

HB 2449 STAFF MEASURE SUMMARY

House Committee On Business and Labor

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Meeting Dates: 2/27

WHAT THE MEASURE DOES:

Prohibits insurer from canceling or raising premiums on policies of fire insurance by more than three percent if insured's property is located within wildland-urban interface or insured's primary employment or economic or business activity is farming or resource extraction. Specifies exceptions. Requires Department of Consumer and Business Services to determine by rule how to measure employment or economic or business activity for purposes of qualifying for limitations on cancellations and policy increases. Takes effect on 91st day following adjournment sine die.

ISSUES DISCUSSED:

EFFECT OF AMENDMENT:

No amendment.

BACKGROUND:

The wildland-urban interface (WUI) is the geographic area where structures and other human development meets or intermingles with wildland or vegetative fuels. It can be thought of as a transition zone between wildlands and human communities. Senate Bill 762 (2021) required the Oregon Department of Forestry (ODF) develop a statewide map of the WUI. The map is required to identify what properties in Oregon fall within the WUI and assign risk classification for every tax lot in the state. The tax lots both within the WUI and classified as high or extreme risk will receive written notification from ODF and may be subject to future changes to defensible space and home building codes.

ODF released an initial map in June 2022, but later withdrew the map for additional work and has not set a timeline for release of new draft maps.

House Bill 2449 prohibits insurer from canceling or raising premiums on fire insurance by more than three percent, if insured's property is located within WUI or insured's primary employment or economic or business activity is farming or resource extraction.