
THIRD READING

Bill No: AB 1448
Author: Hart (D), et al.
Amended: 8/4/26 in Senate
Vote: 21

SENATE NATURAL RES. & WATER COMMITTEE: 4-3, 7/8/25
AYES: Limón, Allen, Laird, Stern
NOES: Seyarto, Grove, Hurtado

SENATE APPROPRIATIONS COMMITTEE: 5-2, 8/29/25
AYES: Caballero, Cabaldon, Grayson, Richardson, Wahab
NOES: Seyarto, Dahle

SENATE NATURAL RES. & WATER COMMITTEE: 5-2, 6/9/26
AYES: Becker, Allen, Cabaldon, Laird, Reyes
NOES: Seyarto, Grove

ASSEMBLY FLOOR: 42-26, 6/4/25 - See last page for vote

SUBJECT: Coastal resources: California Coastal Sanctuary: tidelands and
submerged lands: oil and gas development

SOURCE: Center for Biological Diversity
Environmental Defense Center
Oceana

DIGEST: This bill modifies existing requirements for the transfer, assignment or modification of leases for oil and gas-related infrastructure upon tidelands and submerged lands within state waters associated with Pacific Outer Continental Shelf leases; prohibits leases and oil- and gas-related infrastructure located upon tidelands and submerged lands from being used to support Pacific Outer Continental Shelf leases issued after January 1, 2026; requires the State Lands Commission to consider additional explicit factors when determining whether to approve a proposed lease assignment, renewal, modification, or amendment; and

limits the exception authorizing new oil- and gas-leasing on state tide and submerged lands within the California Coastal Sanctuary if state oil deposits are being drained from producing wells on federal lands to those areas not in the state's marine protected areas or national marine sanctuaries, as provided.

Senate Floor Amendments of 8/4/26 reinstate the existing exception to the prohibition on the State Lands Commission's issuance of new oil and gas leases on state tide and submerged lands when state oil deposits are being drained from producing wells upon adjacent federal lands and limit the exception to areas not in state marine protected areas or national marine sanctuaries; update references to federal Pacific Outer Continental Shelf leases issued after January 1, 2018 to January 1, 2026; provide additional explicit criteria for the State Lands Commission to consider when determining whether to approve the assignment of an existing oil and gas and mineral lease; and make additional conforming and technical changes.

ANALYSIS: Existing law:

- 1) Establishes the California Coastal Sanctuary via the California Coastal Sanctuary Act of 1994. (California Coastal Sanctuary Act, Public Resources Code (PRC) §§6240 *et seq.*)
 - a) Defines the California Coastal Sanctuary to include all state waters subject to tidal influence except those with a lease for the extraction of oil or gas in effect on January 1, 1995, unless the lease reverts to the state after January 1, 1995, and any state waters east of the Carquinez bridges on Interstate 80. (PRC §6242)
 - b) Prohibits any state agency or officer to enter into any new lease for the extraction of oil or gas from the California Coastal Sanctuary unless certain limited conditions are met. (PRC §6243)
 - c) Authorizes the State Lands Commission to enter into any lease for the extraction of oil or gas from state-owned tide and submerged lands in the California Coastal Sanctuary if the State Lands Commission determines that those oil or gas deposits are being drained by means of producing wells upon adjacent federal lands and the lease is in the best interests of the state. (PRC §6244)
- 2) Defines, pursuant to the federal Outer Continental Shelf Lands Act, the outer continental shelf (OCS) as all submerged lands lying between the seaward

extent of the state jurisdiction and the seaward extent of federal jurisdiction. (43 United States Code §§1331 *et seq.*)

