



March 9, 2022

Dear Members of the Senate Finance Committee:

I am pleased to submit this comment on behalf of Enterprise Community Partners urging your support of **HB 1117: Use of Local Lodging Tax Revenue**.

Enterprise works nationally and throughout Colorado to increase the supply of high-quality, affordable housing, advance racial equity, and build resilience and upward mobility. We do so through policy advocacy, place-based programmatic engagement, and capital investments. In 2021, Enterprise invested more than \$155 million across Colorado, contributing to the production and preservation of 1,447 homes affordable to low- and moderate-income households.

Enterprise staff have also been honored to serve on bodies charged with identifying solutions to our state's housing stability crisis, including the subpanel to the Affordable Housing Transformational Task Force. The Task Force's final report recommended addressing short-term rentals' impact on affordable housing, especially in mountain and resort communities. Enterprise supported this recommendation and appreciates that HB 1117 will provide local officials and voters the flexibility to enable revenue from these and other types of lodging taxes to support locally needed housing, among other uses.

By enabling counties and local marketing districts to expand the allowable uses of short-term rental and other lodging tax revenue, HB 1117 represents a necessary and important step toward greater local investments in meaningfully affordable homes across Colorado. This is particularly critical in high-cost areas of the state where it is increasingly difficult for individual and families to find and maintain healthy, stable housing in the same area where they work. Investing in these communities' workforces will require producing or preserving homes that are affordable to teachers, firefighters, and nurses, as well as people to those earning lower wages in service, sanitation, and other essential industries on which tourist communities rely.

Enterprise further prioritizes the connection of affordable homes to economic opportunity and upward mobility. We appreciate that HB 1117 considers the community context that is so important to enhancing housing stability, by providing for local investments in childcare centers and other critical community assets.

Enterprise is pleased to support HB 1117 and ask for your yes vote.

Please feel free to contact me at [khasstedt@enterprisecommunity.org](mailto:khasstedt@enterprisecommunity.org) or Amy Pitlik with Mendez Barkis at [amy@mendezbarkis.com](mailto:amy@mendezbarkis.com) with further questions.

Thank you for your consideration,

Kinsey Hasstedt  
Director, State & Local Policy

ENTERPRISE COMMUNITY PARTNERS, INC.

1035 Osage Street ■ Suite 1125 ■ Denver, CO 80204 ■ 303.573.1571 ■ [www.EnterpriseCommunity.org](http://www.EnterpriseCommunity.org)



Post Office Box 975  
100 Mikaela Way  
Avon, CO 81620

Senate Finance Committee  
Colorado Legislature

March 8, 2022

**RE: *Support for House Bill 22-1117 Concerning the Use of Revenue from a Local Tax on Lodging with Amendments***

Dear Senate Finance Committee Members,

I represent the Housing Task Force of the Colorado Association of Ski Towns ("CAST"). Please accept these comments on House Bill 22-1117. Overall, the CAST Housing Task Force is very supportive of this legislative change to expand the allowable use of Lodging Tax revenues to workforce housing and child care. The housing crisis is impacting all mountain resort communities in Colorado, which is negatively affecting residents, local businesses, and the quality of visitor services. ***New revenue sources to support workforce housing development is our number one priority solution to the housing crisis.*** While we support HB 22-1117, we urge you to amend this bill to expand Lodging Tax authority to statutory municipalities.

The current version of HB 22-1117 does not include specific authority for a statutory municipality to consider a Lodging Tax. A Lodging Tax is distinct from occupation taxes. Lodging Tax should be included in the box of available community tools for statutory municipalities. One example is the City of Estes Park which is a statutory municipality, which has a substantial lodging base and which desires to consider a Lodging Tax as a potential revenue source to support workforce housing.

We believe that each community should have the authorization and option to consider a Lodging Tax ballot question at the local level. Each community should also have the opportunity to participate in housing solutions in a similar manner as home rule municipalities and its respective county jurisdiction. We urge you to support and approve HB 22-1117 along with an amendment that extends this Lodging Tax authority for workforce housing to statutory municipalities.

Thank you for considering these comments.

Sincerely,

A handwritten signature in blue ink, appearing to read "Eric Heil", written in a cursive style.

Eric Heil  
Manager, Town of Avon  
Chairperson of the CAST Housing Task Force