



DEVELOPING THRIVING COMMUNITIES

February 26, 2025

House Committee on Housing and Homelessness  
900 Court Street NE  
Salem, Oregon 97301

**RE: Support for HB 3031 with the -1 amendment**

Dear Chair Marsh, Vice Chair Breese-Iverson, Vice Chair Andersen and Members of the Committee:

My name is Karen Saxe and I work at DevNW, an affordable housing development and asset-building agency serving Lane, Linn, Benton, Lincoln, Marion, Polk and Clackamas Counties.

As a developer that works across seven counties, we have a deep understanding of how widespread the need for infrastructure support is throughout Oregon. We also know that this support is needed for affordable housing throughout the continuum and appreciate the inclusion of both rental and ownership projects. Our recent affordable homeownership projects show that infrastructure costs account for around 30% of total construction costs. We see that support for public road extensions and associated utilities are most needed to help projects move forward.

We appreciate the intentional coordination across multiple state agencies to roll out these funds, and to allow a pathway for developers to work in tandem with our city/county partners. These pieces will ensure that funding aligns with current projects, resulting in increased competitiveness and leverage of other state resources. Infrastructure funding commitments on the front-end would greatly increase confidence that a project will move forward, enabling affordable housing developers to work concurrently on engineering, design and/or subdivision processes.

Solving our housing crisis requires dramatically increasing our housing production. HB 3031 -1 would make key investments into ensuring that can occur. We appreciate the ongoing commitment from the Governor and the Legislature to spur housing development throughout Oregon and urge your support of HB 3031 -1.

Sincerely,

A handwritten signature in black ink, appearing to read "KSaxe".

Karen Saxe  
Director of Policy, Advocacy and Strategic Relationships  
DevNW

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