policy proposal. What are the appropriate next steps to achieve this?

Discussion Debrief & Questions



DLCD



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Wrap up