

OREGON HOUSING & COMMUNITY SERVICES



2025-27 Affordable Rental Housing Requests

Governor Kotek has given clear direction to OHCS through Executive Orders 23-02, 23-03, and 23-04, the Homelessness Response Framework, and the Housing Production Framework that housing and homelessness are priorities for the state. We must continue making progress. The 2025-27 agency request budget proposes funding for key areas demonstrating what is possible in Oregon. OHCS proposes more than one billion dollars to address housing supply, preservation needs, and supportive housing.

Increasing Rental Housing Stock- \$628 million

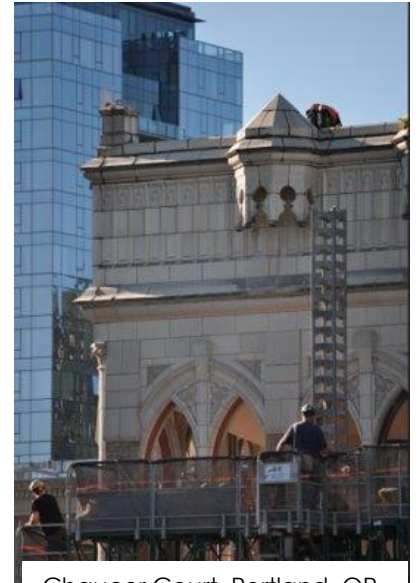
- **\$500 million to develop new affordable rental homes** through the Local Innovation Fast Track Housing Program (LIFT), a nationally awarded housing development program to spur development in rural and urban communities. The proposed \$500 million in LIFT for rental housing could support the development of about 4,500 total units of housing in the biennium. (POP 515, Article XI-Q Bond)
- **\$80 million to develop permanent supportive housing (PSH)**, a proven model to end chronic homelessness and bring cost savings to other public systems. OHCS anticipates approximately 500 units of PSH could be developed with this funding amount. (POP 515, Article XI-Q Bond)
- **\$15 million to expand OHCS's ability to support early affordable housing development project costs** that some developers cannot cover. Predevelopment costs have been a barrier to developing affordable housing, especially for nonprofit and culturally specific developers. This amount is estimated to support 20 additional affordable housing development projects during the biennium. (POP 507, General Fund)
- **\$10 million to expand the co-location of early care and education facilities and affordable housing developments.** This investment would create about 600 additional childcare and early learning spaces for children and families. (POP 526, General Fund)
- **\$20 million to expand the Land Acquisition Program** to offer a critical funding source for affordable housing developers to compete with the private market for purchasing land, which will help expand both homeownership and rental housing production. This investment supports the production of 1,165 additional units. (POP 524, General Fund)
- **\$3 million** to better meet the needs of Oregonians by fostering the growth and availability of **culturally responsive property management** for affordable rental housing properties. (POP 530, General Fund)



Colonia Paz II, Lebanon, OR

Preserving Existing Rental Housing - \$449 million

- **\$350 million to preserve existing rent-restricted housing** that is affordable and well-maintained over the long term. With this investment, 8,330 units could be preserved. (POP 519, Lottery Revenue Bonds)
- **\$64 million to provide organizational relief for nonprofits** who are affected by the persistent impacts of the pandemic on affordable rental housing operations. These organizations are a fundamental backbone of state infrastructure for meeting the needs of the most vulnerable households. These resources will support organizations with 12,000-15,000 units of affordable housing across the state. (POP 512, General Funds)
- **\$25 million to preserve manufactured parks at risk of affordability loss.** With this investment, a projected total of seven to ten parks, representing roughly 20-70 affordable homes each, could be preserved. (POP 520, Lottery Revenue Bonds)
- **\$10 million to support operating** affordable rental housing properties that rent to low-income tenants (60% AMI) and are funded by state resources. These funds will be used to offset insurance cost increases through claims. (POP 517, General Fund)



Chaucer Court, Portland, OR

Invest in Supportive Housing - \$22.7 million

- **\$13.9 million to expand the permanent supportive housing (PSH) rent assistance and services funding.** OHCS will do this by addressing outstanding needs, rising operational costs and need for PSH-level service resources, and by adding 400 slots to the PSH program's current resources. This ensures all funded PSH projects have the resources needed to be viable and successful long-term. (POP 513 and 516, General Fund)
- **\$8.8 million to increase resources for supportive housing and behavioral health resources in PSH.** OHCS will use these funds to accomplish two goals. Through partnerships with OHCS Affordable Rental Housing (ARH) division, Housing Stabilization Division (HSD) division, and Oregon Health Authority (OHA), OHCS will explore funding services for households living in PSH but who require higher levels of behavioral health services to maintain stable housing. OHCS will create a Supportive Housing program that would provide dedicated funding for affordable supportive housing units designed to serve populations outside the PSH definition of chronic homelessness and who would benefit from supportive housing to achieve housing stability. (POP 514, General Fund)

Curious about the details? Review [OHCS' 2025-27 Agency Request Budget](#) for more information.