



SB 958 (Weber Pierson) – CEQA and Building Height (Effective 1/1/27)



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Overview

SB 958 narrows how increased building height is evaluated under the California Environmental Quality Act (CEQA) for qualifying infill projects. The measure provides targeted relief from height-related review barriers while preserving consideration of other environmental impacts. [Bill Language](#).

CBPA's Role

CBPA is providing this informational summary to help members understand the law's potential value for development and redevelopment, along with the eligibility requirements that limit its application.

Key Provisions

- Prohibits impacts associated with increased building height alone from being treated as significant under CEQA when all eligibility conditions are met. Examples include air circulation, noise and light refraction or reflection, shadow, and the potential to attract wildlife.
- Requires the project's use and density to have been analyzed in a certified environmental impact report and the project to be on a previously graded infill site.
- Limits eligibility to sites without sensitive biological resources physically present and projects consistent with local airport land use plans. Industrial-use projects are excluded.

Implications for CRE

For eligible nonindustrial projects, SB 958 may reduce approval uncertainty and disputes over taller building designs, supporting more efficient use of infill properties. Members considering office, retail, or mixed-use redevelopment should assess whether their sites and prior environmental review satisfy the law's conditions. The measure does not itself authorize additional height or density or exempt an entire project from CEQA; other applicable approvals and environmental review requirements remain relevant.

*****This summary provides CBPA members with an overview of SB 958, its key provisions, and its potential impacts on California's commercial real estate industry. This summary is intended for informational purposes only and does not constitute a legal interpretation or legal advice. Members should consult their legal counsel for guidance on how the law applies to their properties or businesses, including any applicable compliance obligations.*****