

**CALIFORNIA STATE LEGISLATION
HOUSING AND HOMELESS 2007-2008**

Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	31	De Leon	Park Bond Funds	Senate Appropriations Referred to Cmt on RLS	Amended 9/10/07	It is the intent of the Legislature to make available to the Department of Parks and Recreation, upon appropriation, four hundred million dollars (\$400,000,000) that shall be used to award competitive grants pursuant to the Murray-Frommer Urban Parks and Renewal Act. The bill would expand the definition of "heavily urbanized county" to include counties with a population of 350,000 or more people and a density of at least 900 persons per square mile.	Watch	
AB	239	DeSaulnier	Real Estate Recording Fee	Senate Local Government	Amended 5/5 re-refer to committee	This bill would authorize the Contra Costa County Board of Supervisors to additionally charge \$1 for each page after the first page that is recorded for every real estate instrument, as defined, paper, or notice required or permitted by law to be recorded in Contra Costa County. The bill would require the Contra Costa County Board of Supervisors, if it charges this fee, to establish a fund for deposit of the moneys raised by the increase, which shall be used to assist in the development of affordable housing for very low income households, lower income households, and moderate-income households. NPH supports	SUPPORT IF AMENDED	SUPPORT if AMENDED
AB	842	Jones	Transportation	Sen Transportation and Housing	Amended 1/17/2008	This bill awards funds under Prop 1C's Transit Oriented Development and Infill Incentives programs to localities with a local or regional plan in place to reduce vehicle miles traveled by 10%.	Watch	
AB	1252	Caballero	Housing-Urban-Suburban and Rural Parks	Senate RLS	9/7/2007	Creates the Housing-related Parks Program to be administered by the Department of Parks and Recreation (DPR), using funds authorized by Proposition 1C, to provide grants to cities and counties for creation or rehabilitation of parks in conjunction with eligible housing projects.	SUPPORT IF AMENDED	SUPPORT if AMENDED
AB	1303	Smyth	Urban Greening Act of 2007	Assembly Appropriations	Filed with Chief Clerk 2/1/2008	This bill would require the Department of Parks and Recreation, consistent with those provisions of the initiative, to establish a local assistance program to offer grants to an eligible city, county, or district authorized to provide park, recreational, or open-space services, or a combination of those services.	Sent to Planning	

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	2000	Mendoza	General Plan Housing Element	SEN RLS	Pass ASM to SEN 5/8/2008	This bills would allow a locality that exceeded its RHNA share for the 3rd or 4th revision of its housing element to count the excess against the next subsequent requirement, either for the same income level or a higher one	Analyze	
AB	2097	Coto	Low and Moderate Income Housing Fund	Third Reading	Amended 5/1/2008	This bill allows redevelopment housing funds to be used for homeless shelters and supportive housing.	City Sponsor	City Sponsor
AB	2450	Davis	Foreclosures	Introduced	Introduced 2/21/2008	This bill would state the intent of the Legislature to enact legislation that would require a landlord who acquires title to residential rental property through foreclosure to provide 90 days' notice to a tenant before the tenant may be removed.	Support	Support
AB	2494	Caballero	Parks	Assembly Appropriations	Passed Committee 4/16	This bill would establish the Housing-Related Parks Program under the administration of the Department of Housing and Community Development. The bill would require the department to use funds allocated from the account, upon appropriation by the Legislature, to provide grants, in conjunction with the Department of Parks and Recreation, for the creation, development, or rehabilitation of park and recreation facilities, to cities, counties, and cities and counties that meet certain criteria and issue building permits for housing developments consisting of newly constructed units that are affordable to very low or low-income households.	Support	Support
AB	2509	Galgiani	Foreclosures	ASM APPROPRIATIONS	Pass Committee on 4/16/2008--suspense file on 4/30/2008	This bill would require the agency to establish and administer the Homeownership Preservation Mortgage Guarantee Program to allow redevelopment agencies, nonprofit community lenders, and small business financial development corporations selected by the agency (administrators) to accept and approve applications for loan guarantees from borrowers, as defined, and, upon approval of an application, issue a loan guarantee to the appropriate lender to back the issuance to the borrower of a new or refinanced loan in lieu of an original loan, as defined.	SUPPORT IF AMENDED	Support if Amended

