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Bel Air-Beverly Crest Neighborhood Council
Brentwood Community Council
Del Rey Neighborhood Council
Mar Vista Community Council
Neighborhood Council of Westchester-Playa
Pacific Palisades Community Council
North Westwood Neighborhood Council

Palms Neighborhood Council
South Robertson Neighborhoods Council
Venice Neighborhood Council
West LA-Sawtelle Neighborhood Council
Westside Neighborhood Council
Westwood Community Council
Westwood Neighborhood Council

March 3 2021

Hon. Toni Atkins, Senate President pro Tempore
Hon. Scott Wiener, Chair, Senate Housing Committee
Hon. Mike McGuire, Chair, Senate Governance and Finance Committee
Hon. Members of the Senate Housing and Governance and Finance Committees

Submitted via the CA Legislature Submission Portal

Re: Senate Bill 9 (Atkins); assigned to Senate HOUC & GFC – OPPOSE Bill

Dear President pro Tempore Atkins, Committee Chairs Wiener and McGuire, and Committee Members:

The Westside Regional Alliance of Councils (WRAC) is a regional alliance that considers and advises on the interests of the entire Westside of Los Angeles, with member Neighborhood and Community Councils representing communities from Westchester to Pacific Palisades along the coast, and from Venice on the west to Brentwood and other communities east of the 405 freeway in Los Angeles. Created in 2009, WRAC today represents 14 Councils and 500,000 residents.

Westside Neighborhood and Community Councils have expressed many concerns about Senate Bill 9, including the opinions that the bill violates the Coastal Act and CEQA; eliminates local zoning control; compromises public safety by failing to include any exemption for properties in the Very High Fire Hazard Severity Zone; and fails to address the state's affordable housing crisis by not requiring any amount of affordable housing. Therefore, WRAC has passed, by a majority of voting councils in our alliance, a motion to **oppose Senate Bill 9 and support City Council File 21-0002-S18** (resolution in Los Angeles City Council to oppose SB 9). The full text of the WRAC motion is attached below.

The language of the motion has been approved by the following WRAC member Councils: Brentwood Community Council, Neighborhood Council Westchester/Playa, West LA-Sawtelle Neighborhood Council and Westwood Neighborhood Council. Modified versions that maintain the spirit of the above motion have been passed by Bel Air-Beverly Crest Neighborhood Council, Mar Vista Community Council, Pacific Palisades Community Council and Westside Neighborhood Council.



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No member Councils have opposed this measure or submitted a minority letter to accompany this position.

WRAC respectfully urges a “No” vote on Senate Bill 9 and/or that the Committees decline to move the Bill forward.

Please contact me with any questions regarding the above motion.

Sincerely,

A handwritten signature in black ink, appearing to read 'Matt Wersinger'.

Matt Wersinger, Chair
Westside Regional Alliance of Councils
C 310.721.2980

cc:

Hon. Ben Allen, Senator (SD 26)
Hon. Richard Bloom, Assemblymember (AD 50)
Hon. Autumn Burke, Assemblymember (AD 62)
Hon. Sydney Kamlager, Assemblymember (AD 54)

Attachment

Motion: Oppose Senate Bill 9; support resolution in CF 21-0002-S18

Whereas, Senate Bill 9 violates the California Coastal Act (Public Resources Code §§30000 et seq.) by failing to exempt parcels within the Coastal zone, by purporting to eliminate hearings for Coastal Development Permits, and by requiring by-right/expedited approval of all projects permitted under the bill, including projects within the Coastal zone which otherwise require discretionary review, including hearings, under the Coastal Act;



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Whereas, Senate Bill 9 violates the California Environmental Quality Act (Public Resources Code §§ 21065 and 21080) and shortcuts required CEQA review by declaring preemptively that a project permitted under the bill is not a “project” under CEQA, without regard to the test established by controlling caselaw, that is, whether the ordinance in a given case is “capable of causing a direct or reasonably foreseeable indirect change in the environment” (Union of Medical Marijuana Patients, Inc. v. City of San Diego (California Coastal Commission, Real Party in Interest), (2019) 7 Cal.5th 1171);

Whereas, Senate Bill 9 compromises public safety and puts the lives and property of thousands of California residents in the Very High Fire Hazard Severity Zone (VHFHSZ) at risk from increased density by failing to provide any exemption for parcels within the VHFHSZ;

Whereas, Senate Bill 9 fails to address the state’s affordable housing crisis or to further the purported goal of “ensuring an adequate supply of affordable housing” by not specifying or requiring any particular amount or level of affordable housing (low to moderate income/workforce housing) in projects permitted pursuant to the bill;

Whereas, Councilmember Paul Koretz has introduced a resolution in Los Angeles City Council, CF 21-0002- S18, calling for the City of Los Angeles to oppose Senate Bill 9;

Therefore, the Westside Regional Alliance of Councils (WRAC) opposes Senate Bill 9 (Atkins) and supports the resolution in CF 21-0002-S18 (Koretz) calling for the City of Los Angeles to oppose Senate Bill 9.