

Oregon Housing and Community Services **Draft 2023 Legislative Agenda**



This memo includes high-level information on the executive branch’s budgeting and policymaking process, OHCS’ 2023-25 Agency Request Budget and Legislative Concepts submitted to the Governor’s Office. [Please see this document](#) for a snapshot of OHCS’ DRAFT 2023 Legislative Agenda.

Last Updated: Nov. 29, 2022

PROCESS OVERVIEW: BUILDING A LEGISLATIVE AGENDA

As policymakers at the federal and state level respond to the ongoing housing crisis, resources allocated to Oregon Housing and Community Services (OHCS) have dramatically increased. This past year was the most impactful in OHCS history, with hundreds of millions of dollars distributed in emergency response work and clear progress made on our Statewide Housing Plan (SWHP) goals. As OHCS looks ahead to pursuing our mission in the next biennium, we are eager to work with our partners and elected officials to continue being responsive to Oregon’s housing crisis and meet SWHP goals through a robust legislative agenda built on the successful work underway.

OHCS brings forward an appropriately audacious budget request in the agency’s history: over \$775.76 million to invest in housing solutions. These requests are more than double any other investment requests made by OHCS and will provide a lifeline, addressing the housing needs of Oregonians across the continuum.

State agencies plan for legislative sessions far in advance. Developing a successful legislative agenda is an iterative process. It involves collaboration and ongoing dialogue with agency staff and leadership, external partners and stakeholders, the Governor’s office, and other state agencies. There are two main tools for state agencies: **Legislative Concepts (LCs)** that are used to amend Oregon statutes and **Policy Option Packages (POPs)** that comprise investment requests above and beyond continuously appropriated resources that are included in the **Current Service Level**.

Developing the OHCS Legislative Agenda was complex in pre-pandemic times. With the unprecedented growth of the agency, both in resources and expansion to new program areas, OHCS has had to consider our capacity and ability to deliver funds while developing **POPs**. And we led with our values. The following guiding principles were central to the design of our draft agenda:

- Build a sustainable, resilient response to housing instability by prioritizing proactive investments that take a **systemic, upstream** approach and **right sizing the infrastructure** to ensure OHCS and partners can achieve the highest and best use of public funds.
- We acknowledge and take accountability for **government’s role in creating and exacerbating housing disparities** and commit to re-examining these systems and structures, centering the voice of end users, especially communities of color, and using a racial equity lens when developing policy.
- Use the **Statewide Housing Plan’s** policy priorities and guiding principles as the framework for the agenda. *NOTE: This will be the last legislative agenda developed with the current plan.*

OHCS hosted [three webinars](#) on each of the draft Legislative Agendas of the Affordable Rental Housing, Homeownership, and Housing Stabilization divisions in May to introduce concepts. The agency accepted stakeholder feedback through two surveys, [one focused on the entire draft legislative agenda](#) and one focused on the Training and Technical Assistance investment.

OHCS submitted **LCs** to the Department of Administrative Services (DAS) and will continue to finalize the details in preparation for the 2023 session. All **POPs**, or investment requests, are collectively known as the **Agency Request Budget (ARB)**. The **ARB** was submitted to DAS on Aug. 31. The *next* Governor then reviews the submitted ARB of each state agency in context of the available state resources to put forward their recommended budget to the Legislature. In crafting their budget, the Governor works to balance the vast needs of Oregonians, from healthcare to education to housing and beyond. The Governor’s Budget will be released in January and will include OHCS’ final 2023 Legislative Agenda.

OHCS’ DRAFT 2023 LEGISLATIVE AGENDA — OVERVIEW


The following tables represent the agency’s draft 2023 Legislative Agenda organized by Legislative Concepts (LCs) and Policy Option Packages (POPs). The second table includes POPs; unless otherwise indicated, all investment requests are for General Fund resources.

Legislative Concepts		
Affordable Rental Housing	Homeownership	Agencywide
Private Activity Bonds for Affordable Housing	Manufactured Housing Dispute Resolution and Tenant Legal Aid	OHCS Statutory Clean-Up Bill
Mixed-Income Housing Developments Statute Correction	Housing Stabilization	Disaster Recovery & Resilience
	Placeholder for Homelessness Recommendations	Supporting Housing Recovery After Disasters