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	2513	Caballero	Housing and Emergency Shelter Trust Fund	ASM APPROPRIATIONS	Amended 4/17/2008	This bill would require the department, when awarding grants or loans from the fund, to give priority to projects within jurisdictions that have been allocated an increased share of the regional housing need for the most recent housing element planning period, as compared to the previous housing element planning period.	City Sponsor	City Sponsor
AB	2594	Mullin and Nunez	Redevelopment	Committee on Housing and Community Development	Passed Committee on 5/1	The Community Redevelopment Law requires a redevelopment agency to allocate not less than 20% of all taxes the agency receives for the purposes of increasing, improving, and preserving the community's supply of low- and moderate-income housing available at affordable housing cost, as defined, to persons and families of low- or moderate-income, lower income households, very low income households, and extremely low income households unless the agency makes specified findings. This bill would make technical, nonsubstantive changes to this provision.	Analyze	
AB	2867	De Leon	Green Building	Assembly Housing and Community Develop. Cmt.	Amended 4/7/2008	This bill would require the Department of Housing and Community Development to adopt regulations establishing a mechanism to rank approved applications of housing loan and grant programs funded through the fund. The bill would require the ranking mechanism to allocate priority points for housing projects that are energy efficient and utilize green construction methods in their development.	Watch	
AB	2929	Hancock	Re-entry Program	ASM APPROPRIATIONS	In committee suspense file 4/23/2008	This bill would require the Department of Corrections and Rehabilitation to develop a comprehensive reentry program for parolees to assist in the successful reintegration of parolees into the community, which would include providing a copy of any parole plan to the sheriff of the county into which an inmate is released. The bill would also require the department to prepare a report, to be submitted to the Legislature, evaluating the usefulness of providing local law enforcement agencies with the parole plans.	Support	Support
AB	3005	Jones	Emergency Housing	ASM Com Appropriations	Read Second to third reading	This bill would require the department to distribute funds appropriated for the purpose of providing for capital development programs for emergency shelter and transitional housing for homeless persons as grants in the form of forgivable deferred loans subject to specified criteria.	Watch	

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
SB	46	Perata	Prop 1C – Infill Program	Assembly Appropriations	Amended 7/16/2007	This bill will become a vehicle for the \$850 million in Proposition 1C funds for infill housing related capital outlay projects.	SUPPORT IF AMENDED	SUPPORT if AMENDED
SB	303	Ducheny	20-Year Land Supply and Housing By-Right	Assembly Local Govt	7/3/2007 HELD UNDER SUBMISSION	Requires the housing element of the general plan to identify land to accommodate a 10-year supply of housing, requires local governments to zone for five years of housing within one year of adopting the housing element, changes requirements related to the conservation and open-space elements of the general plan, and specifies that all other general plan elements be updated every 10 years. NPH Supports	Watch	
SB	725	Alquist	Agnews Developmental Center closure: outpatient clinic	Assembly Appropriations	Amended 7/5/07	This bill declares legislative intent to extend the operation of an outpatient clinic within the Agnews Developmental Center beyond its scheduled date of closure.	Watch	
SB	1226	Alquist	CalHome Program: Mobilehomes	SEN APPR	Amended 5/7/2008	This bill would authorize program funds to be used for the improvement of infrastructure related to mobilehome parks by local public agencies in joint application with a mobilehome park.	City Sponsor	City Sponsor
SB	1651	Steinberg	Mentally Ill	SEN APPR	Set for hearing April 28 -placed in suspense file	This legislation would authorize mental health courts, a measure designed to help address the revolving jailhouse door for the homeless mentally ill, who cycle between the jails and the streets	Support	Support

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
SB	1738	Steinberg	Medi-Cal: Frequent Users of Health Care Pilot Program	SEN	4/16/2008	This bill would require the State Department of Health Care Services, no later than July 1 2009, to seek federal approval to establish the Frequent Users of Health Care Pilot Program. The pilot program would provide supplemental services to Medi-Cal beneficiaries in at least 6 eligible counties who are frequent users of health care, as defined, in addition to an individual's existing benefits under the Medi-Cal program which are designed to reduce a participating individual's use of hospital emergency departments when more effective care, including primary, specialty, and social services, can be provided in less costly settings. The bill would provide that the program would be implemented only if federal financial participation is available and all necessary federal approvals are obtained.	Support	Support
AB	69	Lieu	Foreclosures	Committee on Banking, Finance, Insurance	Amended 1/18/2008	This bill would , until July 1, 2010, require the entities described above, if servicing or originating loans secured by real property, to report to the commissioner monthly with specified information related to different types of loans serviced or originated by those entities, including whether the loans are past due, in foreclosure, or have been modified. The bill would require the Department of Financial Institutions to make information on these reports available on its Internet Web site.		
AB	725	Lieber and DeVore	Rental Housing Applications	Assembly Appropriations Suspense File	Amended 7/5/2007	The bill creates a standardized rental application for state-assisted housing.	Watch	
AB	845	Bass	Foster family homes	Senate Appropriations	Read third time 6/28/2008 urgency clause refused adoption	Existing law provides for the licensure and regulation of community care facilities, including foster family homes. This bill will make technical, non-substantive changes to these provisions.		

