
SENATE COMMITTEE ON APPROPRIATIONS

Senator Anna Caballero, Chair
2025 - 2026 Regular Session

AB 462 (Lowenthal) - Land use: accessory dwelling units

Version: July 17, 2025

Urgency: Yes

Hearing Date: August 29, 2025

Policy Vote: N.R.&W.7-0, HOUSING 10-0

Mandate: Yes

Consultant: Ashley Ames

Bill Summary: This bill would require coastal development permits (CDPs) for accessory dwelling units (ADUS) to be issued within 60 days, waive prohibitions on issuing certificates of occupancy for ADUs on lots without a primary dwelling unit following a disaster, and eliminate the ability to appeal a CDP for an ADU issued by a local government to the California Coastal Commission.

***** ANALYSIS ADDENDUM – SUSPENSE FILE *****

The following information is revised to reflect amendments
adopted by the committee on August 29, 2025

Fiscal Impact:

- Unknown ongoing costs, likely in the low hundred or hundreds of thousands of dollars annually (General Fund) for the Coastal Commission to process all Coastal Development Permit applications as specified.

Author Amendments: These amendments would ensure that the Coastal Commission receives a completed coastal development permit application.

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