Policy Option Packages with Financial Asks of the State					
Agencywide					
Training, Technical Assistance, & Language Access Resources (POP 103)					\$20.17M
Affordable Rental Housing	Homeownership			Housing Stabilization	
Local Innovation Fast Track (LIFT) Program (POP 105)* *at least 80% of LIFT investments are reserved for Rental	\$200M* – Q Bonds	Local Innovation Fast Track (LIFT) Homeownership Program (POP 105)* *no more than 20% of LIFT investments are reserved for Homeownership	See <i>LIFT Program under Affordable Rental Housing</i>	Shelter for Oregonians & Data (HMIS) Improvement (POP 106)	\$71.4M
Affordable Housing Preservation Package (POP 107)	\$175M (Lottery Bonds & General Fund)	Affordable Homeownership Development Program (POP 109)	\$25M	Keeping Oregonians in the Homes (POP 110)	\$60.3M
Permanent Supportive Housing (PSH) Program (POP 104)	\$1.75M + \$75M – Q Bonds	Down Payment Assistance with OHCS Lending (POP 116)	\$20M	Long Term Rental Assistance for Youth (POP 115)	\$39M
Co-Location of Early Learning & Housing (CARE, POP 114)	\$20M	Homeowner Protection Program: Assistance to Homeowners & Counseling Resources (POP 113)	\$15M	Individual Development Account (IDA) Investment (POP 117)	\$35M
Land Acquisition Program (LAP, POP 111)	\$10M	Resources for Homeowners of Manufactured Housing (POP 108)	\$8M		

Over \$775.6 Million in state resources

OHCS' DRAFT 2023 LEGISLATIVE AGENDA — DETAILS

The following pages present details on legislative and investment concepts organized by programmatic areas; the legislative concepts are listed first and are indicated with . The connection of each concept to the SWHP Priorities are indicated by the icons listed below. Building on successful work already underway, as well as in recognition of capacity considerations of the agency and partners, this agenda intentionally focuses on adding “plug & play” resources or “expansions” to existing efforts. Further, in alignment with our guiding principles to ensure the highest and best use of public resources, requests have also been designed to make efforts more systemic, pushing upstream solutions for housing instability, right-sizing resource-delivering infrastructure, and advancing equity by explicitly addressing racial disparities. These highlighted dynamics are indicated throughout the agenda concepts.

STATEWIDE HOUSING PLAN PRIORITY AREAS



Equity and Racial Justice



Homelessness



Affordable Rental Housing



Permanent Supportive Housing



Homeownership



Rural Communities

BUDGET GROWTH CHARTS

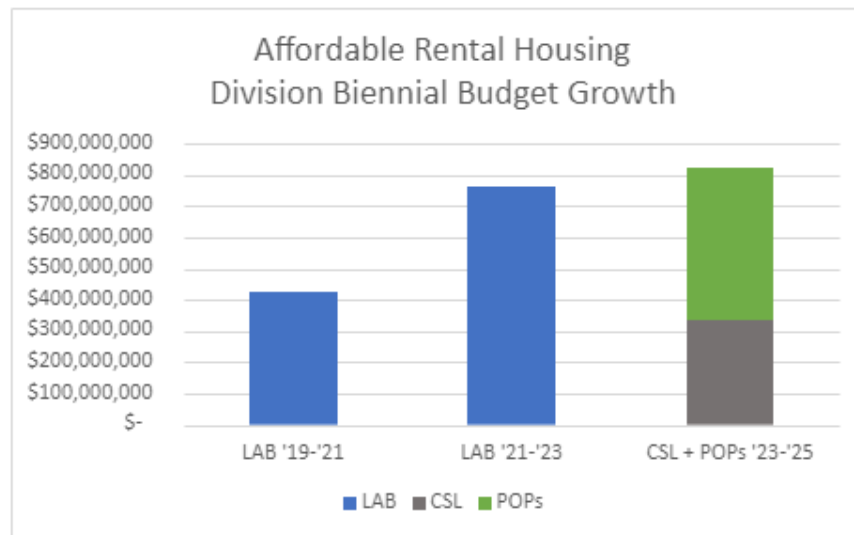
Embedded in each of the three primary programmatic areas—Affordable Rental Housing, Homeownership, and Housing Stabilization—is a chart displaying that division’s budget changes from the 2019-21 biennium, the current 2021-23 biennium, and the 2023-25 biennium as based on this ARB draft. For the past and current biennium, numbers are presented from the **Legislative Approved Budget (LAB)**. For the upcoming 2023-25 biennium, numbers are presented as **Current Service Level (CSL)** plus the resources that would be requested through the POPs in this Agency Request Budget. As you review the charts, please note:

- The Legislatively Approved Budget (LAB) includes the biennial Legislatively Adopted Budget (which includes Current Service Level), Special Session appropriations, Emergency Board allocations, federal resources, and other funds the agency received outside of the standard biennial budget process.
- Current Service Level (CSL) are ongoing resources that are appropriated to the agency based on past commitments or expectations of federal and state resources. CSL investments for the next biennium are not detailed in this document. However, an estimate is included in each chart and includes ongoing program personnel and services costs adjusted for inflation.
- OHCS received a significant increase in resources during the 2021-23 biennium due to an excess of state resources and additional flexibility provided to policymakers via the American Rescue Plan Act flexible resources for states. Those resources have been deployed, and the economic and revenue forecast released on Aug. 31 indicates the state may be headed into a recession, which will impact state revenue and thus state General Fund and other resources.

