



February 26, 2021

The Honorable Toni Atkins  
President pro Tempore, California State Senate  
State Capitol Building, Room 205  
Sacramento, CA 95814

**RE: SB 9 (Atkins) Increased Density in Single-Family Zones**

Dear Senate President pro Tempore Atkins:

The Cities of Palos Verdes Estates, Rancho Palos Verdes, Rolling Hills and Rolling Hills Estates (Peninsula Cities) strongly object to SB 9 which attempts to undermine local authority and control. This bill will have a significant impact on how we effectively regulate and develop as we deem appropriate for our cities.

Efforts to increase development of housing must take into consideration local values and conditions. A one-size fits all approach does not work for the Peninsula Cities. Increasing housing density in a Very High Fire Severity zone poses a great threat to public health, safety and welfare. The peninsula has limited access in and out of the area. Increasing the population could be life threatening to many of our residents and their animals in case of an emergency.

While we appreciate efforts to ensure that all Californians have access to affordable housing, this bill destroys local control and more significantly, it fails to take into account our local conditions that could potentially put our residents in grave danger. The Peninsula Cities are committed to being part of the solution to the housing shortfall across all income levels and remain open to housing-related legislation that supports local flexibility, decision-making, and community input. For these reasons the Peninsula Cities oppose SB 9 (Atkins) unless it is amended to address our concerns.

Sincerely,

DocuSigned by:  
*Eric Alegria*  
F31876C5CC6A47D...

**Eric Alegria**

Mayor, City of Rancho Palos Verdes

DocuSigned by:  
*Michael Kemp*  
038E6AF52817426...

**Michael Kemp**

Mayor, City of Palos Verdes Estates

**SB 9 (Atkins) Increased Density in Single-Family Zones**  
**February 26, 2021**  
**Page 2**

DocuSigned by:

*Jeff Pieper*

BA09BD20D6054E8...

**Jeff Pieper**

Mayor, City of Rolling Hills

DocuSigned by:

*Steve Zuckerman*

D0E489A9666E420...

**Steven Zuckerman**

Mayor, City of Rolling Hills Estates

cc: Ben Allen, Senator, 26th State Senate District  
Al Muratsuchi, Assembly Member, 66th Assembly District  
Jeff Kiernan, League of California Cities  
Meg Desmond, League of California Cities  
Marcel Rodarte, California Contract Cities Association  
Palos Verdes Estates City Council  
Rancho Palos Verdes City Council  
City of Rolling Hills City Council  
Rolling Hills Estates City Council