**Housing Supply Policy Discussion Document**

**Easier to Build**

* Permit process (time and design review changes)
* Code Standards
* Change or eliminate IZ
* Look to best practices around the country that have actually incentive development/construction
* Pull back on some of the rent regulations/at the very least prevent new ones from occurring.
* Municipalities have more frequent reviews of the their comprehensive plans (every 5 years instead of 20)

**Diversified Affordable Housing (eliminate the concept of ‘one size fits all’)**

* Group Living
* SRO’s
* Severe shortage of two- and three-bedroom units (family housing). Grant developers permit/SDC waivers for developing larger floor plans.

**Partners in this endeavor**

* PSU
* Multifamily builder
* City planner

**Advocacy**

* Seeking input and a collaborative voice with our local developers
* As housing providers/creators we must be at the table bringing well thought out ideas to the table.
* Promote consistency for industry operations. Overcomplicating requirements disincentivizes the single family, duplex and small plex owners to enter the rental market or remain it.

**Data**

* Focus is required on reputation re-construction for Portland, the State and the Northwest. Obtain data showing the number of businesses closed/employers relocated over the last 5 years. How many out-migrations versus in-migration.
* Opposition to further constraints imposed by rent control legislation as SB 608. We must show through quantitative and qualitative data what has occurred since its passage.

**Rent Assistance**

* Establish count-wide rental assistance programs/funds (avoid the state having direct control over the funds)
* Create mini-landlord compensation funds for each county: this will incentivize owners to reinvest in their buidlings