AFFORDABLE RENTAL HOUSING






Oregon’s [Housing Needs Analysis](#) found that the state must develop 584,000 homes over the next 20 years. While we work to open doors in new homes, we cannot afford to lose existing affordable housing. Oregon’s housing crisis is supply-driven; the primary solution to end homelessness are keys to safe, decent, and affordable places to call home for individuals and families. The 2021 and 2022 legislative sessions brought unprecedented resources to OHCS to finance the development and preservation of affordable rental housing, and the Affordable Rental Housing Division’s draft 2023 Legislative Agenda seeks to build on the progress of these investments. These requests endeavor to meet the true scale of need, adjust to volatile market cost drivers, and look toward a focused impact that furthers the bold vision of the SWHP. OHCS has financed more than 21,000 of the 25,000 new unit goal across the state as of August 2022, and this is the last resource request we will make under this SWHP.

Oregon’s ongoing affordable housing crisis not only demands continued investments to develop more affordable homes across the state, but also that we prioritize the preservation of our existing housing. More than 2,400 affordable homes have affordability provisions that will expire before the end of the 2023-25 biennium, and we risk losing hard-fought ground. Together these resources will allow OHCS to deploy an efficient toolkit of development resources that prioritizes equity and racial justice, provides service to rural communities, builds partnerships with local jurisdictions, and expands capacity building. The following investments will result in a robust and diverse affordable rental housing production pipeline.





PLEASE NOTE:




- Descriptions of **Legislative Approved Budget (LAB)** and **Current Service Level (CSL)** can be found on page 3 of this document.
- The '21-'23 LAB total includes the \$150M allocation for the Landlord Compensation Fund program approved during the December 2020 Special Legislative Session.
- The '23-'25 POP requests do not include tax credit resources (Low Income Housing Tax Credits, Oregon Affordable Housing Tax Credit, Agricultural Worker Housing Tax Credit), Document Recording Fee resources (General Housing Assistance Program), or other funds the agency may receive outside the standard state biennial budget process.

Concept	Biennium Investment	Description	Statewide Housing Plan
<p> Private Activity Bonds (PAB) for Affordable Housing (LC 555)</p> <p>Systemic</p>	N/A	<p>The statewide pipeline of affordable housing development far exceeds the amount of PAB that OHCS and Public Housing Authorities (PHAs) receive. There is currently no way to coordinate ARH project selection for PAB resources across entities in the state, creating uncertainty in the number of projects that can be completed. This concept would ensure PAB resources for affordable housing are allocated exclusively through OHCS, and not the PAB Committee. Additionally, OHCS cannot close affordable housing deals during the “blackout period” that begins at the new biennium and ends with the Governor signing the bond authorization bill. The bill will allow OHCS to move forward with financial closings for affordable housing developments during the blackout period. OHCS has vetted this concept with Oregon Treasury.</p> <p>OHCS will share bill language on the Government Relations website as it is available.</p>	
<p> Mixed-Income Housing Developments Statute Correction (LC 554)</p> <p>Systemic</p>	N/A	<p>Oregon Revised Statute 456.620 restricts OHCS from investing resources for affordable housing where more than 30% of homes in a development are not restricted to 120% area median income (AMI), even if OHCS funds do not subsidize non-restricted units.</p> <p>In the present development climate, providing some number of affordable units in a larger market housing development provides much-needed units, providing housing for a broader spectrum of housing needs. It will retain the Council’s authority to establish mixed-income development limits.</p> <p>OHCS will share bill language on the Government Relations website as it is available.</p>	
<p>Local Innovation Fast Track (LIFT) Rental Resources (POP 105)</p>	<p>\$200M* – Article XI-Q Bond</p> <p>*at least 80% for LIFT Rental</p>	<p>This package addresses the ongoing lack of affordable rental housing supply in Oregon and continues production momentum across the state. LIFT focuses on developing new affordable homes for rent that serve historically underserved communities, including rural areas of the state and communities of color. This investment is projected</p>	

