



# community alliance of tenants

March 12th, 2025

Senate Committee on Housing and Development  
Oregon State Capitol  
900 Court St NE Salem, OR 97301

**Re: Support for SB 722**

Chair Pham, Vice-Chair Anderson, and Members of the Committee,

My name is Alexis Ames, and I serve as the Community Engagement Coordinator for the Community Alliance of Tenants (CAT), Oregon's only statewide, tenant-led renters' rights organization. I submit this testimony on behalf of CAT and the thousands of renters we support through our hotline, workshops, and direct advocacy.

We strongly urge you to support **SB 722**, a critical bill that will protect Oregon tenants from predatory rent increases and the devastating consequences of displacement. Every day, our organization hears from renters facing impossible choices—between paying rent or putting food on the table, between staying in their homes or being forced into homelessness due to sudden, unaffordable rent hikes. **Since 2023, our Renter's Rights Hotline has received thousands of calls from tenants experiencing extreme rent increases, many reporting hikes of 30%, 40%, or even higher.** These are real people, families, seniors on fixed incomes, working-class Oregonians who truly can't afford these increases.

SB 722 is the only policy tool this session that provides immediate and measurable relief to prevent these untenable rent spikes. This bill does two crucial things:

- It shortens the new construction exemption for rent stabilization from 15 years to 7 years, protecting Oregonians in newer units from unlimited rent hikes while still promoting development and preventing gentrification-driven displacement.
- The legislation bans price-fixing AI software that inflates rents, which has been shown to limit competition and commodify housing. Oregon needs to act to protect tenants from corporate landlords using these unethical pricing tools.

Housing instability has a ripple effect—disrupting education, employment, and community ties. When rent spikes force people out of their homes, they lose more than just a roof over their heads; they lose stability, security, and dignity. We cannot afford to continue letting market-driven price gouging determine who gets to remain in their community.

For these reasons, we urge your strong support of **SB 722**. Oregon renters need real protections, and they need them now. Thank you for your time and your commitment to housing justice.

Sincerely,  
Alexis Ames  
Community Engagement Coordinator  
Community Alliance of Tenants