

July 7, 2017

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Leslye Corsiglia
Executive Director

The Honorable Marc Berman
California State Assembly
State Capitol, Suite 6011
Sacramento, California 95814

Honorable Assemblymember Berman,

Re: Support for Assembly Bill 1404 (California Environmental Quality Act: categorical exemption: infill development)

SV@Home is the voice of affordable housing in Silicon Valley, representing a broad range of interests, from leading employers who are driving the Bay Area economy, to labor and service organizations, to nonprofit and for-profit developers who provide housing and services to those most in need. **On behalf of our members, we write today to voice our support for Assembly Bill 1404.**

Santa Clara County is at the epicenter of the State's housing crisis, with average monthly rents exceeding \$3,500 and median single-family home prices exceeding \$1 million. In 2015, according to Joint Venture Silicon Valley, the region added 64,000 new jobs and only 5,000 housing units. Vacancy rates are at unhealthy lows. And, according to the California Housing Partnership Corporation, the County has a current deficit of 68,000 homes for lower-income families.

The solution to the housing affordability problem is to increase supply. But too many rules and regulations make building more housing challenging. One such regulation—the California Environmental Quality Act (CEQA)—is often noted as stalling new homes and increasing the cost of development. To respond, existing law includes a number of CEQA exemptions that streamline procedures for affordable housing and infill development that do not have an adverse impact on the environment. **However, current law limits the CEQA Infill Categorical Exemption to cities. AB 1404 would expand the law to include projects in unincorporated areas of a county.**

We thank you for your leadership in working to respond to the State's housing crisis.

Sincerely,

Leslye Corsiglia
Executive Director

- c. Ellen Kamei, Chief of Staff, Assemblymember Berman, ellen.kamei@asm.ca.gov
Zachary Ross, Sr Field Representative, Assemblymember Berman, zachery.ross@asm.ca.gov
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