

Creating Great Communities for All

March 5, 2021

The Honorable Scott Wiener State Capitol. Room 5100 Sacramento, CA 95814

SUBJECT: SUPPORT FOR SB 10 (WIENER) CEQA Exemption for Upzoning for Residential Density

Dear Senator Wiener:

The American Planning Association, California Chapter (APA California) is pleased to support your bill, SB 10. SB 10 allows a local jurisdiction to amend its General Plan and zoning to permit up to 10 units of residential density per parcel, at a height specified by the jurisdiction, if the parcel is located in a transit-rich area, jobs rich area, or urban infill site and is not located in a high fire risk area. Importantly, the bill exempts these such ordinances and resolutions to implement the provisions of this bill from CEQA, although CEQA would apply to individual projects that propose more than 10 units.

APA California supports efforts to streamline and encourage housing development, particularly in a time when California continues to face an unprecedented housing crisis, compounded by the ongoing impacts of the COVID-19 pandemic. This new streamlining tool will allow jurisdictions to implement these new ordinances quickly to encourage increased density developments consistent with state policy, and APA California appreciates your efforts on this important issue.

If you have any questions, please contact our lobbyist, Lauren De Valencia, with Stefan/George Associates, lauren@stefangeorge.com, 916-443-5301.

Sincerely,

Eric S. Phillips

Vice President, Policy and Legislation APA California

cc: Senate Governance and Finance Committee

Senate Housing Committee Senate Republican Caucus

The Governor

The Office of Planning and Research