



OFFICE OF THE GOVERNOR

OCT 11 2023

To the Members of the California State Assembly:

I am signing Assembly Bill 812 which will allow a city or county with an inclusionary zoning policy to reserve up to ten percent of affordable units created pursuant to local inclusionary zoning ordinances for artists. Units reserved for artists will need to be located either in or within one-half mile of a state or locally designated cultural district.

Federal law recognizes the need for artist housing in affordable housing communities. I appreciate this bill requires consistency with the state's Local Tenant Preferences to Prevent Displacement Act, legislation I signed last year, which also requires compliance with fair housing laws.

While I am signing this bill, a sufficient framework exists under both state and federal law for jurisdictions to adopt local tenant preference policies tailored to their communities. In the future, I will be disinclined to sign bills that provide statutory carve outs for specific professions that can already be addressed through existing law.

Sincerely,

Gavin Newsom

