



## Open Government Impact Statement

83rd Oregon Legislative Assembly  
2025 Regular Session

## Measure: HB 3860

Only impacts on Original or Engrossed  
Versions are Considered Official

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### SUMMARY

Digest: Tells a person that is a major house builder not to collect more than 50 percent of the contract price for a project until the project is finished if the project costs \$40,000 or more. Lets the person collect more if the home owner adds scope to the project. Requires a person that installs a fireproofing system to get a certificate from a state board. Takes effect 91 days after the session ends. (Flesch Readability Score: 63.1).

Prohibits a major residential contractor from collecting or retaining more than 50 percent of the original contract price before substantially completing a remodeling or repair of an owner-occupied one-family or two-family residential structure if the original contract price exceeds \$40,000. Permits a major residential contractor to collect not more than 50 percent of the increase in the contract price if the property owner agrees in writing to changes that increase the contract price by \$20,000 or more. Permits a major residential contractor to require a property owner to make progress payments solely to cover the costs of materials, supplies and payments to subcontractors. Specifies the required contents of a contract. Specifies exceptions to the requirements.

Prohibits a business from installing, applying, repairing or maintaining spray-on fireproofing material or a spray-on fireproofing system in an essential facility in this state unless the business has a certification from the Construction Contractors Board. Specifies requirements for certification. Allows a building official to require as a condition of issuing a permit that a business has the necessary certification.

Takes effect on the 91st day following adjournment sine die.

## **NOTICE OF NO OPEN GOVERNMENT IMPACT**