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March 3, 2025

To: Senate Committee on Housing and Development

Re: Support for HB 3589

Dear Chair Marsh, Vice Chairs Anderson and Breese-Iverson, and Members of the Committee, Northwest Housing Alternatives (NHA) is a 40-year-old nonprofit, mission-oriented, community-based housing organization. On behalf of the families, seniors, Veterans, and people living with disabilities who make their homes within NHA's affordable housing portfolio of nearly 2,500 affordable units, NHA supports HB3589 to establish and fund a senior housing development initiative at OHCS.

NHA owns and operates 18 affordable senior/disabled housing properties that serve 1,035 households; hundreds more seniors live in our general family properties across the state. We know that seniors are a rapidly increasing segment of our state population and – soberingly - make up a large share of the unhoused community.

This bill directs OHCS to establish a dedicated senior housing initiative and transfers money from the Senior Property Tax Deferral Revolving Account to be used for the initiative. This is a sensible use of existing and currently underutilized funds to make targeted investments in senior housing without requiring new sources of revenue. This bill stands to deliver significant health and housing benefits to seniors across Oregon.

Thank you for your dedication and thoughtful consideration.

Sincerely,

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

Lydia Slocum, Senior Housing Developer