



The Oregon iSector
A New Sector for Community Innovation

Chair and Members of the Committee,

I am writing to express my support for SB 5505. This is important legislation that provides critical support for needed housing across our communities. The investments authorized by SB 5505 will directly benefit efforts like those outlined in HB 3145, helping address the urgent housing needs in our state.

HB 3145 will fund a pilot effort to utilize modular housing to address our affordable housing needs. The Housing Innovation Partnership that developed the bill is composed of 35 public, private and civic partners that believe this effort will demonstrate a way to provide housing production that is faster and at less cost.

Thank you for your leadership and commitment to housing for all.

Sincerely,

Greg Wolf

iSector, Director

HB 3145 – Housing Materials & Methods Innovations

Accelerating the production of high-quality, energy-efficient homes

The severity of Oregon’s housing crisis demands a relentless focus on innovations that can sustainably accelerate production of high-quality, energy-efficient homes at a lower cost. Other states and countries have found success with factory-produced housing and with the use of innovative materials and methods.

[HB 3145](#) provides Oregon developers, builders, factory operators, and communities the opportunity to test new approaches in the delivery of rental or ownership housing aimed at households earning up to 80% of AMI. Specifically, Oregon Housing and Community Services (OHCS) will use **\$50 million in Local Innovation and Fast Track (LIFT) to fund up to five projects, consisting of a total of approximately 200 units**. The knowledge gained from these projects will promote growth of the off-site construction industry in Oregon.

Key Elements of the Approach:

1. OHCS will solicit proposals from development teams inclusive of providers of “pre-fabricated structures” as defined in [ORS 455.010](#), and “manufactured housing” as defined in [ORS 446.003](#).
2. The projects should be geographically diverse and include coastal and eastern Oregon communities.
3. Non-traditional materials including mass timber are preferred, as are materials which provide environmental benefits like carbon capture or net zero homes, and those for which the raw materials are Oregon-sourced.
4. Developments may offer rental or ownership. Configurations may be detached single-family, duplexes or other small-plexes, cottage clusters, or stacked multifamily.
5. Housing units should be produced in Oregon, and to the greatest extent possible, developers need to be Oregon-based.

Technical assistance for the projects and implementation of the program will benefit from a cross-sector advisory committee which will include industry experts, other state agencies, local government, and more.



For info: Rep Pam Marsh, rep.pammarsh@oregonlegislature.gov