



OFFICE OF THE GOVERNOR

SEP 27 2026

To the Members of the California State Assembly:

I am returning Assembly Bill 1567 without my signature.

This bill would allow cities and counties, under specified conditions, to count units approved in congregate housing and residential care facilities for the elderly toward up to 15% of their regional housing needs allocation in any income category.

California needs more housing and supportive living options for older adults. My administration has supported senior housing, including through recent legislation providing development incentives tied to clear affordability standards. However, this bill would allow these facilities to count toward any income category without demonstrating that they serve households at that income level. As a result, local governments could receive credit toward their lower-income housing obligations for facilities unaffordable to lower-income residents, thereby overstating their progress in meeting those needs.

The bill also does not establish how beds and units should be counted or how duplicative credit would be prevented. These unresolved questions could allow local governments to use such facilities as a substitute for housing they would otherwise be required to plan for and approve, without demonstrating that the facilities serve the same housing needs.

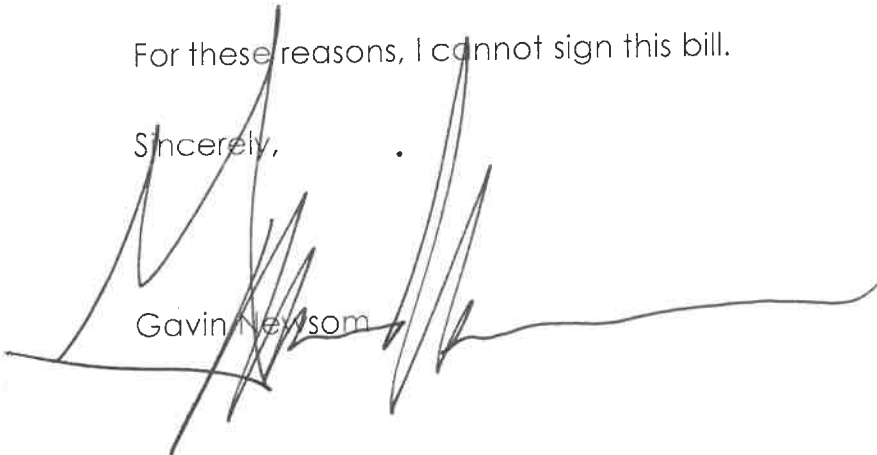
The Department of Housing and Community Development has identified the treatment of senior housing and group quarters as an issue requiring a consistent statewide approach. Any reform should align the population included in the regional housing need with the housing credited toward meeting it and

establish clear standards for affordability, classification, and counting. This bill does not provide that framework.

For these reasons, I cannot sign this bill.

Sincerely,

Gavin Newsom

A large, stylized handwritten signature in dark ink, overlapping the printed name "Gavin Newsom". The signature is composed of several sharp, sweeping strokes, with a long horizontal line extending to the right.