



February 12, 2026

RE: Bonds for LIFT Homeownership

Dear Co-Chair Girod, Co-Chair Nosse, and members of the committee,

On behalf of Habitat for Humanity Portland Region, I call on the Legislature to allocate \$100M in General Obligation Bonds for the LIFT Homeownership Program in Senate Bill 5702. Through LIFT Homeownership, GO Bonds rapidly spur housing construction across the state. With Oregon home prices outpacing wage growth by a factor of 7 to 1 over the past ten years, so many families are ready to put down roots in communities across the state but are simply priced out of the private market.

LIFT Homeownership has been widely successful. These projects create stable and permanently affordable housing, support construction jobs and contribute to a growing tax base. There are shovel-ready housing development projects in the following locations that could stall-out without additional LIFT funds:

Albany, Bend (2 projects), Blue River, Coos Bay, Eugene (2 projects), Grants Pass, Hood River, La Pine, Lincoln City, Madras, McMinnville, Milwaukie, Phoenix, Portland metro (multiple projects), Prineville, Redmond (2 projects), Riddle, Scappoose, Springfield (2 projects), The Dalles (2 projects), and Tillamook County.

Across the Portland Metro Region, Habitat has 60 homes under construction, 52 in site development, and we have land secured and planning underway for another 140 homes. In total, that's 252 energy-efficient, family-sized, permanently affordable homes.

Especially for households with lower incomes, homeownership is transformative – it's the difference between struggling to pay rent, forgoing basic needs and frequent moves, *and the stability of a fixed 30-year affordable mortgage*. That's why Habitat Portland Region strives to sell two-thirds of our homes to families with incomes below 60% of the area median. As we have faced rising construction costs and interest rates, LIFT is what has allowed our program to continue to deliver these critical homeownership opportunities.

Every \$1M in LIFT supports the construction of 5 new homes. With \$100M we could see 500 new homes built across the state. Please fund this proven program and make first-time homeownership a reality for mortgage-ready families throughout Oregon.

Please include \$100M for LIFT Homeownership in SB 5702.

Thank you for your service,

A handwritten signature in black ink, appearing to read 'S. Radcliffe', with a stylized, flowing script.

Sarah Radcliffe
Director of Government Relations
Habitat for Humanity Portland Region