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Hai Nguyen – East County Housing (CDC of Oregon)

Sheila Stiley – NW Coastal Housing

February 5, 2025

Chair Marsh and Members of the Committee,

My name is Kevin Cronin, and I serve as the Director of Policy and Advocacy at Housing Oregon. We are a statewide coalition of over 120 nonprofit housing organizations dedicated to ensuring that every Oregonian has access to safe, stable, and affordable housing. Our members develop and manage affordable rental housing, support homeownership opportunities, and provide essential housing services across the state.

I write today in strong support of **House Bill 3054-1**, which will help protect one of Oregon's last remaining sources of naturally occurring affordable housing: manufactured home communities.

Right now, thousands of low-income Oregonians—including seniors, people with disabilities, and working families—depend on manufactured homes as an affordable housing option. But that affordability is increasingly under threat. Manufactured home park residents, who often own their homes but not the land beneath them, are uniquely vulnerable to steep rent increases. When a park is sold, new homeowners can face sudden and excessive rent hikes, making it impossible for them to remain in their communities.

This is not a hypothetical concern—it's happening at an alarming rate. Since **December 2024**, we have been tracking a growing number of manufactured home parks being listed for sale across the state, raising serious concerns about displacement, redevelopment, and rising housing costs. I encourage you to review this trend firsthand—we have compiled a public folder tracking these real estate listings, [available here](#).

At a time when Oregon is grappling with a housing and homelessness crisis, **we cannot afford to lose more affordable housing**. HB 3054-1 is a common-sense measure that ensures stability for manufactured home community residents, keeping these vital homes affordable for the long term.

I urge the Committee to support HB 3054-1 and take this necessary step to protect low-income Oregonians from displacement. Thank you for your time and consideration.

Sincerely,
Kevin Cronin
Director, Policy and Advocacy
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