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<p>plug & play</p>		<p>to generate appx 1,200-1,500 additional homes across the state. This package also includes a soft set aside of <20% for LIFT for Homeownership, meaning that \$160M of LIFT funds are dedicated to rental housing.</p>	
<p>Affordable Housing Preservation Package (POP 107)</p> <p>expansion</p> <p>systemic</p> <p>upstream</p>	<p>\$175M total – \$50M of General Fund & \$125M of Lottery-Backed Bonds</p>	<p>Oregon’s housing crisis demonstrates the importance of investments to secure our current affordable housing stock. This package will support the preservation of Oregon’s existing housing in four ways:</p> <ol style="list-style-type: none"> 1. Establishes a continuous resource to finance the acquisition of <u>Publicly Supported Housing (PuSH)</u> properties with expiring affordability and/or termination of federal subsidies. More than 8,000 affordable homes will have their affordability periods expire in the next eight years. 2. Dedicates capital resources to address life, health, and safety concerns for affordable housing developments. Resources can also extend the affordability period for affordable housing. 3. Provides resources for modest rehab, climate retrofitting, and operating resources to properties within the agency portfolio as interventions to resolve and recast budgets of struggling properties to avoid burdensome rent increases on residents. OHCS is exploring this new preservation concept with stakeholders. 4. Acquires and rehabs manufactured home parks that will be owned by nonprofits and cooperative ownership (co-ops). 	
<p>Permanent Supportive Housing (PSH, POP 104)</p> <p>plug & play</p> <p>systemic</p> <p>right-sizing</p> <p>upstream</p>	<p>\$1.75M – General Fund (additional \$13.4M in 2025-27) + \$75M – Article XI-Q Bond</p>	<p>PSH is a proven method to address chronic homelessness and improve outcomes for Oregonians. This package provides housing development funds coupled with resources for supportive tenancy services and rental assistance for residents. This investment is projected to create approximately 500 additional affordable homes.</p>	

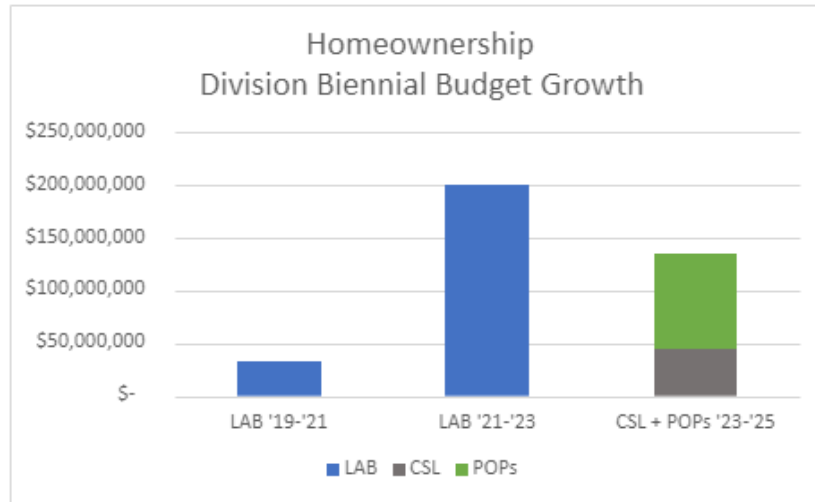
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<p>“CARE” — Co-location of Affordable Rental Housing and Early Care & Education (POP 114)</p> <p>expansion</p> <p>systemic</p> <p>upstream</p> <p>equity</p>	<p>\$20M – General Fund</p>	<p>OHCS is seeking additional resources to expand opportunities to co-locate affordable housing and early care and education needs, building on the \$10M investment made during the 2021 session. OHCS received \$1M of these funds from the Oregon Legislative Emergency Board in June 2022 to support the implementation of recommendations from a recent report. The agency will request the release of additional funds in September 2022. OHCS staff are currently finalizing a Request for Proposals to have a Community Development Financial Institution administer the program. Additional investments will be administered through the selected entity and will address two critical issues in every Oregon community: the lack of affordable housing and early care and education.</p>	
<p>Land Acquisition Program (LAP, POP 111)</p> <p>plug & play</p>	<p>\$10M – General Fund</p>	<p>The Land Acquisition Program (LAP) provides a loan to governmental agencies or nonprofits to purchase available development property in their community. The loan allows these eligible entities to purchase the land quickly while it is available and refine development plans at a later date. OHCS staff anticipate this will be the last infusion of resources before the fund begins to revolve sustainably.</p>	
<p>Authorize Family Self- Sufficiency for Section 8 Portfolio (included in POP 102)</p> <p>systemic</p> <p>upstream</p>	<p>No state investment request, position authority only</p>	<p>HUD’s Family Self Sufficiency (FSS) program has been successfully helping residents in public housing and tenants with Section 8 vouchers achieve economic self-sufficiency for over 25 years. This concept will simply authorize staffing and expenditures needed to expand the successful FSS program into HUD Multifamily Housing, promoting the program to owners and managers of HUD multifamily properties, creating an FSS program manual and necessary forms for owners and managers, educating tenants and providing linkages to proven self-sufficiency resources.</p>	

Total Affordable Rental Housing Investment Requests: \$421.75 million

HOMEOWNERSHIP

The Homeownership Division’s draft 2023 Legislative Agenda will develop and expand our existing programs to assist Oregonians in achieving and maintaining affordable homeownership. We will continue to work towards our goals within the Statewide Housing Plan, focusing on decreasing the homeownership gap experienced by communities of color. We will continue advancing our equity and racial justice work through program design, expanding partner engagement, and addressing the challenges and opportunities for manufactured housing homeowners. Further, we will continue to provide training and technical assistance to our partners and increase opportunities to partner with new organizations. In addition, OHCS will not sunset the LIFT Homeownership Program this biennium.






