



February 28, 2025

Re: Support for HB 3503

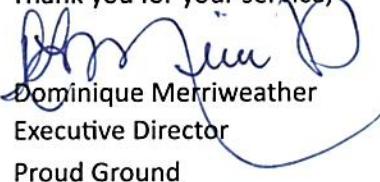
Dear Chair Marsh, Vice-Chair Breese-Iverson, Vice-Chair Andersen and Members of the Committee:

Proud Ground supports HB 3503. We have a limited window of opportunity, in Clackamas County, and across the state, to prevent a valuable inventory of affordable single-family homes from being lost to the private market. Proud Ground is committed to facilitating homeownership for low- and moderate-income households. Throughout the state, these households typically face housing instability and are rent-burdened, which forces unacceptable choices between housing and other necessities.

In the Portland region, Proud Ground partners with Habitat Portland Region to ensure the lasting affordability of every home they build is preserved through utilizing our community land trust. Together, we have facilitated CLT homeownership for 151 households, and there are 165 homes in predevelopment and construction by Habitat that will end up in our community land trust once sold. The community land trust model provides an opportunity for today's households to achieve housing stability and build equity, while preserving affordable homes for future generations in communities with rapidly escalating housing costs.

According to Oregon's State of the State's Housing Report, home prices have increased by \$7.10 for every dollar in wage gains over the past ten years. Entry level homes for low- and moderate-income families are simply not being produced. Meanwhile, Clackamas County is one of several public housing authorities and affordable housing programs that is in the process of disposing of its single-family homes. Per HUD regulations, these homes must be sold at market value, but there is no funding source available to purchase and rehab these homes, allowing them to be resold at an affordable price. Ideally, we'd like to see funding made available for Community Land Trust conversions across the state where affordable homes are at risk of absorption into the private market.

Thank you for your service,


Dominique Merriweather
Executive Director
Proud Ground

Dreams Start Here.

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