

April 6, 2021

Via Email

The Honorable Ben Allen
California State Senate
State Capitol, Room 4076
Sacramento, CA 95814

SUBJECT: Notice of Support of SB 809

Dear Senator Allen:

The City of Rancho Palos Verdes supports SB 809, which would provide a measure of local control in the regional housing need allocation (RHNA) process.

In local land use planning and zoning, there are many factors that must be considered. The City of Rancho Palos Verdes is located on the Palos Verdes Peninsula, almost entirely within a Very High Fire Hazard Severity Zone (VHFHSZ). As such, it is vital that the City maintain its local land use authority to ensure that all developments meet all safety standards and that related traffic changes do not have undue influence on egress paths especially during an evacuation.

As drafted, this bill will allow for flexibility for cities that may not have land suitable or available to meet RHNA allocations to enter into multijurisdictional agreements to exchange available land for financial compensation to develop that land. To maintain local control, the bill should be clarified to indicate that these agreements are solely between jurisdictions and not subject to state oversight or involvement.

As California continues to look to the future in housing development, this bill would allow cities to assess their capability and have increased local control to meet RHNA shares. For these reasons, the City of Rancho Palos Verdes supports SB 809.

Sincerely,



Eric Alegria
Mayor

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cc: 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
Jacki Bacharach, South Bay Cities Council of Governments
Rancho Palos Verdes City Council
Ara Mihranian, City Manager
Karina Bañales, Deputy City Manager