



City Council

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

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June 22, 2020

The Honorable Scott Wiener  
State Senator, 11<sup>th</sup> District State  
Capitol, Room 5100 Sacramento,  
CA 95814

**RE: SB 899 (Wiener) – OPPOSE**

Dear Senator Wiener,

On behalf of the City of Lafayette, I am writing to express our opposition to SB 899, your measure that would provide that housing is a use by right on land owned by a religious institution, nonprofit hospital, or nonprofit college, if certain conditions are met.

Specifically, SB 899 would allow for the development of an affordable housing project on land owned by a religious institution, nonprofit hospital, or nonprofit college and establishes density and height limitations, unless the local jurisdiction allows for higher density or height limits. It would permit projects at densities of at least 35 du/acre and 36 feet in height in single family neighborhoods and densities of at least 50 du/acre and 55 feet in height in mixed use and commercial districts and require only 0.5 parking spaces per unit.

Permitting housing developments, albeit all-affordable, at these densities is contrary to Lafayette's General Plan. Since these projects will be allowed by right, it will not be possible to ensure that the housing projects that could be built pursuant to this bill will be appropriate for the communities in which they are located.

While we appreciate your efforts to increase the production of affordable housing in California, we cannot support measures that erode local control and increase production at the expense of public input and compliance with local plans that apply to other development projects. These key elements help ensure that developments, particularly those in existing residential communities, will be consistent with the character of the community and will be supported by the community.

It is for these reasons that we must respectfully oppose SB 899. If you have any questions, or need more information, about the City's position or our suggested amendments, please contact our City Manager, Niroop Srivatsa, at (925) 284-1968.

Sincerely,

A handwritten signature in black ink, appearing to be "Mike Anderson", with a long horizontal line extending to the right.

Mike Anderson  
Mayor, City of Lafayette

cc: Senator Steve Glazer  
Assembly Member Rebecca Bauer-Kahan