

Submitter: KATHRYN JOHNSON

On Behalf Of:

Committee: Senate Committee On Housing and Development

Measure: SB1529

Dear Governor Kotek,

I own a property in Salem comprised of just over one acre. The property is centrally located, in an established neighborhood with city water and sewer, about 1.5 miles from downtown. When HB 2001 passed, I explored building a cottage community on this land. However, after speaking with the city of Salem, I learned that system development fees for small cottages average around \$50,000 per unit. Unfortunately, the cost of building, along with the system development fees would result in astronomically high rents to ensure I can pay the loan necessary to build. Thus, my vacant land will sit empty until more reasonable fees are implemented for smaller homes.

With this, I encourage the Oregon legislature to mandate cities to implement fair and reasonable system development fee structures for affordable and middle housing.

Kathryn Johnson