

## SENATE COMMITTEE ON HOUSING AND DEVELOPMENT

February 26, 2026  
03:00 PM

Hearing Room E

**MEMBERS PRESENT:** Sen. Khanh Pham, Chair  
Sen. Dick Anderson, Vice-Chair  
Sen. Kayse Jama  
Sen. Todd Nash  
Sen. Deb Patterson

**STAFF PRESENT:** Kaia Maclaren, LPRO Analyst  
Madison Meckel, Committee Assistant

**EXHIBITS:** Exhibits from this meeting are available [here](#)

**MEASURES/ISSUES:** HB 4082 A – Work Session  
HB 4037 A – Public Hearing and Work Session  
HB 4108 A – Public Hearing and Work Session  
HB 4120 A – Public Hearing and Work Session

00:00:07 Meeting Called to Order  
00:00:08 Chair Pham

00:00:43 **HB 4082 A - Work Session**  
00:00:44 Chair Pham  
00:00:49 Kaia Maclaren, LPRO Analyst  
00:01:35 MOTION: VICE-CHAIR ANDERSON MOVES TO ADOPT THE -A4  
AMENDMENTS  
00:01:50 VOTE: 4-0-1  
AYE: NASH, PATTERSON, ANDERSON, PHAM  
EXCUSED: JAMA

00:02:01 MOTION: VICE-CHAIR ANDERSON MOVES HB 4082 A DO PASS AS  
AMENDED  
00:02:21 VOTE: 4-0-1  
AYE: NASH, PATTERSON, ANDERSON, PHAM  
EXCUSED: JAMA  
CARRIER: SEN. ANDERSON

00:02:51 **HB 4037 A - Public Hearing**  
00:02:52 Chair Pham  
00:02:57 Kaia Maclaren, LPRO Analyst  
00:03:39 Rep. Vikki Breese-Iverson, House District 59  
00:07:40 Aurora Dziadul, Housing Policy Analyst, Office of the Governor

00:15:08 Corie Harlan, Cities & Towns Program Director, Central Oregon  
LandWatch

00:17:15 Alexandra Ring, League of Oregon Cities

00:19:24 Vanessa Cornwall, Intergovernmental Relations Officer, Lane County

00:21:19 Tim Rosener, Mayor, City of Sherwood

00:23:38 Tabitha Boschetti, Chair, Legislative and Policy Affairs Committee, Oregon  
Chapter, American Planning Association

00:26:13 Mickey Killingsworth, resident, Madras

00:27:00 Erik Kancler, City of Bend

00:29:05 **HB 4037 A - Work Session**

00:29:06 Chair Pham

00:29:29 Sen. Nash

00:32:41 Sen. Patterson

00:33:44 MOTION: VICE-CHAIR ANDERSON MOVES TO ADOPT THE -A17  
AMENDMENTS

00:34:02 Vice-Chair Anderson

00:35:04 Rep. Vikki Breese-Iverson, House District 59

00:37:28 Sen. Jama

00:38:13 Meeting Recessed

00:38:18 Meeting Reconvened

00:40:09 VOTE: 5-0-0  
AYE: JAMA, NASH, PATTERSON, ANDERSON, PHAM

00:40:18 MOTION: VICE-CHAIR ANDERSON MOVES HB 4037 A DO PASS AS  
AMENDED

00:40:34 VOTE: 5-0-0  
AYE: JAMA, NASH, PATTERSON, ANDERSON, PHAM  
CARRIER: SEN. ANDERSON

00:41:08 **HB 4108 A - Public Hearing**

00:41:09 Chair Pham

00:41:12 Kaia Maclaren, LPRO Analyst

00:42:23 Rep. Lisa Fragala, House District 8

00:46:50 Sen. Patterson

00:48:50 Tiffany Edwards, Eugene Chamber of Commerce; Better Housing  
Together

00:52:16 Lyndsie Leech, President, Eugene City Council

00:54:56 Vanessa Cornwall, Intergovernmental Relations Officer, Lane County

00:56:11 Mark Landauer, Special Districts Association of Oregon

00:59:50 **HB 4108 A - Work Session**

00:59:51 Chair Pham

00:59:59 MOTION: VICE-CHAIR ANDERSON MOVES TO ADOPT THE -A4  
AMENDMENTS

01:00:18 Sen. Nash

01:00:56 Sen. Patterson

**01:01:30** VOTE: 5-0-0  
AYE: JAMA, NASH, PATTERSON, ANDERSON, PHAM

**01:01:38** MOTION: VICE-CHAIR ANDERSON MOVES HB 4108 A DO PASS AS AMENDED

**01:01:54** Vice-Chair Anderson

**01:02:38** VOTE: 5-0-0  
AYE: JAMA, NASH, PATTERSON, ANDERSON, PHAM  
CARRIER: SEN. MANNING JR.

**01:02:54** **HB 4120 A - Public Hearing**

**01:02:55** Chair Pham

**01:03:11** Kaia Maclaren, LPRO Analyst

**01:04:10** Rep. Darcey Edwards, House District 31

**01:06:38** Rep. Ricki Ruiz, House District 50

**01:08:52** Vice-Chair Anderson

**01:10:03** Megan Howard, Owner, Tandem Property Management, Inc.

**01:12:36** Bob Dannenhoffer, Dr., Health Officer, Douglas Public Health Network

**01:13:55** Marcel Gesmundo, Board Vice President and Government Affairs Chair, Multifamily NW

**01:15:28** **HB 4120 A - Work Session**

**01:15:29** Chair Pham

**01:15:32** MOTION: VICE-CHAIR ANDERSON MOVES HB 4120 A DO PASS

**01:15:44** VOTE: 5-0-0  
AYE: JAMA, NASH, PATTERSON, ANDERSON, PHAM  
CARRIER: SEN. PATTERSON

**01:16:51** Meeting Adjourned