INSTRUCTIONS

COASTAL ZONE

AB 462 - Review of Coastal Development Permits for Accessory Dwelling Units

Summary

Assembly Bill (AB) 462 took effect October 10, 2025. The bill amended provisions of ADU State Law to clarify the review of Coastal Development Permits (CDP) for Accessory Dwelling Units (ADU). Government Code Section 66329 includes the following key provisions:

- Local governments and the California Coastal Commission (CCC) must approve or deny a CDP within 60 days of receiving a completed application. If the application for a CDP is not approved or denied within 60 days, the application is deemed approved.

- If the local government does not have a certified local coastal plan (LCP) or program, applicants must file directly with the CCC. The City of Los Angeles does not have a certified LCP, therefore applicants should contact the CCC to file a CDP Application.

Instructions

Development limited to a new ADU

For work limited to a new ADU (as new construction or a conversion), a CDP Application should be filed with the CCC South Coast District Office. Applications filed with City Planning on or after October should be withdrawn and refiled with the CCC. Applications filed before October 10, 2025 will continue to be processed by City Planning.

Development comprised of a new ADU and other improvements

If additional work is proposed with the creation of a new ADU, a CDP Application must be filed with City Planning. Such additional work includes but is not limited to demolition of existing structures, addition of floor area (separate from the ADU), or other improvements to a single-family, multi-family dwelling, or other structure/use.

Mello Act Compliance Review

The creation of one or more ADUs is subject to the requirements of the Mello Act and the procedures outlined in the City's Interim Administrative Procedures for Complying with the Mello Act (IAP). A Mello Act Compliance Review (MEL) must be filed with City Planning, prior to the issuance of a building permit. For more information, contact the City Planning Development Services Center (DSC).

Contact

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