



The Honorable Sandra Thompson, Director
Federal Housing Finance Agency (FHFA)
400 7th Street, SW
Washington, D.C. 20219

September 6, 2023

To: **FHFA Director Sandra Thompson,**

Thank you for your leadership on the Federal Housing Finance Agency (FHFA). My name is Amy Everitt and I am the President of Golden State Opportunity (GSO). GSO is a nonprofit organization dedicated to ending poverty by providing all Californians with the tools to build financial well-being. On behalf of GSO, I am writing to provide feedback related to FHFA's Request for Input on tenant protections for renters living in properties with federally-backed mortgages.

As you know, renter protections are essential to promote equity between tenants and landlords. Renter protections also address housing instability, homelessness in addition to racial, gender, and source of income discrimination. GSO strongly recommends that FHFA adopt the following renter protections:

1. **Rent control protections** to prevent landlords from increasing rent at exorbitant rates.
2. **"Just Cause" Evictions** which require landlords to provide justifiable reasoning to tenants for not renewing leases and prevents landlords from refusing to renew a tenant's lease in situations where tenants are not at fault.
3. **Source of income protections** to prohibit landlords from barring tenants who receive Section 8 Housing Choice Vouchers, Supplemental Security Income (SSI), or local rental assistance from renting their properties

GSO strongly believes that expanded renter protections play significant roles in alleviating poverty. If there are any questions, please feel free to contact me at amy@goldenstateopportunity.org.

Sincerely,