- 3) Provides the State Lands Commission with exclusive jurisdiction over all ungranted tidelands and submerged lands owned by the state which have been or may be acquired by the state, as provided. (PRC §6301)
- 4) Prohibits the State Lands Commission or a local trustee from entering into any new lease or other conveyance authorizing new construction of oil- and gas-related infrastructure upon tidelands and submerged lands within state waters associated with OCS leases issued after January 1, 2018, with limited exceptions. (PRC §6245)
- 5) Requires the State Lands Commission or local trustee, prior to approving any lease renewal, extension, amendment, or modification to authorize new construction of oil- and gas-related infrastructure upon tidelands and submerged lands within state waters associated with Pacific OCS leases issued after January 1, 2018, to consider whether the lease renewal, extension, amendment, or modification is necessary to protect the marine environment or to ensure human health and safety; and other factors, as provided. (PRC §6245)
- 6) Authorizes the State Lands Commission, in considering whether the approval of an assignment, transfer, or sublease of a lease or permit, to consider whether a proposed assignee is likely to comply with the terms of the lease or permit, as provided. (PRC §6804)

This bill:

- 1) Limits the provision in the California Coastal Sanctuary Act that authorizes the State Lands Commission to enter into a lease for the extraction of oil or gas from state-owned tide and submerged lands if the State Lands Commission determines that those oil and gas deposits are being drained by producing wells upon adjacent federal lands and the lease is in the best interests of the state to those areas not in state marine protected areas or national marine sanctuaries.
- 2) Prohibits the use of leases and oil- and gas-related infrastructure located upon tidelands and submerged lands within state waters to be used to support Pacific OCS leases issued after January 1, 2026, except as provided.
- 3) Requires the State Lands Commission or local trustee before approving a lease renewal, extension, amendment, or modification for the operation of oil- and gas-related infrastructure on tide and submerged lands within state waters associated with Pacific OCS leases issued after January 1, 2026 to consider additional explicit factors, such as whether the lease renewal, extension,

amendment or modification may impact public trust resources and values, among others, as provided.

- 4) Specifies that an increase in the volume of oil and gas conveyed across state waters for the purposes of a lease renewal, extension, amendment, or modification includes by commencing, increasing, intensifying, or restarting production from the Pacific OCS, as provided.
- 5) Requires the State Lands Commission to consider whether the approval of an assignment, transfer, or sublease of an oil and gas and mineral lease or sublease is in the best interests of the state and will protect the state's public trust resources. Requires, instead of authorizes, the State Lands Commission to consider whether a proposed assignee is likely to comply with the terms of the lease or permit, as provided, including the following additional criteria:
 - a) The proposed assignee's history of accidents, including oil spills.
 - b) Whether the proposed assignee has the capability and experience to protect the public trust resources and values of the state, as specified.
 - c) Confirmation that the proposed assignee has submitted a bond to the State Lands Commission in an amount no less than the cost of decommissioning the assigned facilities, as provided.
- 6) Makes various technical and conforming changes, and requires reimbursement to a local agency or school district if the Commission on State Mandates determines that this bill contains costs mandated by the state, as specified.

Comments

With the exception of the State Building and Construction Trades Council, the opposition is to earlier versions of this bill.

[NOTE: See the Senate Natural Resources and Water Committee analysis for additional information.]

FISCAL EFFECT: Appropriation: No Fiscal Com.: Yes Local: Yes
According to the Senate Appropriations Committee to a previous version of the bill:

- Potential loss in annual rental revenue of an unknown amount, potentially in excess of \$150,000, from offshore oil- and gas-related infrastructure leases to the extent the State Lands Commission (SLC) or a local trustee denies one or more applications for a lease renewal, extension, amendment, assignment, or

modification, as a result of the bill's requirements and conditions (General Fund). SLC collected approximately \$949,000 in rental revenue from its approximately one dozen pipeline right-of-way leases in fiscal year 2023-24.

- By imposing additional duties on local trustees in the consideration of a lease renewal, extension, amendment, assignment, or modification, and by imposing additional duties on a local government with a certified LCP in processing and reviewing an application for a CDP, this bill imposes a state-mandated local program. These costs are potentially reimbursable by the state, subject to a determination by the Commission on State Mandates (General Fund).

SUPPORT: (Verified 7/31/26)

Center for Biological Diversity (co-source)

Environmental Defense Center (co-source)

Oceana (co-source)

7th Generation Advisors

350 Bay Area Action

350 Hawaii

350 Humboldt

350 Sacramento

350 Santa Barbara

417 Poplar, LLC

Alliance of Nurses for a Healthy Environment

Amazon Watch

Amy Jeske Homes, Inc.

