

HB 3560 A STAFF MEASURE SUMMARY**Carrier:** Sen. Reynolds**Senate Committee On Early Childhood and Behavioral Health****Action Date:** 05/06/25**Action:** Do pass the A-Eng bill.**Vote:** 4-0-1-0**Yeas:** 4 - Anderson, Linthicum, Patterson, Reynolds**Exc:** 1 - Gorsek**Fiscal:** Has minimal fiscal impact**Revenue:** No revenue impact**Prepared By:** Katie Hart, LPRO Analyst**Meeting Dates:** 5/1, 5/6**WHAT THE MEASURE DOES:**

The measure changes zoning requirements to allow for child care centers on land zoned for multiunit residential use, for use as a school or place of worship, or for commercial use. It requires local governments to update local plans and land use regulations with the new zoning requirements within one year of the measure's effective date. It moves statutory provisions for the siting of child care facilities to the chapter of Oregon Revised Statutes (ORS) relating to comprehensive land use planning.

Detailed Summary:

- Modifies the definition of "child care center" for purposes of the section to include:
 - a preschool recorded program, school-age recorded program or
 - a parent cooperative.
- Permits child care centers on land:
 - zoned primarily for multiunit residential uses of 17 dwelling units per net residential acre within the Metro urban growth boundary, or 12 dwelling units per net residential acre within an urban growth boundary outside of Metro;
 - in areas within an urban growth boundary zoned for residential use, if the center is co-located with an allowed institutional use, such as a school or place of worship; or
 - zoned primarily for commercial or industrial use, except in areas designated for heavy industrial use.
- Prohibits local governments from imposing additional conditions of approval before allowing a child care center co-located with an institutional use.
- Allows a county to impose reasonable conditions on establishing a family child care home in areas zoned for exclusive farm use, forest use, or mixed farm and forest use.
- Requires local governments to comply with the new requirements within one year of the effective date.
- Moves statutes governing the siting of child care facilities to the chapter of ORS relating to comprehensive land use planning.

ISSUES DISCUSSED:

- Co-location of child care and affordable housing.
- Co-location of senior housing and child care.
- Siting of child care to increase access.

EFFECT OF AMENDMENT:

No amendment.

BACKGROUND:

Child care homes and centers are regulated by the Department of Early Learning and Care (DELIC) and licensed by the [Child Care Licensing Division \(CCLD\)](#), a division of DELIC. Child care providers are also subject to local land use

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regulations enacted by local governments, such as zoning ordinances. In 2021, the Legislative Assembly passed [House Bill 3109](#), which prohibited local governments from enacting certain restrictions on family child care homes and child care centers and guaranteed the allowable siting of child care facilities on land zoned for certain uses.

In 2023, the Legislative Assembly passed [House Bill 2727](#), which directed the Department of Land Conservation and Development (DLCD), in consultation with DELC, to convene a work group to examine strategies to expand early learning and care facilities. DLCD released a [report](#) in 2024 that examined regulatory barriers to developing and expanding child care facilities in Oregon and made recommendations based on its findings.

House Bill 3560 A expands allowable sites for child care centers, requires local governments to update local plans and land use regulations with the new zoning requirements, and moves statutes governing the siting of child care facilities to the chapter of Oregon Revised Statutes relating to comprehensive land use planning.