

Submitter: Drew Millegan

On Behalf Of:

Committee: Senate Committee On Housing and Development

Measure: SB847

I wanted to express my support for this bill. Point access blocks are safe, efficient, and most importantly, allows developers to get more bang for their buck, thereby encouraging more housing unit production faster. The efficient arrangements that this bill allows should enable more development on smaller lots, as well as enabling more development by smaller developers that would otherwise have to go all-in on massive double-loaded corridor buildings. By lowering the barrier to entry for smaller developers, this should greatly increase the number of total developers building housing units without causing public budget impacts. In fact, by my understanding this bill will likely greatly increase the efficiency of municipal taxation versus cost of services provided to these new units (because they share more resources and services per household in a smaller space) - improving Oregon cities' finances over the long run.

In terms of livability, point access blocks enable more creativity in construction along with more light for owners and tenants! Rather than dark, empty, and featureless corridors that just cost the building owners/tenants more in maintenance, point access blocks open up both sides of units for light and cross-ventilation, as well as creating more covered open spaces for tenants to interface with the community around them. As a bonus point, promoting denser development like this also helps preserve our environment and open spaces more generally, by allowing people to live and build closer to their neighbors and workplaces, preserving lands at the periphery of our towns and cities from being consumed in inefficient sprawl.

I sincerely hope this bill passes, so we can help our communities provide better housing at a lower cost for more residents! A vote for this bill is a vote for increased living standards!