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To: [JWMTR Exhibits](#)
Subject: HB 2001
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There is a great need for low income housing and housing for the homeless in Portland, but HB 2001 is not the answer. Indeed, HB2001, if it passes, will exacerbate the problem.

In single-family neighborhoods, developers who want to built multiplexes will target the cheaper houses and replace them with structures that almost certainly will be more expensive per unit.

Moreover, the destruction of livable single-family houses will have negative impacts on the environment (e.g., dispersal of lead and asbestos dust, destruction of tree canopy, creation of unnecessary landfill), and have a negative impact on the walkability and general ambiance of established single-family neighborhoods.

Finally, the sledgehammer approach of HB 2001 will inevitably hamper the ability of municipalities to plan for services (e.g., school, parking, transportation, adequate sewers) required by state-authorized multiplex development.

Current single-family neighborhoods need not and should not be exempt from alleviating the existing housing crisis. Internal conversion of existing units to duplexes and the development of ADUs would create new, relatively more affordable housing than the multiplexes contemplated by HB 2001 without any of the negative consequences.

Please vote against HB 2001

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