



## City of Encinitas City Council's Office

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September 3, 2024

Governor Gavin Newsom  
1021 O Street, Suite 9000  
Sacramento, CA 95814

*Tony Kranz*  
Mayor

RE: **Request for Veto on SB 450 (Atkins) Housing development: approvals**

Dear Governor Newsom,

*Allison Blackwell*  
Deputy Mayor

The City of Encinitas respectfully asks that you veto SB 450, which was recently removed from the inactive file in the final days of session. SB 450 would limit the ability of local governments to apply objective standards on a proposed SB 9 (2021) project and require cities to approve or deny a proposed project within 60 days from when a local agency receives a completed application, or the project is deemed approved. Finally, the measure allows a developer to demolish and replace an existing home with two new homes even if a tenant occupies the home.

*Bruce Ehlers*  
Council Member

From the beginning, SB 9 permitted the application of objective standards if those standards did not physically preclude the construction of the units. SB 450 reverses this provision by limiting objective standards to those that apply on sites that do not include two units, preventing a local agency from applying appropriate health and safety standards while not precluding the use.

*Kellie Shay Hinze*  
Council Member

The California Legislature continues to pass, and you as the Governor sign dozens of complex housing laws requiring ministerial approval of various projects without funding local governments to hire the necessary staff to implement these laws. SB 450 would compound this problem by requiring cities to approve or deny projects within 60 days, thus forcing cities to set aside other housing development applications to prioritize SB 9 projects. Failure to act within 60 days would result in automatic project approval.

*Joy Lyndes*  
Council Member

Additionally, SB 450 would prohibit local governments from accounting for specific, adverse impacts on the physical environment of a proposed lot split which may lead to unintended consequences for local communities. Cities like Encinitas plan and zone for the intensity of land uses in their general plans to ensure safe and smart residential development. By removing the ability of local governments to account for this, these streamlined housing projects may have negative impacts on the environment, agriculture, noise levels, and wildlife. Protecting these resources is necessary to promote smart and safe housing development in California.

*Pamela Antil*  
City Manager

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Page 2 of 2

For these reasons, the City of Encinitas asks you to veto SB 450. If you have any questions, please do not hesitate to contact me at [tkranz@encinitasca.gov](mailto:tkranz@encinitasca.gov)

Sincerely,

A handwritten signature in blue ink that reads "A. J. Kranz". The signature is written in a cursive style with a large, sweeping "K" and "r".

Tony Kranz  
Mayor  
City of Encinitas

cc: Senator Toni Atkins  
Senator Catherine Blakespear