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	867	Davis	Transportation Analysis Zones	Senate Appropriations	7/10/2007	This bill would require each metropolitan planning organization and each transportation planning agency, as applicable, serving an area with a population in excess of 300,000, in developing the regional transportation plan, to factor the mobility of low-income and minority residents into its computer analysis of regional transportation analysis zones (TAZs) used to estimate travel behavior and traffic generation as part of the transportation demand model, and to make a direct comparison between low-income and nonlow-income TAZs and between minority and nonminority TAZs.	Watch	
AB	926	Perata	Residential mortgage loans: foreclosure procedures	DEAD: But will come back	1/31/2008	It provides for enhanced notification of borrowers in default, established tenant protections for defaulted rental property, required documentation of loan modifications, and allowed local governments to fine deteriorated properties.		
AB	1221	Ma	TIF for Transit Villages	Senate Local Government	Amended 4/30/2008	This bill would allow a city or county that prepares a transit village plan, with the agreement with each government agency that operates every transit station in the transit village district, to engage in tax increment financing, as provided, to fulfill the goals of a transit development plan.	Watch	
AB	1253	Caballero	Regional and local land use plan	Senate Appropriations	Approved by Gov 11/14/2007	This bill would declare the Legislature's intent to enact legislation governing the eligibility and application process for those funds that are available for the development of regional and local land use plans.	Watch	
AB	1598	Padilla	Smoking	Sen Judiciary	Amended 5/5/2008	This bill would set forth a statement of legislative findings and declarations regarding the dangers of secondhand smoke. More than 30 percent of California's housing is multiunit residences, such as apartments and condos. In this type of housing, scientific studies show that secondhand smoke can travel into and out of open windows and doors, shared ventilation systems and walls, ceiling crawl spaces, and gaps around electrical wiring, light fixtures, plumbing, ductwork, and even baseboards.		

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	1777	Houston	Subdivision Maps	ASM APPR	5/5/2008 Amended	This bill would repeal and reenact these provisions, to be applicable to tentative subdivision maps when the bill becomes effective. By adding to the procedures officials in cities, counties, and cities and counties must follow with respect to subdivision maps, this bill would impose a state-mandated local program.	Sent to PBCE	
AB	1830	Lieu	Subprime Lending	ASM APPROPRIATIONS	4/15/2008	This bill would redefine a "covered loan" as a "high-cost loan," would establish "subprime loans" and "nontraditional loans," as defined, as new categories of regulated loans, and would make various conforming changes to existing law relative to these loans. The bill would prohibit a high-cost loan from including prepayment penalties and from including at origination a payment schedule with regular periodic payments that, when aggregated, do not fully amortize the principal balance as of the maturity date of the loan. The bill would prohibit a person from making a high-cost loan unless at the time the loan is consummated the person believes the consumer will be able to make the scheduled payments, including taxes and insurance and would prohibit a high-cost loan from being originated as a stated income loan, except as specified.	Analyze	
AB	1837	Garcia	Consumer Loans: Subprime and Nontraditional Loans	ASM BANKING AND FINANCE	Introduced 2/24/2008	The bill prohibits prepayment penalties during the first 24 months of new loan.		
AB	1918	Niello	Income Taxes	ASM REVENUE AND TAX	Introduced 2/8/2008	This bill would, in modified conformity with federal law, provide for an exclusion from gross income for discharges of indebtedness on a principal residence that occur on or after January 1, 2007.	Analyze	

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	1941	Carter	Surplus Land Development	Assembly Local Government	Introduced 2/13/2008	This bill would additionally require the state or local agency to offer to sell or lease the surplus land for any purpose to all governmental entities in whose jurisdiction the land is located. The bill would also allow a local agency, housing authority, or a redevelopment agency to reconvey property that it has purchased to a for-profit developer for a development that is consistent with the redevelopment plan and general plan of the jurisdiction where the property is located.	Analyze	
AB	2019	Fuentes	Preservation	ASM HOUSING AND COMMUNITY DEV	4/14/2008	Sponsored by CRLA Foundation would improve enforcement of state preservation law, which gives affordable developers an opportunity to buy and keep affordable units that are at risk of conversion to market rate. This bill would give tenants and local governments the right to fully enforce the law.		
AB	2052	Leiu	Domestic Violence	ASM THIRD READING	Amended 4/7/2008	This bill would allows domestic violence survivors to terminate a lease under certain conditions.	Support	Support
AB	2069	Jones	Land Use	SEN	Pass ASM 4/30/2008	Sponsored by CRLA Foundation, would refine the No Net Loss law to better protect vacant sites identified for affordable housing development. The bill would ensure that commercial sites, designated in a city's housing element as a site for housing, cannot be lost to commercial development unless a new site for housing is created. The bill is a revised version of last year's AB 414, which was vetoed by the Governor.	Analyze	
AB	2093	Jones	Land Use: General Plan	ASM APPROPRIATIONS	APPR SUSPENSE FILE 4/30/2008	This bill would require general plans to include policies to reduce greenhouse gases	Sent to PBCE	

