



American Planning Association
California Chapter

Creating Great Communities for All

March 7, 2025

The Honorable Josh Lowenthal
California State Assembly
1021 O Street, Room 8320
Sacramento, CA 95814

The Honorable Speaker Robert Rivas
California State Assembly
1021 O Street, Room 8330
Sacramento, CA 95814

Re: AB 462 (Lowenthal) Land use: coastal development permits: accessory dwelling units. – SUPPORT

Dear Assemblymember Lowenthal and Speaker Rivas:

The American Planning Association, California Chapter (APA California) is pleased to support your AB 462, which would exempt the construction of an accessory dwelling unit (ADU) located within the County of Los Angeles, and in any county that is subject to a proclamation of a state of emergency made by the Governor on or after February 1, 2025, from the need to obtain a coastal development permit.

APA California is a non-profit organization made up of practicing planners, citizens and public officials committed to advancing the practice of local, regional, and statewide planning throughout urban, suburban, and rural California. As adopted in APA California's Legislative Platform, *Plan California*, our organization is supportive of efforts that minimize constraints to housing production and apply statewide housing policies and mandates to the Coastal Zone where no significant impact to coastal natural resources or public access are likely.

While the Legislature has passed several laws over the years to streamline housing production opportunities for various types of housing developments, including ADUs, these laws do not apply in the Coastal Zone. Instead, homeowners must obtain a coastal development permit for the construction of an ADU. AB 462 will simplify the permitting process for ADUs in the Coastal Zone, providing homeowners with more options to increase housing opportunities on their property and add additional housing resources that are desperately needed. Particularly in communities where recent fires have destroyed the existing housing stock.

APA California appreciates your dedication to this important issue and for all the reasons listed above, are pleased to support AB 306. If you have any questions, please contact our lobbyist, Lauren De Valencia, with Stefan/George Associates at lauren@stefangeorge.com.

Reuben Duarte
Vice President Policy and Legislation
APA California

cc: The Assembly Housing and Community Development Committee
The Governor's Office
The Office of Land Use and Climate Innovation
The California Department of Housing and Community Development