



April 6, 2017

Honorable Richard Bloom
State Capitol Room 2003
Sacramento, CA 95814

Honorable David Chiu
State Capitol Room 4112
Sacramento, CA 95814

Honorable Todd Gloria
State Capitol Room 4162
Sacramento, CA 95814

Re: Support for AB 1505 (Bloom, Chiu, and Gloria)—Inclusionary Housing

Dear Assemblymembers Bloom, Chiu, and Gloria:

I am writing on behalf of the Council of Infill Builders, a statewide organization of real estate professionals committed to improving California through infill development, to support Assembly Bill 1505.

AB 1505 restores the authority of local governments to choose to require the inclusion of affordable rental units as one component of their local inclusionary housing policies. Local governments can already apply inclusionary policies to for-sale housing, so this bill ensures that rental housing is not treated differently.

Despite a long history of success with inclusionary policies, an appellate court decision (Palmer/Sixth Street Properties L.P. v. City of Los Angeles) cut off the option for rental housing. AB 1505 simply restores the law to what it had been prior to the 2009 decision. As housing markets across California continue to be among the most expensive in the nation, and affordable housing becomes further out of reach for too many residents, local governments will need tools provided by bills like AB 1505 to address this problem.

We thank you for your authorship of AB 1505 and look forward to working with you to ensure more affordable housing options for Californians. Please do not hesitate to contact me with any questions.

Sincerely,

Meea Kang
Director, Council of Infill Builders