

Dear Representative Guyer,

I am opposed to HB2001 for many reasons, but the most important is that I believe there is corruption in this bill and in its intent.

Who backs this bill but the housing developers in Portland, who stand to gain a windfall of profits as they tear up single-family neighborhoods. The cries for social justice or equitable housing are not answered when existing homes in established neighborhoods are torn down for the erection of two houses built on the lot, both of which sell for far more than the original house (for else, why would the builders build them?). And not answered if they build multi-family housing, owned by landlords, which precludes individuals owners from achieving the American dream of homeownership.

This bill is also backed by 1000 Friends of Oregon which began as an organization bent on preserving open space beyond the city, but which has turned to now supporting high density housing within the city's UGB. Please allow me to point out that cramming more and more people into the same amount of space does not make for happy living.

Please also remember that Metro's own study says there remains enough buildable land within the UGB to sustain homebuilding for 20 years without encroaching on existing neighborhoods. What if a bill were to be written and passed which required multi-family housing and/or the "missing middle" housing to be built on those parcels? What if it was required that the majority of those units be *sold* ~ not rented ~ so more of our fellow citizens would acquire homeownership and not remain yoked to a landlord's?

So, who is to gain by HB2001?
The builders.
1000 Friends of Oregon.

Because, it most certainly is:

- **NOT the citizens needing affordable housing.**
- **NOT the city's charming established neighborhoods on the chopping block.**
- **NOT the citizens of Portland who will deal with substantial loss of green, urban canopy.**
- **NOT the children who face more crowding in their neighborhood schools.**

Please speak for the citizens in your district who want the City of Portland and the State of Oregon to find a better, more equitable way to provide housing over the next few decades without destroying the very thing that makes Portland such a beautiful place to live ~ its individual neighborhoods.

Thank you.
Heidi Nickerson Levy
registered Democrat

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