

The Attorney General of California has prepared the following title and summary of the chief purpose and points of the proposed measure:

EXPANDS LOCAL GOVERNMENTS' AUTHORITY TO ENACT RENT CONTROL

ON RESIDENTIAL PROPERTY. INITIATIVE STATUTE. Repeals state law that currently restricts the scope of rent-control policies that cities and other local jurisdictions may impose. Allows policies that would limit the rental rates that residential-property owners may charge for new tenants, new construction, and single-family homes. In accordance with California law, provides that rent-control policies may not violate landlords' right to a fair financial return on their rental property. Summary of estimate by Legislative Analyst and Director of Finance of fiscal impact on state and local government: **Unknown, but potentially significant, changes in state and local government tax revenues. Net decrease more likely than net increase. Potential increase in local government costs of up to tens of millions of dollars per year in the long term, likely paid by fees on owners of rental housing.**

(17-0041.)