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	2173	Caballero	School Fees	Second reading to Third reading	Pass Committee 5/1/2008	Would revise the procedures for assessing school fees on new construction	Analyze	
AB	2182	Caballero	Regional and local land use plan	ASM APPR	Suspense file 5/7/2008	This bill would make OPR the lead agency for distributing the \$90m in Prop 84 planning grants; eligibility would be restricted to localities with an approved housing element.	Analyze	
AB	2187	Cabarello	Foreclosures	ASM APPR	Amended 4/30/2008	This bill would require a lender to mail additional information when a Notice of Default is filed (the first formal step in the foreclosure process). It also requires the lender to notify the city or county after a foreclosure of its plan for maintaining the property.	Analyze	
AB	2200	Plescia	Immigration	Introduced	Introduced 2/21/2008	This bill would prohibit the "sheltering" of undocumented immigrants.	Watch	
AB	2219	Parra	Land Use	Third Reading	Pass 4/16/2008	This bill modifies the requirements for approval of developments of over 500 units based on water supply availability		
AB	2239	Caballero	Redevelopment	ASM HOUSING AND COMMUNITY DEV	Amended 4/3/2008	The Community Redevelopment Law authorizes the establishment of redevelopment agencies in communities for the purposes of addressing the effects of blight, as defined. Existing law authorizes the establishment of a redevelopment project area located within the boundaries of a military base that has been closed pursuant to the actions of the federal Defense Base Closure and Realignment Commission. This bill would make technical changes to this provision.	Watch	

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	2280	Salndana	Density Bonus Law	Third Reading	Amended 5/5/2008	Significantly scale back density bonus law provisions by implementing several items from the cities' anti-density bonus agenda, such as making the law inapplicable to inclusionary projects, and removing the enforcement provisions.	Analyze	
AB	2301	Garcia	Mortgages	Introduced	Introduced 2/22/2008	requires mortgage lenders to provide borrowers with the average interest rate that borrowers with similar credit scores received.		
AB	2322	Portantino	Housing Element and Foster Youth Placement	ASM HOUSING AND COMMUNITY DEV	Failed to pass Committee 4/16/2008	This bill would authorize a city to meet not more than 10% of its existing share of the regional housing need for very low income and lower income households, as defined, by adoption of a program that meets certain, listed requirements, including that the program actively promote and assist in the placement of foster youth in existing family-based households, as specified, and be approved by the council of governments that assigns the city's share of regional housing needs or, in the county absence of a council, by the department. For the 2nd and any subsequent planning period after the specified program has been adopted, the department or the council of governments, as applicable, would be prohibited from approving the program for these purposes, if the program was not responsible for meeting 2.5% or more of the city's share of the regional housing need for very low income and lower income households for the previous planning period.		
AB	2363	Ma	Megan's Law and Evictions	ASM APPROPRIATIONS Suspense file	Amended 4/15/2008	This bill specifies that a tenant on the Megan's law website may be evicted in order to protect a person at risk, despite any local good cause for eviction ordinance.	Watch	
AB	2363	Ma	Residential Tenancies	ASM JUDICIARY	Suspense file 4/30/2008	This bill would specify that information disclosed pursuant to registered sex offender provisions, when utilized to protect a person at risk, constitutes a cause to terminate a residential rental tenancy in any jurisdiction that requires a finding of specific cause before eviction proceedings may be initiated.	Watch	

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	2451	Davis	Workforce Housing	Introduced	2/21/2008	Existing law provides for housing for low-income and moderate-income persons and families. This bill would set forth various legislative findings and declarations relating to workforce housing, as defined. "Workforce" housing spot bill.		
AB	2554	Mullin	Local Government Control	SEN COM RLS	Pass ASM 4/21/2008	The Employee Housing Act, the Mobilehome Parks Act, and the Special Occupancy Parks Act authorize enforcement by a city, county, or city and county upon compliance with certain procedural requirements, and authorize relinquishment of local enforcement authority upon provision of written notice to the Department of Housing and Community Development. The department is required to assume responsibility for local enforcement within 30 days after receipt of the written notice. This bill would require the department to assume responsibility or local enforcement within 120 days after receipt of the written notice.	Watch	
AB	2586	Torricon	Eviction Notices for tenants	Pass ASM APPR	Amended 5/1/2008	Requires a 60-day notice before a foreclosure eviction and address other issues faced by tenants in foreclosed properties sponsored by the Western Center.	Support	Support
AB	2604	Torricon	Developer Fees	ASM COM on HSNG and COM DEV	Amend 4/30/08	This bill would create, until January 1, 2014, another exception by prohibiting a local agency that imposes any fee or charge on a residential development for the construction of public facilities, as defined, from requiring the payment of those fees or charges for residential units until the date the certificate of occupancy is issued, or the close of escrow in jurisdictions that already have adopted a policy to defer collection until that time, whichever occurs later. CBIA supports	Sent to Planning	
AB	2670	Salas	Veterans	ASM APPROPRIATIONS	Pass Committee 4/16/2008	Would require the Dept. of Veterans Affairs to apply annually for a portion of the state's private activity bond cap for rental housing sponsored by a nonprofit veterans' service agency.		

