

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

The Fair Shot For All Coalition strongly supports SB 722 to keep Oregonians in their homes. We strongly oppose the -1 Amendment.

Oregon leaders have taken bold action to address our state's housing crisis and helped thousands of families stay housed. But with housing costs still rising, we can't stop now.

While Oregon's emergency rent assistance and homelessness prevention programs have successfully stabilized thousands of families, rising housing costs are pushing more neighbors into crisis each month. At current construction rates, closing our 140,000-unit housing shortage will take years, and the rent for most new units can rise without limits.

The housing crisis is deepening existing inequities.

- Black women face eviction proceedings at three times the rate of white renters.
- Elderly Oregonians are the fastest-growing group losing their homes.
- Over 2,000 Oregon families face eviction proceedings each month—one-third more than before the pandemic.

Senate Bill 722 will 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. It reduces the new construction exemption from the statewide rent stabilization statute from 15 years down to 7 years. This strikes a balance between continuing to encourage new units to come into the market and ensuring that those units are more quickly moved into the reasonable rent increase protections.

It also amends the Landlord-Tenant Act to prohibit the use of price-fixing AI software to artificially inflate rents. These kinds of products are the subject of national attention and concern, and Oregon has joined a federal lawsuit against this practice. Many local jurisdictions are taking steps to curtail this practice. Price fixing has no place in Oregon, and we cannot afford to allow this practice to exacerbate our housing crisis. Every Oregonian deserves a stable home. When we protect families from losing their homes, we build stronger, more resilient communities for all. **We strongly urge your YES vote on SB 722.**

