

OBAG 3 Application Form - Housing Policy Attachment

Please check the boxes for the following Tier 1 policies that your respective jurisdiction has adopted or is anticipated to adopt.

Category	Tier 1 Policy	Adopted?			If anticipated, expected date of adoption	Link* to adopted or draft policy
		Yes	Anticipated	No		
1	Protection	"Just Cause" Eviction				
2	Protection	Legal Assistance for Tenants				
3	Protection	Rental and Foreclosure Assistance Programs				
4	Protection	Rent Stabilization				
5	Preservation	Funding to Preserve Unsubsidized Affordable Housing				
6	Preservation	Tenant/Community Opportunity to Purchase				
7	Preservation	SRO/Condominium Conversion				
8	Preservation/ Production	Public/Community Land Trusts				
9	Production	Inclusionary Zoning				
10	Production	Affordable Housing Funding				
11	Production	Affordable Housing Overlay Zones				
12	Production	Accessory Dwelling Units				
13	Production	Public Land for Affordable Housing				
					Total Policies:	

**Weblink to municipal code section, City Council or Board of Supervisors resolution, or other evidence of adoption*

Note: More information on Tier 1 policies in Attachment A

One Bay Area Grant (OBAG 3)

OBAG 3 County & Local Program Guidance: Local Housing Policies**Table 1: Primary Recommended Local Anti-Displacement and Community Stabilization Policies (Tier 1)**

	Category	Policy	Description
1	Protection	"Just Cause" Eviction	Defines the circumstances for evictions, such as nonpayment of rent, violation of lease terms, or permanent removal of a dwelling from the rental market, with provisions that are more protective of tenants than those established by AB 1482 (2019, Chiu) . ³
2	Protection	Legal Assistance for Tenants	Investments or programs that expand access to legal assistance for tenants threatened with displacement. This could range from a "right to counsel" ⁴ to dedicated public funding for tenant legal assistance.
3	Protection	Rental and Foreclosure Assistance Programs	Financial aid and counseling to protect renters and homeowners facing financial distress and risk of displacement.
4	Protection	Rent Stabilization	Restricts annual rent increases based upon a measure of inflation or other metric, with provisions exceeding those established by AB 1482 (2019, Chiu) . ⁵
5	Preservation	Funding to Preserve Unsubsidized Affordable Housing	Public investments to preserve unsubsidized housing affordable to lower- or moderate-income residents (sometimes referred to as "naturally occurring affordable housing") as permanently affordable. Funding may be derived from a voter-approved revenue measure with dedicated preservation funding, an ongoing allocation of local general fund revenues, or other similar options.
6	Preservation	Tenant/Community Opportunity to Purchase	Policies or programs that provide tenants or mission-driven nonprofits the right to purchase a property at the market price when it is offered for sale, retaining existing residents and ensuring long-term affordability of the units. Works in concert with public financing available from strategies to "Preserve Unsubsidized Affordable Housing."
7	Preservation	SRO/Condominium Conversion	Limits the conversion of occupied SRO and/or other rental units to condominiums or other uses that could result in displacement of existing residents.

³ This could include, for example, greater limitations on no fault evictions such as "substantial remodels" and/or permanently implementing just cause protections (the protections provided by AB 1482 expire on January 1, 2030).

⁴ "Right to counsel" extends the right to an attorney, required in criminal procedures, to tenants in eviction trials, which are civil procedures.

⁵ For example, restricting maximum annual rent increases to the percent change in the Consumer Price Index, or permanently implementing rent stabilization protections.

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	Category	Policy	Description
8	Preservation / Production	Public/Community Land Trusts	Investments or policies to expand the amount of land held by public- and non-profit entities such as co-operatives, community land trusts, and land banks with permanent affordability protections.
9	Production	Inclusionary Zoning	Requires a minimum percentage of units in residential development projects above a certain size (e.g., 5 units) to be deed-restricted affordable to low-income households.
10	Production	Affordable Housing Funding	A dedicated local funding stream, whether a voter-approved revenue measure or an ongoing allocation of local general fund revenues, for production of deed-restricted affordable housing.
11	Production	Affordable Housing Overlay Zones	Area-specific incentives, such as density bonuses and streamlined environmental review, for development projects that include a certain percentage of deed-restricted affordable housing; exceeds any jurisdiction-wide inclusionary requirements or benefits from state density bonus.
12	Production	Accessory Dwelling Units	Policies promoting the construction of Accessory Dwelling Units (ADUs) on single-family lots that exceed state law.
13	Production	Public Land for Affordable Housing	Policies to prioritize the reuse of publicly owned land for affordable and mixed-income housing that go beyond existing state law, typically accompanied by prioritization of available funding for projects on these sites.