PLEASE NOTE:



- Descriptions of **Legislative Approved Budget (LAB)** and **Current Service Level (CSL)** can be found on page 3 of this document.
- The '21-'23 biennium includes the \$90 million federal Homeowner Assistance Fund Program and the \$15 million counseling investment we received during the 2022 Legislative Session as part of the \$400 million housing investment.
- The '23-'25 POP requests do not include Homeownership Assistance Program (HOAP) funded by the Document Recording Fee and the Construction Excise Tax and fees paid by manufactured home parks and marinas.

Concept	Biennium Investment	Description	Statewide Housing Plan
Extending the Dispute Resolution Advisory Committee & Manufactured Homeowner Legal Assistance (LC)	N/A	The Dispute Resolution Advisory Committee (DRAC) was established by SB 586 (2019) to oversee mandatory mediation for manufactured home parks and pilot grants to fund legal representation for tenants living in low-income manufactured home parks. The DRAC and OHCS grant authority to support legal aid for tenants will expire in January 2024. DRAC members voted unanimously to extend the sunset to	

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560)		<p>January 2027.</p> <p>Bill language is on OHCS website here.</p>	
<p>Local Innovation Fast Track (LIFT) Homeownership Program (POP 105)</p> <p>expansion</p> <p>equity</p>	<p>\$200M* – Article XI-Q Bond</p> <p>*no more than 20% for LIFT Homeownership</p>	<p>This package addresses the ongoing lack of affordable houses for purchase in Oregon and continues production momentum across the state. LIFT focuses on developing new affordable homes for rent that serve historically underserved communities, including rural areas of the state and communities of color. This package also includes a soft set aside of <20% for LIFT for Homeownership, meaning that \$160M of LIFT funds are dedicated to rental housing and no more than \$40M will support homeownership.</p>	
<p>Affordable Homeownership Development Program (POP 109)</p> <p>expansion</p> <p>equity</p>	<p>\$25M – General Fund</p>	<p>Continued funding for the Homeownership Development Program, which will fund the construction of affordable homes for purchase. OHCS will continue to explore and develop flexible homeownership development programs and support the development of multiple models for homeownership, including Community Land Trusts (CLTs), co-ops, fee simple ownership and traditional mortgages. In the current form, this program offers three tracks:</p> <ul style="list-style-type: none"> • Capacity-building resources to support existing and emerging developers • Funding to spur the development of tested and/or innovative housing models that meet the needs of communities that are under-represented in Oregon’s homeownership rates • A set-aside for Oregon’s federally recognized tribes 	
<p>Down Payment Assistance with OHCS Lending (POP 116)</p> <p>expansion</p> <p>equity</p>	<p>\$20M – General Fund</p>	<p>OHCS will add additional funds to the down payment assistance (DPA) resource that will be available with OHCS lending products. This would be a DPA resource outside and on top of the Homeownership Assistance Program (HOAP) DPA that is administered by community partners across the state.</p> <p>Note: An earlier version includes this figure at \$25M, although the intent was to request \$20M. OHCS regrets this error.</p>	

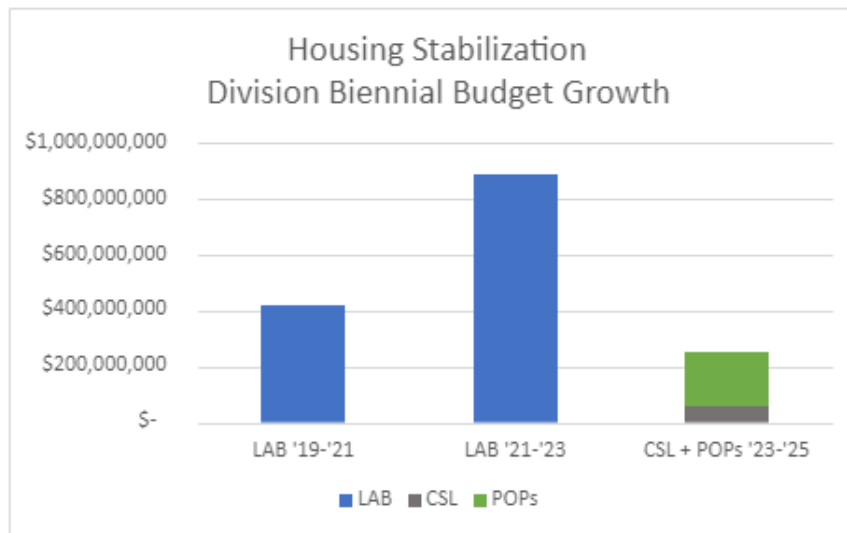
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<p>Homeowner Protection Program: Assistance to Homeowners & Counseling Resources (POP 113)</p> <p>upstream</p>	<p>\$15M – General Fund</p>	<p>OHCS is seeking resources to create a long-term state-funded mortgage relief program to provide long-term protection and financing for homeowners in Oregon at risk of foreclosure. Program elements will be similar to the federally funded Homeownership Assistance Fund (HAF) program, which is slated to close in the 2023-25 biennium. OHCS is targeting this program toward Oregonians on fixed incomes.</p> <p>In this POP, \$2M will provide continued funding for foreclosure counseling, including Oregon Foreclosure Avoidance (OFA) and Foreclosure Avoidance Counseling (FAC) resources.</p>	
<p>Resources for Homeowners of Manufactured Housing (POP 108)</p> <p>plug & play</p> <p>right-sizing</p>	<p>\$8M – General Fund</p>	<p>This request is to continue funding for programs that help homeowners of manufactured homes improve their living conditions. The program provides grants to decommission and dispose of their older home, and loans funds to purchase a replacement. These funds may also include additional resources to provide counseling to help homeowners navigate the lending program.</p>	
<p>Total Homeownership Investment Requests: \$128 million</p>			

