

ASSEMBLY BILL

No. 725

**Introduced by Assembly Members Lieber and DeVore
(Coauthors: Assembly Members Beall and Hayashi)**

February 22, 2007

An act to add Section 50455.7 to the Health and Safety Code, relating to housing.

LEGISLATIVE COUNSEL'S DIGEST

AB 725, as introduced, Lieber. Housing: universal rental housing application.

Existing law requires the California State Housing Plan to include a housing strategy that coordinates housing assistance and activities of state and local agencies.

This bill would require, after December 31, 2008, specified rental housing providers to use and make available to prospective tenants, not-for-profit agencies, and others upon request, a universal rental housing application, to be developed by the Department of Housing and Community Development in coordination with specified governmental agencies, as provided.

Vote: majority. Appropriation: no. Fiscal committee: yes. State-mandated local program: no.

The people of the State of California do enact as follows:

- 1 SECTION 1. Section 50455.7 is added to the Health and Safety
- 2 Code, to read:
- 3 50455.7. (a) After December 31, 2008, a rental housing
- 4 provider as specified in subdivision (b) shall use and make

1 available to prospective tenants, not-for-profit housing assistance
2 organizations, public agencies, and others upon request, a universal
3 rental housing application, to be developed by the department
4 pursuant to subdivision (c). A rental housing provider shall post
5 this application and any amended version on its Web site in a
6 conspicuous location and make it publicly available, upon request.
7 Nothing in this section prevents a rental housing provider from
8 requesting other reasonable information not contained in this
9 application from prospective tenants.

10 (b) Subdivision (a) applies to a rental housing provider that
11 receives any of the following:

12 (1) A loan or grant from the department or the California
13 Housing Finance Agency.

14 (2) State or federal tax credits allocated by the Tax Credit
15 Allocation Committee.

16 (3) Tax-exempt bond authority allocated by the Debt Limit
17 Allocation Committee.

18 (c) By no later than October 1, 2008, the department shall
19 develop and adopt a universal rental housing application in
20 coordination with the Tax Credit Allocation Committee, the Debt
21 Limit Allocation Committee, and the California Housing Finance
22 Agency. The department shall strive to develop an application that
23 covers most or all information needs of the majority of rental
24 housing providers. The department shall also develop accessible
25 formats of this application, including, but not limited to, braille
26 and large print. During the development of this application, the
27 department shall consult with rental housing providers,
28 not-for-profit housing assistance and social service organizations,
29 public agencies, and others as deemed appropriate by the
30 department. The department shall make the application available
31 for public review and comment 30 days prior to adopting the
32 application.