Animals Are Sentient Beings, Inc.

Azul

Ban SUP (Single Use Plastics)

Between the Waters

Bixby Residential

Border Grill Restaurants and Truck Burea, Inc.

Business Alliance for Protecting the Pacific Coast

California Coastal Protection Network

California Coastkeeper Alliance

California Environmental Voters

California Land Watch

California Legislative Central Coast Caucus

California Marine Sanctuary Foundation

California Nurses for Environmental Health and Justice

California Outdoor Recreation Partnership

Center for Environmental Health

Center on Race, Poverty, and the Environment

Central Coast Climate Justice Network

Cerca Cultivation

Charlie Hong Kong

Citizens Planning Association

City and County of San Francisco

City of Encinitas

City of Goleta

City of Santa Barbara

CleanEarth4Kids.org

Clean Water Action

Climate Action California

Climate First: Replacing Oil and Gas

Climate Hawks Vote

Climate Health Now Action Fund

Climate Reality Project, San Diego

CLUE-SB Environmental Justice
Group
Coastal Band of the Chumash Nation
Contra Costa MoveOn
County of Marin
County of San Mateo
County of Santa Barbara
Dana Wharf Sportfishing and Whale
Watching
Dayenu: A Jewish Call to Climate
Action
Defenders of Wildlife
E2
Earthwell Refill
Elected Officials to Protect America
Code Blue
Environmental Law Club at UCSB
Environmental Action Committee of
West Marin
Environmental Center of San Diego
Environmental Protection Information
Center (EPIC)
EOPA Code Blue
Families Advocating for Chemical
and Tech Safety (FACTS)
Field + Form
Fish On
Food & Water Watch
Friends Committee on Legislation of
California
Friends of the Earth
FutureSwell
Get Oil Out!
Greenpeace USA
GreenLatinos
Green Policy Initiative
Groundzero
Heal the Bay
Heal the Ocean
Hubble Daily Architecture + Design

Humboldt Waterkeeper
Indivisible CA Green Team
Indivisible Santa Cruz County,
Environmental Issues Team
International Marine Mammal
Project, Earth Island Institute
Long Beach Alliance for Clean
Energy
Los Angeles Waterkeeper
Los Padres ForestWatch
Mako Strategies
Media Alliance
Mercury Press, Inc.
Midsomman, LLC
Modo Yoga San Diego
Monterey Bay Aquarium
Monterey Waterkeeper
My Zero Waste Store
Nassau Hiking & Outdoor Club
Natural Resources Defense Council
North American Climate
Conservation and Environment
(NACCE)
Ocean Conservation Research
Oil and Gas Action Network
Orange County Coastkeeper
Pacific Catch
Pacific Coast Hidaway, LLC
Paddle for Peace
Page Events
Patagonia
Pesticide Action and Agroecology
Network
Physicians for Social Responsibility,
Los Angeles
Physicians for Social Responsibility,
San Francisco Bay Chapter
Progressives for Climate
Project Kolika
Protect Ballona Wetlands

PuraVida Surf Shop, Inc.
 Quabajai Coastal Chumash Keeper of
 the Western Gate
 Resources Renewal Institute
 Root Utility Network
 Sacred Places Institute for Indigenous
 Peoples
 St. Joseph Justice Center
 Salt + Noelle
 San Diego 350
 San Diego Coastkeeper
 San Francisco Baykeeper
 Santa Barbara Channelkeeper
 Santa Barbara County Action
 Network
 Santa Barbara Sportfishing
 Santa Cruz Waves
 Save Our Shores
 Sea Forager
 Sereia
 Sierra Club California
 Sierra Club, Santa Barbara Group
 Sierra Club, Santa Lucia Chapter (San
 Luis Obispo County)
 Sisters of Mercy of the Americas in
 California
 SoCal 350 Climate Action

