



MEMORANDUM

DATE: April 15, 2024

TO: Members of the public

FROM: City of Cotati Community Development Department

SUBJECT: Local Tenant Preference Policy

Effective January 1, 2023, [Government Code Section 7061](#) creates state policy supporting local tenant preferences for lower income households that are subject to displacement risk. Local tenant preferences adopted under GC 7061 are subject to the duty of public agencies to affirmatively further fair housing, the California Fair Employment and Housing Act, the Unruh Civil Rights Act, the federal Fair Housing Act, and any implementing regulations thereof.

Housing Element Program 4-1: Anti-Displacement Actions of [Cotati's 6th Cycle Housing Element](#) (certified on June 2nd, 2023) lists a number of measures the City will take to reduce the risk of displacement throughout the City. Program 4-1 identifies lower and moderate-income renters as having an increased risk of displacement and outlines the creation of a Local Tenant Preference Policy to reduce said risk.

Pursuant to Government Code Section 7061 and Housing Element Program 4-1, the City of Cotati has adopted a Local Preference Policy. This gives priority to people that: 1. Live or work in the City of Cotati; 2. Have children who attend a school within the Rancho Cotati School District; 3. Are members of a local Native American Tribe, including the Federated Indians of Graton Rancheria (FIGR); or 4. Are an employee of Sonoma State University, over other persons to rent or purchase deed-restricted affordable housing units.