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AB	2751	Strickland	Mortgages	ASM BANKING AND FINANCE	Introduced 2/22/2008	This bill would require every person or financial institution that makes loans upon the security of real property containing only a one- to 4-family residence and that is located in this state, or purchases obligations secured by that property, that receives money for payment of settlement proceeds, as defined, to place that money in an interest bearing account.	Watch	
AB	2818	Jones		ASM APPROPRIATIONS	APPR SUSPENSE FILE 4/30/2008	CRLAF sponsored measure to ensure no net loss of housing if local governments convert public housing units		
AB	2857	Fuentes	Mobilehomes	Third Reading	Amended 5/8/2008	This bill would authorize the department to make loans from the fund to finance the costs of the repair or rehabilitation of infrastructure projects, as defined, in mobilehome parks owned by residents or operated by a nonprofit housing sponsor or local government agency. By making funds from this continuously appropriated fund available for this additional purpose, the bill would make an appropriation.	Watch	
AB	2880	Wolk	Mortgages	ASM APPROPRIATIONS	Amended 4/10/2008	This bill would delete that notification requirement with respect to real estate brokers and instead require a real estate broker who, among other things, makes, arranges, or services loans secured by residential real property to notify the department in writing, as specified, pay a fee of \$750, and pay specified penalties for failing to provide that notification.	Analyze	
AB	2891	Levine	Development Services	ASM APPROPRIATIONS	Pass Committee 4/16/2008	This bill would establish the Lanterman Accessible and Affordable Housing Program to provide resources for grants to purchase residential property for community housing for persons with developmental disabilities. The bill would establish the Lanterman Accessible and Affordable Housing Fund and would, upon appropriation by the Legislature, authorize use of moneys in the fund by the department for these purposes.	Analyze	

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	2939	Hancock	Green Building	Third Reading	Pass ASM APPR 5/1/2008	Would make the ability of local governments to enact green building requirements more explicit, while simultaneously requiring local mandates to rely upon consistent reference standards recognized by the Calif Bldg Standards Commission, such as USGBC's LEED and Build It Green's Green Point Rated standards. Passage of this law would be helpful for both the Mayor's stated objective of regional green building policy consistency and to ensure that we are not prevented from enacting the kind of policy options Council has requested.	Watch	
SB	375	Steinberg	CEQA: Urban infill projects	Assembly Appropriations	AMENDED 3/24/2008	This bill would require the California Transportation Commission, by April 1, 2008, to adopt guidelines related to the travel demand models used in the development of regional transportation plans by regional transportation planning agencies. While the bill states that these plans should not affect local land use authority, SB 375 provides that the MPOs expenditure of various transportation funds on projects shall be consistent with the preferred growth scenario. The measure also includes language that would relax CEQA review for projects consistent with the preferred growth scenario. NPH watch.	Send to Planning	
SB	541	Alquist	Mobilehome Parks	ASM INACTIVE FILE	Reconsideration granted 9/4/07	This bill provides that when determining whether or not a buyer has the financial ability to pay the rent and charges of the park, the management shall not withhold approval based solely on the buyer's failure to show an income that is greater than 3 times the sum of the amount of current rent and charges of the park. The management shall consider the buyer's financial assets, including savings accounts, certificates of deposit, and similar financial assets.		
SB	546	Ducheny	Affordable Housing Innovation Fund	Assembly Appropriations <i>placed in inactive file</i>	9/4/2007	Existing law requires HCD, on or before December 31 of each year, to submit an annual report to the Governor and both houses of the Legislature on the operations and accomplishments during the previous fiscal year of the housing programs administered by the department. This bill would require the specified report to include certain information relating to the programs funded under the Housing and Emergency Shelter Trust Fund Act of 2002 and the Housing and Emergency Shelter Trust Fund Act of 2006.		

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SB	900	Corbett	Mobilehome parks: Conversion	Assembly Housing and Community Develop. Cmt.	Introduced 2/23/07	The Subdivision Map Act exempts from the requirements subdivisions that are created from the conversion of a rental mobilehome park to resident ownership. This bill would delete this exemption.	Watch	
SB	981	Padilla	Mobilehome: Rental Agreements	COM ON HEALTH AND APRs	Amended 9/7/2007	This bill requires the rental agreement provision to specify that management shall maintain existing physical improvements with funds acquired through rent and not other fees. The amended bill would provide that these provisions apply only to rental agreements, including month-to-month rental agreements, that are executed, extended, or renewed on or after January 1, 2008.		
SB	1065	Correa	Home Financing Programs: reverse and subprime home mortgages	SEN BANKING, FINANCE AND INSURANCE	3/27/2008	This bill would define home mortgage, reverse mortgage, and subprime home mortgage. This bill would declare that it is to take effect immediately as an urgency statute.	Analyze	
SB	1103	Cedillo	Economic Development Subsidies	SEN LOCAL GOVERNMENT	Amended 5/7/2008	This bill would, beginning January 1, 2009, and until January 1, 2015, require each local agency to provide specified information to the public before approving an economic development subsidy, as defined, within its jurisdiction, and to review, hold hearings, and report on those subsidies at specified intervals.	Send to RdA	
SB	1137	Perata	Foreclosures	Sen COM Banking and Finance	Amended 5/6/2008	Existing law provides for the use of a mortgage or a deed of trust as security in a transfer of real property, provides for a power of sale upon breach of the obligation that a mortgage or deed of trust secures, and establishes specified procedures that a mortgagee or trustee is required to follow when exercising a power of sale. This bill would make technical, nonsubstantive changes to that provision.	Support	Support

