



City Council

Cameron Burks, Mayor
Mike Anderson, Vice Mayor
Steven Bliss, Council Member
Susan Candell, Council Member
Teresa Gerring, Council Member

April 17, 2019

The Honorable Scott Wiener
California State Senate
State Capitol, Room 5150
Sacramento, CA 95814

**Re: Senate Bill 50 (Wiener): More HOMES Act of 2019
Oppose unless amended from the City of Lafayette**

Dear Senator Wiener:

On behalf of the City of Lafayette, I want to respectfully express our opposition to Senate Bill 50 (Wiener).

There is a recognized need to address housing in the Bay Area state-wide, and the City of Lafayette wants to take part in both the conversation and, more importantly, the solution. As cities in the Bay Area and beyond are experiencing rising housing prices, severe housing instability for their most vulnerable populations, the displacement of existing residents of all incomes, and increasing homelessness, we agree that a concerted regional approach is necessary to successfully address many of these challenges.

The City of Lafayette has taken many recent actions to ensure we are doing our part to provide for more housing, such as:

- Adopted an Inclusionary Housing Ordinance requiring 15% of new rental or for-sale units be made available to income-qualified households at below-market-rates.
- Subsidized and streamlined the process for Accessory Dwelling Units and increased the maximum size to 1,200 square feet.
- Approved 8 multiple-family residential units in the downtown for each single-family residence in residential neighborhoods.
- Approved >400 multiple-family units in the downtown near transit, goods and services.
- Issued permits for five projects totaling 200 units currently in construction in the downtown.
- Currently conducting pre-application meetings for >200 units in the downtown.

Further, the City of Lafayette supports regional solutions and a balanced approach that considers housing, transportation, and jobs holistically. Building housing without adequate transportation infrastructure may exacerbate the affordable housing crisis and work against achieving California's

greenhouse gas reduction goals. Regional transit agencies and MTC must support improved transit services to existing and new neighborhoods and address accompanying funding needs.

Let me commend you for your efforts to address the State's housing situation. I appreciate your comments that the legislation is still a work in progress and that you will consider how local jurisdictions could maintain their approval process including granting CUPs, honoring the CEQA process, maintaining discretionary review, and other items, in the final bill. We would be very pleased to work closely with you to help make these important changes to the bill.

However, we are not yet in a position to formally support SB 50.

Sincerely,

A handwritten signature in blue ink, appearing to read "Cameron Burks". The signature is fluid and cursive, with the first name "Cameron" written in a larger, more prominent script than the last name "Burks".

Cameron Burks
Mayor
City of Lafayette