



March 4, 2021

House Committee on Housing

900 Court St NE
Salem, OR 97301

RE: House Bill 3072 Requires local government to expand its urban growth boundary to include land designated as urban reserve that supports workforce housing and commercial development supportive of workforce housing if urban services are or can be made available.

Dear Chair Fahey, Vice-Chair Campos, Vice-Chair Morgan and Members of the House Committee on Housing,

I am writing to express the City of Beaverton's opposition to House Bill 3072 and the expansion of the urban growth boundary. This bill seeks to significantly alter long held and effective land use regulations and plans. By requiring local governments to modify their comprehensive plans and land use regulations purely based on a petition from a landowner, this legislation removes key aspects of the UGB expansion regulations—such as community engagement or proof of need for the land—and it bypasses the accountable governing bodies.

The 50-year plan for urban and rural reserves allows cities to expand in an orderly and effective fashion. It also ensures that affordable housing developments occur within a pre-established area that includes walkability, transportation, existing infrastructure and important retail facilities, such as grocery stores. By eliminating the key elements of land use regulation mentioned above, this bill risks the placement of affordable housing units on the edge of the growth boundary, thereby isolating those community members from key aspects of livability and needed social services.

We recognize the region is in dire need of increased housing and local governments want additional supports to achieve greater equity on this matter. The City of Beaverton is actively supporting other bills that address creating workforce and affordable housing through more appropriate tools. We cannot remove and bypass the orderly and methodical approach to land use to

accomplish these goals. We oppose House Bill 3072 for these reasons and urge you to decline to move it forward.

Thank you for the opportunity to comment,

Sincerely,



Cheryl Twete
Community Development Director