



# Senator Susan Rubio

REPRESENTING SENATE DISTRICT 22



## SB 20 (Rubio) Regional Housing Trusts: state framework

### Bill Summary

SB 20 will help local governments address California's affordable housing shortage and homelessness crisis by establishing a best practices framework for cities seeking to create a regional housing trust.

### Existing Law

Section 6539.6 of the Government Code authorizes multiple local governments within the County of Los Angeles to create the San Gabriel Valley Regional Housing Trust to fund and finance the planning and construction of homeless housing, and extremely low, very low, and low-income housing projects.

### Background

California has an affordable housing crisis in communities and regions across the state due to the high cost of housing, even in formerly affordable communities. This challenge is compounded by the homelessness crisis facing many cities.<sup>1</sup> The establishment of a regional housing trust to receive public and private funds is a proven solution to help finance affordable housing projects for homeless and low-income populations.

In 2019, Senator Rubio authored Senate Bill 751 to authorize the creation of the San Gabriel Valley Regional Housing Trust. In a short period of time, the San Gabriel Valley Regional Housing Trust has grown to be a 22-city joint powers authority that has achieved meaningful progress in financing affordable housing projects. Its successes include opening three tiny home bridge housing sites that provide over 100 beds to individuals and families experiencing homelessness, providing funding for 10 shovel-ready affordable housing projects that create over 550 affordable housing units in multiple cities, and establishing a

revolving loan fund to help cities with acquisition and predevelopment expenses for affordable housing development.<sup>2</sup>

While previous regional housing trusts have been established through individual legislation, the establishment of statewide standards for regional housing trusts will allow communities to form regional housing trusts as quickly as possible and replicate the success that has been achieved by the San Gabriel Valley Regional Housing Trust.

### Details of the Bill

SB 20 would provide local communities with clarity and guidance by establishing a state framework for regional housing trusts to fund housing to assist low income and unhoused individuals and families.

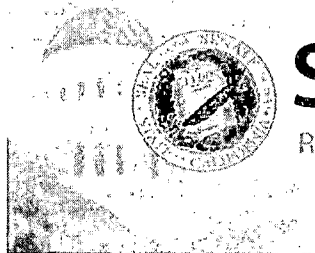
The bill allows regional housing trusts to receive public and private financing and funds, as well as to authorize and issue bonds for the purpose of funding the planning, acquisition, and construction of housing units. The bill also requires all regional housing trusts to maximize transparency and accountability through annual financial reporting and auditing requirements.

### Support

- California Contract Cities Association
- CivicWell
- East Bay YIMBY
- Grow the Richmond
- How to ADU
- Livable California
- Mountain View YIMBY
- Napa-Solano for Everyone
- Northern Neighbors

<sup>1</sup> Politico, "Rising homelessness is tearing California cities apart." September 21, 2022

<sup>2</sup> <https://www.sgvrht.org/>



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## Support (continued)

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- Peninsula for Everyone
- Progress NOE Valley
- San Francisco YIMBY
- San Gabriel Valley Council of Governments
- San Gabriel Valley Economic Partnership
- San Gabriel Valley Habitat for Humanity
- San Gabriel Valley Legislative Coalition of Chambers
- San Gabriel Valley Regional Housing Trust
- Santa Cruz YIMBY
- Santa Rosa YIMBY
- SLOCo YIMBY
- South Bay YIMBY
- South Side Forward
- Ventura County YIMBY
- YIMBY Action

## For More Information

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