



May 23rd, 2018

Tillamook City Council
210 Laurel Avenue
Tillamook, OR 97141

Dear Councilors,

Since 1998, Tillamook County Habitat for Humanity (TCHFH) has successfully provided affordable homeownership opportunities for 27 families including 54 children living in Tillamook County. While the majority of our homes have been built in Bay City we have expanded our footprint to include two recent rehab projects in the City of Tillamook. Through this effort we were able to transform two already existing houses that were not livable and renovate them to like-new condition. Habitat is committed to continuing to serve our city through revitalization of already existing properties as they become available as well as new construction.

In 2017 Wells Fargo donated a foreclosed property to TCHFH. This property is located at 2210 8th Street. Currently, there is a dilapidated structure on the property that has been abandoned for over ten years. Zoning allows for a multi-family dwelling and we have plans drawn to build two new townhouses that will provide two families with affordable homeownership. In conjunction with Habitat Oregon and 7 Habitat Affiliates around the State we are applying for 1.5 million in LIFT Funds, in which 25 properties around the state will become part of a land-trust model, thus creating housing that has a long-term affordability structure for generations to come. TCHFH is applying for LIFT Funds for both the 8th Street property and our Hebo Property. These properties will be sold to the families for the appraised cost of the house and there will be a long-term lease on the property managed by Proud Ground.

Habitat for Humanity is invested in continuing to help provide tangible solutions to the housing crisis in Tillamook County while continuing to revitalize already existing homes. We are seeking a partnership with the City to increase affordability through implementing an exemption for System Development Charges (SDC) on Tillamook County Habitat for Humanity projects. In 2002, Silverton Oregon passed an ordinance amending system development charges which provided an exemption to Silverton Habitat for Humanity. As stated, their exemption includes, "A project financed by Habitat for Humanity provided that such projects provide housing to families at or below the city's 80 percent median income level as defined by the U.S. Department of Housing and Urban Development." Currently TCHFH serves families between 30-80% of the area median income and sells homes to families through affordable mortgage options.

On behalf of Tillamook County Habitat for Humanity, as Executive Director I Cami Aufdermauer request from the City a movement to amend the System Development Charges section to include an exemption for Tillamook County Habitat for Humanity.

Sincerely,

A handwritten signature in black ink that reads "Cami Aufdermauer".

Cami Aufdermauer
Executive Director

Tillamook County Habitat for Humanity