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
SB	1185	Lowenthal	Land Use	Third Reading	Pass Committee on 4/2/2008	Under the Subdivision Map Act, cities and counties approve subdivision/ tentative maps that must be consistent with their general plans, attaching scores of conditions. Subdivision/tentative maps are the principal vehicles used by local governments to "entitle" proposed housing development projects. Once subdividers comply with those conditions, local officials must issue final maps. The initial life of a tentative map is two years. SB 1185 (Lowenthal) proposes to extend the life of expiring subdivision maps for a period of two years. Specifically the bill: 1. Extends the expiration date by 12 months for any tentative map, vesting tentative map, or parcel map for which a tentative map or tentative vesting map has been approved, 2. Extends the expiration date by 12 months for a legislative, administrative or other approval by a state agency relating to a development project in a subdivision affected by the bill, and 3. Increases the time for local discretionary extensions from five to six years.	Sent to PBCE	
SB	1278	Maldonado	Green Building	SEN ENERGY, UTILITIES AND COMMUNICATIONS	Amend 3/24/2008	This bill would create a grant program for green buildings	Watch	
SB	1318	Harman	Eminent Domain	COM ON RLS	Introduced 2/20/2008	Existing law provides that the power of eminent domain may be exercised to acquire property only for a public use. If the Legislature provides by statute that a use, purpose, object, or function is one for which the power of eminent domain may be exercised, the action is deemed to be a declaration by the Legislature that the use, purpose, object, or function is a public use. This bill would make technical, nonsubstantive changes to that provision.	Watch	

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
SB	1375	Corbett	Mortgages	Sen Judiciary	Amended 5/1/2008	Existing law provides for the use of a mortgage or a deed of trust as security in a transfer of real property, provides for a power of sale upon breach of the obligation that a mortgage or deed of trust secures, and establishes specified procedures that a mortgagee or trustee is required to follow upon default, when exercising a power of sale, and for balloon payments. Existing law specifies the types of costs and expenses that may be charged in connection with those procedures, including a fee for a trustee's sale guarantee. This bill would authorize charging, as an alternative to the fee for a trustee's sale guarantee, the costs of a title and court records search, in connection with the above-described procedures.	Analyze	
SB	1396	Cox	Recording Fees	Second reading to Third reading	Pass Committee 4/30/2008	Under existing law, the State Department of Developmental Services contracts with private nonprofit regional centers to provide services and supports to persons with developmental disabilities. Existing law permits the department to approve proposals from specified regional centers to provide for, secure, and ensure the payment of a lease or leases on housing for persons with developmental disabilities, if specified requirements are met. This bill would permit the department to approve proposals for housing under these requirements from any regional center. This bill alters the current law allowing counties to impose a \$2 surcharge on recording of docs related to real property; funds are earmarked to combat real estate fraud. Bill authorizes surcharge to \$4 and adds notices of trustee sales and substitutions of trustees to the list of docs subject to the surcharge.		
SB	1461	Negrete McLeod	Real Estate Licenses	ASM	Passed Committee 5/1/2008 Read First time in ASM	This bill would, on and after July 1, 2009, further require a real estate licensee to include his or her license identification number on the above-described circulations, distributions, publications, or mailings. The bill would also require a licensee to include his or her license identification number on specified solicitation materials and on real property purchase agreements when acting as an agent in those transactions. The bill would authorize the Real Estate Commissioner to adopt regulations in that regard.	Analyze	

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
SB	1470	Lowenthal	Homeless Youth Prevention Act of 2008	SEN APPR	Amended 4/23/2008	This bill would require the State Department of Mental Health and the State Department of Housing and Community Development to adopt and distribute a statewide strategic homeless youth prevention plan to establish and distribute guidelines to counties and mental health departments to address the Children's Mental Health Services Act, and the Housing and Emergency Shelter Trust Fund Act of 2006.	Watch	
SB	1771	ROMERO	CalHome Program: Homeownership Counseling	SEN LOCAL GOVERNMENT	Withdrawn from Committee 4/10/2008	This bill would authorize CalHome funds to be used for homeownership counseling rather than for homebuyer counseling.	Watch	
AB	180	Bass	Foreclosures	Sen Judiciary	Pass Committee 1/29/2008	Existing law defines a foreclosure consultant as a person who offers, for compensation, to perform specified services for a homeowner relating to a foreclosure sale, except as specified. Existing law authorizes a foreclosure consultant to assist the owner of a residence in obtaining the remaining proceeds from a foreclosure sale of that residence. This bill would delete the provisions of law authorizing a foreclosure consultant to provide the service described above.		
AB	339	Cook	Mobilehomes: Escrow	Chaptered by Sec of State	Approved by Gov 11/12/2008	The bill will require that, upon receipt by the escrow agent of written notification that a dispute has arisen between the parties to the escrow concerning the terms and conditions of the escrow, unless otherwise specified in the escrow instructions, all funds denoted as deposit be held in escrow pending release under specified conditions.		