HOUSING STABILIZATION

As OHCS transitions away from large federal emergency programs, we know we must be thoughtful and deliberate to continue to keep Oregonians stably housed. The Housing Stabilization Division’s draft 2023 Legislative Agenda is pursuing concepts that build on the Legislature’s investments over the last two years. They are grounded in stakeholder and legislative feedback and focus on creating a system of care to help Oregonians stay in their homes, stopping the influx of people experiencing homelessness.

Housing retention is central to our proposed concepts for the coming biennium, as we aim to invest further in eviction prevention with a special focus on preventing youth and families from experiencing homelessness. Looking to elevate upstream opportunities, we also plan to seek additional one-time funds to clear the state’s Individual Development Accounts (IDA) waitlist to ensure Oregonians can meet their financial goals to achieve a higher degree of security and stability. Furthermore, we plan to continue our work to expand and improve data management and request further funding for shelter and homeless services. Finally, we will focus on the collaborative efforts by holding space for concepts that would allow us to stand up an Interagency Council on Homelessness and address forthcoming recommendations from the Taskforce on Homelessness and Racial Disparities.










PLEASE NOTE:

- Descriptions of **Legislative Approved Budget (LAB)** and **Current Service Level (CSL)** can be found on page 3 of this document.
- This chart does not include funds deployed by the Energy Services Section of the Housing Stabilization Division.
- The '19-'21 LAB total includes more than \$307 million in additional emergency funding that the agency received for programs such as both state and federal emergency rental assistance programs, Wildfire Damage Housing Relief, and additional funds via Community Services Block Grant and the Emergency Solutions Grant programs from Congressional COVID response packages.
- The '21-'23 LAB total includes more than \$733 million in additional emergency funding that the agency received for programs such as both state and federal emergency rental assistance programs, Wildfire Damage Housing Relief, and additional funds via Community Services Block




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Grant and the Emergency Solutions Grant programs from Congressional COVID response packages.



- The ‘23-’25 POP requests do not include ongoing CSL funding for the Emergency Housing Account (EHA) or the State Homelessness Assistance Program (SHAP), or other funds the agency may receive outside the standard state biennial budget process (Emergency Solution Grants and Community Solution Block Grants).

Concept	Biennium Investment	Description	Statewide Housing Plan
<p> Placeholder for Homelessness Recommendations (LC 562)</p> <p>systemic</p> <p>right-sizing</p> <p>equity</p>	N/A	<p>OHCS is planning to introduce a placeholder bill as a legislative vehicle to advance forthcoming recommendations from the Taskforce on Homelessness and Racial Disparities and/or the Interagency Council on Homelessness, which is being stood up by the Governor’s Office. Recommendations from these bodies are expected fall 2022 and beyond, thus, this placeholder will be introduced with a broad “relating to homelessness” clause that would allow amendments, should there be statutory recommendations, to the bill during the legislative session.</p>	  
<p>Shelter for Oregonians & Data (HMIS) Improvement (POP 106)</p> <p>expansion</p> <p>systemic</p> <p>right-sizing</p> <p>equity</p>	\$71.4M– General Fund	<p>This package would extend critical investments made by the Legislature to make permanent much needed programs like operational support for Project Turnkey investments, navigation centers, additional shelter funding with an explicit call out to work with culturally specific organizations and Tribes, and other supports to assist Oregonians in shelter to successfully find stable housing. We look forward to further discussion with partners about the critical investments needed in Oregon’s shelter system. These proposed funds would also improve the utilization of our Homeless Management Information System (HMIS) system with continued funding of implementation as well as additional staff and dollars for licenses, with the goal of increasing:</p> <ul style="list-style-type: none"> • The number of shelters and service providers utilizing the HMIS system • Support given to HMIS users • Reporting capabilities • Connection to other data sets 	  

