

Submitter: Elise Dixon

On Behalf Of:

Committee: Senate Committee On Housing and Development

Measure, Appointment or Topic: SB722

Dear Chair Pham, Vice-Chair Anderson, and Members of the Committee,

I am writing to you today in support of SB 722. Oregon Renters deserve stable rental prices, free from unfair annual rent increases and price-fixing tools.

This bill would improve our state's rent stabilization statutes and prohibit the use of price-fixing software to inflate rents. This is a no-cost policy tool to help address our unfolding housing affordability crisis.

In an August 2024 DHM poll commissioned by OPB, the vast majority of young Oregonians identified housing affordability as the most important issue facing our state. A 2024 report by Portland State University's Homelessness Research and Action Collaborative (HRAC) found that Oregon needs approximately 100,000 additional housing units to address current needs, 50,000 of which are needed for people experiencing homelessness. Oregon continues to have one of the highest rates of cost burdens for renters in the country, where 78% of renters with extremely low incomes pay 50% or more of their income toward rent and more than 50% of all renters across the state pay at least 30% of their income in rent.

Too many Oregonians already struggle to find affordable housing before the additional burden of annual rent increases that far outpace average wage increases. SB 722 would help to stabilize rental prices and help Oregonians to maintain affordable housing and ensure that AI algorithms are not used to further burden Oregon renters. It would also reduce the rate at which rent increases forces people into homelessness.

We must continue to address the needs of those most impacted by our housing crisis.

I urge you to pass SB 722 to ensure that Oregonians are protected from unfair rental increases and price-fixing tools.

Sincerely,
Elise Dixon
Portland, OR