**CALIFORNIA STATE LEGISLATION
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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	704	Eng	Local government: Land Use Resident Advisory	Senate Local Government Cmt.	PASS ASM 5/21/2007	This bill would enact the Resident Advisory Commission on the Environment Act, which would require the legislative body of each city and county to establish a Resident Advisory Commission on the Environment, and create a state-mandated local program. The Resident Advisory Commission on the Environment would be in charge of advising the legislative body on various matters related to the environment. The bill would also make legislative findings and declarations regarding environmental concerns.		
AB	1017	Ma	CEQA	ASM Environmental Quality	2/7/2008	As amended Jan. 1, 2008: Requires certain appeals of CEQA decisions to be filed within 30 days of the decision. As introduced: Affects 1C's \$100 million, \$200 million, and \$125 million for BEGIN Program. For the \$100 million and \$125 million, requires projects to: 1. Be consistent with General Plan 2. Use an unspecified percent of funds for 1st homebuyer assistance to low income families 3. Leverage other monies. For the \$200 million, #1 and 3 would apply.		
AB	1356	Houston	Real Property: Equity Purchasers	Sen Judiciary	Introduced 2/25/2007 Amended 1/22/2008	The bill relaxes bonding requirements for real estate agents and brokers representing sellers of distressed properties. This bill would instead require the representative of an equity purchaser to provide to the parties to a contract written proof of licensure, as specified. The bill would also require the representative to provide a statement under penalty of perjury and written proof to the parties to the contract that he or she has either (1) satisfied a certain minimum professional liability coverage requirement and has an unrestricted real estate license in good standing, as described by the regulations of the Real Estate Commissioner, that is not restricted pursuant to the Real Estate Recovery Program, as specified, or (2) met a certain minimum bonding requirement.		
AB	1538	Lieu	Housing Trust Fund: Home Loan Refinance Assistance	Assembly Appropriations	Filed with Chief Clerk 2/1/2008	This bill would allow the California Housing Finance Agency to accept donations into the California Housing Trust Fund from public or private sources for the purpose of assisting homeowners to refinance home loans with variable interest rates, under specified circumstances, into stable, fixed rate loan products.		

**CALIFORNIA STATE LEGISLATION
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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	1553	DeSaulnier	Housing: Firefighters, public safety officers	Filed with Chief Clerk	1/17/2008	This bill would require the Office of Emergency Services to produce an emergency personnel housing report detailing the need for, and ability to implement, a program to better protect local communities by assisting firefighters, public safety officers, and emergency first responders in purchasing homes located in the communities they serve. The bill would authorize the Office of Emergency Services to work in collaboration with the Department of Housing and Community Development in the production of the report, to the extent that funding is available for this purpose. The bill would require the report to contain certain information, by county, relating to housing for firefighters, public safety officers, and emergency first responders.		
AB	1818	Fuentes	Housing: Veterans	ASM VETERANS AFFAIRS	Amend 4/28/2008	This bill would authorize a housing developer or a provider of rental housing who has received a loan or grant from the Department of Housing and Community Development or the California Housing Finance Agency, and whose housing is subject to rental or ownership restrictions imposed pursuant to the loan or grant, to limit, in whole or in part, the sale, rental, or occupancy of that housing to veterans, as defined, or to grant preference to veterans regarding the sale, rental, or occupancy of the housing.		
AB	1831	Mendoza	Affordable Housing: Teachers	ASM APPROPRIATIONS	Amended 3/24/2008	Existing law sets forth the authority and duties of the State Department of Education. This bill would require the department to produce a teacher housing report detailing the need for, and ability to implement, a program to better serve local communities by assisting teachers in purchasing homes located in the communities they serve. The bill would authorize the department to work in collaboration with the Department of Housing and Community Development in the production of the report, to the extent that funding is available for this purpose. The bill would require the report to contain certain information, by county, relating to housing for teachers.		
AB	1836	Feuer	Local Government	Third Reading	PASS COM 4/24/2008	The bill allows local governments to approve infrastructure financing districts without voter approval. This bill would eliminate the requirement of voter approval and allow the legislative body to create the district, adopt the plan, and issue the bonds by resolutions.		