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		<ul style="list-style-type: none"> • Our ability to evaluate programs and measure statewide outcomes. 	
<p>Keeping Oregonians in their Homes (POP 110)</p> <p>expansion</p> <p>systemic</p> <p>right-sizing</p> <p>upstream</p>	<p>\$60.3M – Current Service Level</p>	<p>This investment will extend the 2021 Special Session and 2022 Short Session one-time investments to build a more robust housing retention system that ensures Oregonians remain stably housed. Our proposed investments include:</p> <ul style="list-style-type: none"> • Local rental assistance funds through the Oregon Eviction Diversion and Prevention Program (OREDAP) • Legal services • Mediation services • Support for culturally responsive organizations • Other investments 	
<p>Long Term Youth Rental Assistance (POP 115)</p> <p>expansion</p> <p>systemic</p>	<p>\$39M – Current Service Level</p>	<p>This POP extends and expands on the House Bill 2163 pilot program to establish a long-term statewide rental assistance program supporting individuals younger than 25-years-old who are transitioning out of foster care, homelessness, behavioral health or treatment facilities, corrections, or detention facilities. The program is being introduced/piloted in three areas of the state, including one urban area, one rural area, and one coastal area. OHCS will refine this POP as the pilot program development continues and may expand target populations. OHCS is considering ways to align this request with our Permanent Supportive Housing program and may consider project-basing some of these funds.</p>	
<p>Individual Development Account (IDA) Investment (POP 117)</p> <p>plug & play</p> <p>upstream</p> <p>systemic</p> <p>right-sizing</p> <p>equity</p>	<p>\$35M – General Fund</p>	<p>This request would increase investments in the existing and impactful IDA Initiative. These additional resources would increase match goals for student loans, homeownership, and microenterprise savers and invest in efforts to increase Initiative capacity and expansion for smaller community-based and culturally specific partner organizations. This POP was developed in conversation with Neighborhood Partnerships, the convener of the Oregon IDA Initiative.</p>	

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<p>Deploying Federal Resources (POP 119)</p> <p>right-sizing</p>	<p>No additional state resources requested.</p>	<p>This package requests that Federal Funds be made available for the Oregon Weatherization Assistance Program (WAP) through the Infrastructure Investment and Jobs Act (IIJA) and Emergency Solutions Grant (ESG-CV) Program through the CARES Act.</p>	
<p>Housing Stabilization Program Transfer (POP 120)</p> <p>right-sizing</p> <p>equity</p>	<p>No additional state resources requested from OHCS.</p>	<p>This package would return the administration of the Housing Stabilization Program from Oregon Housing and Community Services (OHCS) to the Oregon Department of Human Services (ODHS), including one Full-Time Equivalent (FTE) staff position.</p>	
<p>Total Housing Stabilization Investment Requests: \$205.7 million</p>			

DISASTER RECOVERY & RESILIENCY



As a new program area within OHCS, Disaster Recovery and Resiliency’s draft 2023 Legislative Agenda includes a top priority effort: deploying Community Development Block Grant – Disaster Recovery (CDBG-DR) resources to help Oregon communities recover from the devastating 2020 Labor Day wildfires. OHCS is also working with partner agencies on two additional concepts, one in support of delivering CDBG-DR and one seeking to address the next disaster. OHCS is not requesting state funds, as we are deploying more than \$422 million in federal CDBG-DR resources. OHCS is developing a bill to improve emergency response and allow for expanded authority over disaster recovery construction procurement.

Concept	Biennium Investment	Description	Statewide Housing Plan
 Supporting Housing Recovery After Disasters (LC 558)	N/A	<p>OHCS administered the Wildfire Damage Housing Relief Program after the 2020 fires to provide flexible funding for low- to moderate-income households to repair or replace housing damaged by wildfire. However, the Oregon Department of Human Services is requesting resources to administer a similar program that would be paired with case management for disaster survivors. With this LC, OHCS will maintain a disaster recovery account (Disaster Housing Recovery Fund) while removing the specific program frameworks, allowing the Legislature to allocate resources and provide intent and direction specific to the disaster. OHCS is also seeking the ability to contract directly with entities rebuilding residential homes post-disaster.</p> <p>OHCS will share bill language on the Government Relations website as it is available.</p>	   
CDBG-DR Admin Approval 2023-2025 (POP 118) right-sizing	No additional state investments included	<p>This POP will include an expenditure limitation of \$264.9M of the \$422M allocated by the federal government as part of CDBG-DR for the 2023-2025 biennium, including staffing. This POP is modeled after the CDBG-DR Action Plan, which is currently published on OHCS’ website. OHCS is awaiting HUD approval of the Action Plan.</p>	    

AGENCYWIDE

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For the first time in the biennial ARB building process, OHCS’ central services and support sections developed their own legislative and investment concepts that will advance important internal and external infrastructure improvements in alignment with our guiding principle to **right-size** the program delivery infrastructure and coordinate major **equity**-centered initiatives across program areas. These improvements included agencywide training and technical assistance, language access, modernizing many of our ‘small’ agency technological resources, and improved staff capacity. OHCS also seeks to remove administrative and access barriers in statute through a legislative concept.

