

SB 49 A STAFF MEASURE SUMMARY

Carrier: Sen. Pham

Senate Committee On Housing and Development

Action Date: 04/02/25

Action: Do pass with amendments. (Printed A-Eng.)

Vote: 5-0-0-0

Yeas: 5 - Anderson, Broadman, Nash, Patterson, Pham

Fiscal: Has minimal fiscal impact

Revenue: No revenue impact

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Meeting Dates: 3/5, 3/10, 4/2

WHAT THE MEASURE DOES:

Increases the membership of the Building Codes Structures Board within the Department of Consumer and Business Services from nine to 11 members. Requires the additional membership of a fire protection engineer and a certified structural engineer who specializes in the design of residential buildings more than three stories above grade and no longer allows the architect position to be interchangeable with a member who is an engineer.

ISSUES DISCUSSED:

- Reducing minimum densities for cities with required to have a housing production strategy
- Effects of design review decisions
- Funding inclusionary zoning mandates
- Flexibility in standards set for big cities
- Ending mandatory inclusionary zoning program and alternative options
- Residential expertise for body writing building codes
- Additional administrative costs for cities

EFFECT OF AMENDMENT:

Replaces the measure.

BACKGROUND:

The Building Codes Structures Board helps the director of the Department of Consumer and Business Services administer the structural program, prefabricated structures program, certain energy programs, and the accessibility to people with physical disabilities program described in Oregon Law. It was established in 2003 by [SB 906](#), and is made up of nine board members broadly representative of the industries and professions involved in the development and construction of buildings and energy conservation. The members have four-year terms and are appointed by the Governor and confirmed by the Senate. The makeup of the board by professional qualification is required by law to include

- an architect or engineer,
- a general contractor specializing in the construction of buildings more than three stories,
- a contractor specializing in construction for heavy industry,
- a representative of the building trade,
- a representative of a utility or energy supplier,
- a representative of a fire protection agency,
- a building official,
- an owner or manager of a commercial office building, and
- a representative selected from individuals recommended by the Oregon Disabilities Commission.