



**1 North San Antonio Road
Los Altos, California 94022-3087**

July 11, 2023

The Honorable Scott Wiener
California State Senate 1021 O Street,
Suite 8620
Sacramento, CA 95814

The Honorable Buffy Wicks
Chair, Assembly Housing and Community Development Committee
1020 N Street, Room 156
Sacramento, CA 95814

RE: SB 4 (Wiener) Affordable Housing on Faith and Higher Education Lands Act of 2023 --Support if Amended

Dear Senator Wiener and Chair Wicks:

On behalf of the Los Altos City Council, I write to express a support if amended position on your measure Senate Bill 4, which would require local jurisdictions to approve 100% affordable housing development projects on land owned by mission driven religious institutions and independent institutions of higher education if the development satisfies specified criteria. 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. SB 4 could help spur much needed affordable housing construction by allowing religious institutions and nonprofit private colleges to build 100% affordable housing on infill sites they have owned prior to Jan. 1, 2024. These institutions must follow nearly all locally adopted objective development standards, including objective design review standards.

The City of Los Altos would be able to take a full support position on SB 4 if it is amended so that SB4 does not impose any additional restrictions on a local jurisdiction's ability to determine maximum building heights and parking requirements and instead, SB 4 requires that local jurisdictions continue to comply with existing laws. We all know that streamlining the housing approval process alone will not solve the housing crisis. That is why Los Altos continues to call on the Governor and lawmakers to establish targeted, ongoing funding to spur affordable housing developments. My colleagues and I look forward to working with you and other stakeholders on legislative proposals that will produce much needed housing.

Sincerely,

Sally Meadows
Mayor
City of Los Altos