



*"Citrus Capital of the World"*

# City of Santa Paula

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June 7, 2021

The Honorable Cecilia Aguiar-Curry  
Chair, Assembly Committee on Local Government  
State Capitol, Room 5155  
Sacramento, CA 95814

**RE: SB 9 (Atkins) Increased Density in Single-Family Zones Oppose Unless Amended (As Introduced 04/27/2021)**

Dear Assembly Member Aguiar-Curry,

The City of Santa Paula writes to express our opposition to SB 9 (Atkins). SB 9 would require cities and counties to ministerially approve, without condition or discretion, a housing development containing two residential units on an individual parcel in single-family zones. Additionally, this measure would require local governments to ministerially approve an urban lot split, thus creating two independent lots that may be sold separately.

Housing affordability and homelessness are among the most critical issues facing California cities. Affordably priced homes are out of reach for many people and housing is not being built fast enough to meet the current or projected needs of people living in the state. Cities lay the groundwork for housing production by planning and zoning new projects in their communities based on extensive public input and engagement, state housing laws, and the needs of the building industry.

While the City of Santa Paula appreciates President pro Tempore Atkins' desire to pursue a housing production proposal, unfortunately, SB 9 as currently drafted will not spur much needed housing construction in a manner that supports local flexibility, decision making, and community input. State-driven ministerial or by-right housing approval processes fail to recognize the extensive public engagement associated with developing and adopting zoning ordinances and housing elements that are certified by the California Department of Housing and Community Development (HCD).

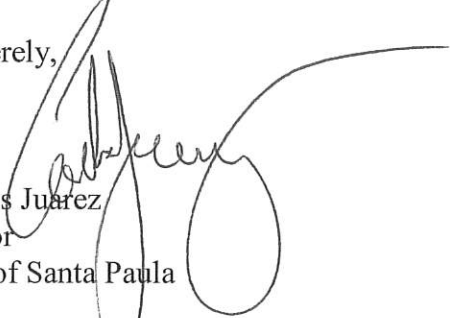
Specifically, SB 9:

- Underpins Community/Economic Development departments creativity and urgency to guide staff, advise policy-makers, serve stakeholders and help shelter our citizens.
- Does not allow cities committed to planning and zoning for more housing in a manner that acknowledges state housing goals, but also respects community input and involvement. SB 9 is a top-down, one-size-fits-all approach to land use policy that fails to recognize or incorporate local flexibility, decision-making, and community input.

California cities are committed to being part of the solution to the housing shortfall across all income levels and will continue to work collaboratively with you, the author, and other stakeholders on legislative proposals that will actually spur much needed housing construction.

For these reasons, the City of Santa Paula opposes SB 9 (Atkins).

Sincerely,



Carlos Juárez  
Mayor  
City of Santa Paula

Cc: City Council  
City Manager  
The Honorable Senate pro Tempore Toni Atkins  
The Honorable Senator Monique Limón  
The Honorable Assemblymember Steve Bennett  
David Mullinax, League of California Cities Regional Public Affairs Manager (via email: [dmullinax@cacities.org](mailto:dmullinax@cacities.org))  
League of California Cities (via email: [cityletters@cacities.org](mailto:cityletters@cacities.org))