Society of Fearless Grandmothers of
 Santa Barbara
 Soichi Sushi
 Solano County Democratic Central
 Committee
 Stardust Sportfishing
 Sunflower Alliance
 Surfrider Foundation
 Surfrider Foundation – Isla Vista Club
 Surfrider Foundation, Santa Barbara
 Chapter
 Sustainable Rossmoor
 The Climate Center
 The Fund for Santa Barbara
 The Green Room
 The Refill Shoppe
 Third Act SoCal
 Transformative Wealth Management
 Turtle Island Restoration Network
 UCSB Environmental Affairs Board
 United Nations Association –
 California
 Ventura Coastkeeper
 Vote Solar
 West Coast Paddle Sports
 Wild Beacon Consulting
 Wishtoyo Chumash Foundation
 Zero Hour

OPPOSITION: (Verified 7/31/26)

Central Valley Business Federation
 IEEP
 Kern Citizens of Energy
 Kern County Economic Development
 Corporation
 Kern County Taxpayers Association
 Long Beach Area Chamber of
 Commerce
 Los Angeles County Business
 Federation

Sable Offshore Corporation
 SAGE Monterey
 Santa Maria Valley Chamber
 SBCTAC
 SLO COLAB
 South County Chamber
 State Building and Construction
 Trades Council
 Tri-County Chamber Alliance
 VC Taxpayers Association

ARGUMENTS IN SUPPORT: According to the author, “AB 1448 aims to enhance the California State Lands Commission’s authority to protect designated lands from the expansion of oil- and gas- related infrastructure.”

In a joint sign-on letter, the Center for Biological Diversity and the Environmental Defense Center write, “AB1448 will safeguard our coast against federal attempts to unlawfully open federal waters to new oil leasing off California. The Trump Administration has pledged to drill everywhere and will undoubtedly seek to expand Pacific offshore drilling. Current gaps in state law leave untoward paths for federal oil expansion through existing infrastructure in state waters. AB1448 takes a firm stand against efforts to expand drilling off our coast, to protect against associated risks to California interests.

Moreover, AB1448 addresses the need to prevent aging infrastructure from expanded or prolonged use when it should be retired. Offshore oil infrastructure has outlived its lifespan and presents significant risks. This bill requires strict environmental considerations for the reactivation of oil projects that have been shut down. Recent oil spills off our coast are stark reminders of the need to decommission — not restart — antiquated infrastructure.”

ARGUMENTS IN OPPOSITION: Writing in opposition, the State Building and Construction Trades Council states, “On the heels of several recent policy decisions that have led to the announced closures of two additional refineries in California, this bill seeks to cut off yet another source of domestic crude oil for our in-state refineries. Simply put, California and every Californian cannot afford this bill or policies like it, making it increasingly difficult and prohibitively expensive to operate refineries in-state.”

“Californians are already struggling with an ever-increasing cost of living. Every additional refinery closure will lead to thousands of job losses and millions of dollars in revenue lost from essential state programs, result in a sharp increase in costs for every Californians. The Legislature has prioritized moving policies that lower consumer costs, diminish costs to the state, and keep California refineries viable until they are no longer needed., This bill, which carries legal liability in the billions, is antithetical to those goals.”

ASSEMBLY FLOOR: 42-26, 6/4/25

AYES: Addis, Ahrens, Arambula, Bauer-Kahan, Bennett, Berman, Boerner, Bonta, Bryan, Calderon, Caloza, Connolly, Elhawary, Fong, Gabriel, Garcia, Mark González, Haney, Harabedian, Hart, Irwin, Jackson, Kalra, Krell, Lee, Lowenthal, McKinnor, Muratsuchi, Ortega, Papan, Pellerin, Celeste Rodriguez, Rogers, Schiavo, Schultz, Sharp-Collins, Solache, Stefani, Ward, Wicks, Zbur, Rivas

NOES: Alanis, Ávila Farías, Bains, Carrillo, Castillo, Chen, DeMaio, Dixon, Ellis, Flora, Gallagher, Gipson, Jeff Gonzalez, Hadwick, Hoover, Lackey, Macedo, Patterson, Ransom, Michelle Rodriguez, Blanca Rubio, Sanchez, Soria, Ta, Tangipa, Wallis

NO VOTE RECORDED: Aguiar-Curry, Alvarez, Davies, Nguyen, Pacheco, Patel, Petrie-Norris, Quirk-Silva, Ramos, Valencia, Wilson

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8/5/26 16:20:52

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