Concept	Biennium Investment	Description	Statewide Housing Plan
<p> OHCS Statutory Clean-Up Bill (LC 550)</p> <p>equity</p> <p>right-sizing</p>	<p>N/A</p>	<p>This would be OHCS’ first statute clean-up bill in several biennia. OHCS worked with the Department of Justice (DOJ) to identify and address barriers to efficient operations. This includes:</p> <ul style="list-style-type: none"> • As OHCS rapidly deployed emergency response programs crafted by the Legislature during multiple special sessions, it became clear that legislative intent/Legislative Counsel understanding of OHCS’ procurement authority did not match legal guidance received by the agency. In partnership with Legislative Counsel and the Department of Justice, OHCS is introducing clarifying language to address legal ambiguity. • Revisions to Housing Stability Council rulemaking role to create consistency in agency programs, ensuring the Council is consulted • Technical fixes to confirm income limits (Oregon Affordable Housing Tax Credit) and ensure tribal governments are eligible for General Housing Account Program funds • OHCS has received conflicting legal guidance on the ability to loan DPA funds to Oregonians, and the agency seeks to clarify the authority to establish a revolving DPA program that will allow public investments to support more than one homebuyer as funds recycle back into the account. • General account statute clean-up – removing defunct account statutes, updating program names, and removing unnecessary program requirements that conflict with program policy statute 	

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		OHCS will share bill language on the Government Relations website as it is available.	
<p>Training, Technical Assistance, & Language Access Resources (POP 103)</p> <p>systemic</p> <p>right-sizing</p> <p>equity</p>	\$20.17M – General Fund	<p>This package will provide targeted supports, resources, and/or capacity-building activities to community-based organizations, partners, Tribal partners, and stakeholders focused on a many specialized services, including skill building and training, and activities to support organizational health. This investment will build the capacity of organizations, supporting their ability to move mission-critical work forward, and ensuring the system of housing providers, including OHCS, can effectively address the most pressing housing issues we face.</p> <p>POP 103 also addresses accessibility by including an expanded contract for translation and interpretation services, ensuring appropriate language access to OHCS programs. OHCS’ Equity, Diversity, and Inclusion Office and Public Affairs Division will work jointly to increase contracts with translation and interpretation services and establish a plan to better provide services to English Language Learners.</p>	
<p>Grant Management Solutions (POP 112)</p> <p>right-sizing</p> <p>equity</p>	No additional state investments needed	<p>This package requests expenditure limitation to improve OHCS grant management software solutions that will support multiple divisions within the agency with critical business functions. Modernizing grant management software would enhance the agency’s ability to receive and deliver funds, provide reports that allow for an accurate understanding of finances and services and provide better evaluation of program dynamics for future improvement.</p>	
<p>Addressing Agency Staffing Needs (POPs 070, 101, & 102)</p> <p>right-sizing</p>	No additional state investments needed	<p>Within three POPs, OHCS reduces staff funded with temporary resources (POP 070), restores those staff to continue ongoing program needs (POP 101 and other program POPs), and creates new positions to right-size internal infrastructure. Nineteen existing positions in Central Services and Housing Stabilization Division are impacted by POPs 070 and 101. POP 102 creates 41 new positions to address growing workloads across the agency (Central Services, Debt Management, Affordable Rental Housing Division, Homeownership Division). As OHCS works to</p>	

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		respond to needs and deliver resources and programs that ensure Oregonians are safely and stably housed, we know we cannot do so without right-sized staffing to meet the diverse needs. These POPs allow the agency to invest in our organizational health. By ensuring we have the staff needed to operationalize our work, the agency will successfully meet the priorities of the Statewide Housing Plan, particularly around centering racial justice and equity in policymaking, program design and implementation, community engagement, and service delivery.	
Total Agencywide Investment Requests: \$26.2 million			

WHAT'S NEXT?

OHCS staff will present the final Agency Request Budget to the Housing Stability Council in October, including information about how [survey feedback](#) shaped investments. Financial experts at the Department of Administrative Services will spend the next few months vetting all Agency Request Budgets submitted by state agencies and preparing recommendations to the Governor. Ultimately, the next Governor elected in November 2022 will determine the final OHCS 2023 Legislative Agenda. The Governor's Recommend Budget will be released in January 2023 and will include OHCS' [final](#) 2023 Legislative Agenda.

Sign up for legislative updates from OHCS here:

<https://signup.e2ma.net/signup/1963877/1943072/>

Read the full OHCS 2023-25 Agency Request Budget:

<https://www.oregon.gov/ohcs/about-us/Documents/91400-Housing%20%26%20Community%20Svc.pdf>

For more information, please visit:

<https://www.oregon.gov/ohcs/about-us/Pages/government-relations.aspx>