



## PUBLIC LAW

August 2008

**NEW LAW EXTENDS EXPIRATION DATES OF TENTATIVE MAPS BY ONE YEAR**

The California State Legislature recently passed and the Governor has signed Senate Bill 1185 ("SB 1185"), which amends the Subdivision Map Act to automatically extend existing tentative maps and vesting tentative maps for twelve (12) additional months past their expiration dates. Because it was adopted as an urgency bill, SB 1185 went into effect the moment Governor Schwarzenegger signed it on July 15, 2008. This means all tentative maps and vesting tentative maps that had not expired as of July 15, 2008, and will expire before January 1, 2011, are automatically extended by twelve (12) months from their expiration dates. This law also automatically extends the expiration dates of tentative parcel maps and vesting tentative parcel maps. The extensions provided by SB 1185 are in addition to any expiration date extensions previously provided for in the Subdivision Map Act.

In addition, SB 1185 extends by twelve (12) months any legislative, administrative or other approval by any state agency that pertains to a development project associated with a tentative map or a vesting tentative map that had not expired as of July 15, 2008 and will expire before January 1, 2011.

SB 1185 also gives local governments the discretion to extend the time at which a tentative map will expire for a period or periods not to exceed six (6) years. Under prior law, the Subdivision Map Act allowed a subdivider to file an application to extend the time at which a tentative map will expire for a period or periods not to exceed a total of five (5) years.

FOR ADVICE FROM RW&G CONCERNING SENATE BILL 1185 OR THE SUBDIVISION MAP ACT, PLEASE CONTACT CANDICE K. LEE AT [CLEE@RWGLAW.COM](mailto:CLEE@RWGLAW.COM), KEVIN G. ENNIS AT [KENNIS@RWGLAW.COM](mailto:KENNIS@RWGLAW.COM), LAURENCE S. WIENER AT [LWIENER@RWGLAW.COM](mailto:LWIENER@RWGLAW.COM), OR ANY OF THE LAWYERS IN THE FIRM'S **PUBLIC LAW** DEPARTMENT.

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