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	1910	Coto	Community Development Investments	SEN COM RLS	Pass ASM 5/5/2008	This bill would require insurers to develop, and file with the commissioner no later than July 1, 2009, and every 2 years thereafter, a "Community Development Investment" policy that expresses the insurer's goals for Community Development Investments during the following 2-year period. The bill would authorize the commissioner to require insurers that have not made sufficient efforts with respect to those investments to file a specified improvement plan.		
AB	1991	Mullin	Subdivisions Tentative Maps	ASM APPR	Pass Com 5/1/2008	This bill would allow an approved tentative map, whose expiration was due in part to a city-initiated utility-service moratorium and that is the subject of pending litigation, to be deemed in full force and effect as part of a litigation settlement.		
AB	2016	HCD Committee	Housing and Community Development	Consent Calendar	PASS 5/8/2008	The annual omnibus housing bill; its current provisions include allowing CalHome funds to be used for mortgage counseling.	Watch	
AB	2030	Lieu	Energy	ASM Transportation and Housing and ASM JUD	Pass Committee 4/3/2008	Would require the Energy Commission to adopt design standards to promote energy and water conservation in new residential construction.		
AB	2050	Garcia	Mobilehomes	Third Reading	Pass COM 5/1/2008	The bill also would provide that any person who is required to file an application for an alteration or conversion of the structural, fire safety, plumbing, heat-producing, or electrical systems and installations or equipment of a manufactured home, mobilehome, multifamily manufactured home, special purpose commercial modular, or commercial modular, and who fails to do so, would have to pay double the application fees, as specified, or for subsequent failures to file within a 5-year period, pay 10 times the application fee, as specified.		

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	2112	Saldana and Lieu	Energy	ASM APPROPRIATIONS	Refer to suspense file 4/23/2008	Would require the Energy Commission to adopt design standards to promote energy and water conservation in new residential construction.		
AB	2153	Krekorian	Energy	ASM APPROPRIATIONS	Pass Committee 4/17/2008	Spot bill for energy commission.		
AB	2161	Swanson	Mortgage Brokers	ASM APPROPRIATIONS	Amended 4/22/2008	Would establish a grievance system for resolving complaints about state-licensed mortgage brokers and lenders		
AB	2188	Arambula	CDBG	Referred to Committee on transportation and Housing	Introduced 2/20/2008	This bill permanently deletes the statutory caps for CDBG program funds administered by HCD		
AB	2204	De La Torre	Real property	ASM JUDICIARY	Amended 5/7/2008	Would require title companies, at the time of transfer, to strike from title documents any discriminatory covenant based on race, color, religion or other characteristics.		
AB	2230	La Malfa	CEQA	ASM NATURAL RESOURCES	Failed to pass committee 4/15/2008	This bill would revise exemptions of CEQA from the payment of the filing fee to instead exempt a project that the lead agency has determined will have no effect on fish and wildlife, and also exempt from the payment of filing fee a project being undertaken by a public agency or the department.		

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	2256	Duvall	Homeowners exemption	ASM REVENUE AND TAX	Held under submission 4/21/2008	Increases the homeowners exemption 10 fold, and the renters tax credit by a similar amount.		
AB	2331	DeSaulnier	Income Levels	ASM HOUSING AND COMMUNITY DEV	Introduced 2/21/2008	Increases the definition of moderate income from 120% of median to 150% for CALHFA-financed projects.	Analyze	
AB	2367	Fuentes	Zoning	Third Reading	PASS COM 5/1/2008	Limits cities and counties from changing the zoning designations on recently annexed land for a period of 5 years, unless certain findings are made.		
AB	2495	Feuer	Infrastructure Financing	Introduced	2/22/2008	This bill would state the intent of the Legislature to enact legislation to allow the state to create public-public partnerships with local governmental agencies.		
AB	2507	Garcia	Redevelopment	ASM	Introduced 2/23/2008	Redevelopment spot bill.		
AB	2512	Adams	CEQA	ASM NATURAL RESOURCES	4/3/2008	This bill would state the intent of the Legislature to enact legislation revising the implementation of CEQA and the preparation of an environmental impact report.		

**CALIFORNIA STATE LEGISLATION
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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
AB	2520	Walters	Land use: Subdivision Maps	ASM LOCAL GOVERNMENT	INTRODUCED 2/21/2008	This bill would reenact these provisions relating to the extension of tentative maps effective as of the effective date of the bill. By adding to the procedures officials in cities, counties, and cities and counties must follow, this bill would impose a state-mandated local program.		
AB	2521	Portantino	Federal Vouchers	ASM HOUSING AND COMMUNITY DEV	Amend 4/22/2008	This bill would require, to the extent authorized under federal law, a public housing agency to (1) establish a policy in its administrative plan to make shared housing available to recipients of specified federal housing certificates and vouchers who have special needs; and (2) reduce to 20% the monthly income share required for a recipient who has special needs and agrees to utilize shared housing.		
AB	2925	Davis	Anti-flipping	Com APPR	Amended 4/22/2008	Requires buyers of substandard properties to register; a similar anti-flipping bill was vetoed last year.		
AB	2359	Jones	Liability	Third Reading	Amended 4/28/2008	This bill would provide that a covered loan includes those specified loans where the total points and fees payable by the consumer will exceed 5% of the total loan amount. Because violations of the limitations and prohibitions relative to covered loans may be punished as crimes under certain licensed persons' licensing laws, redefining the term "covered loan" would expand the scope of these crimes and thereby impose a state-mandated local program.		

**CALIFORNIA STATE LEGISLATION
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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
ACA	2	Walters	Eminent Domain	Assembly Judiciary Cmt.	Amended 7/5/2007	The California Constitution authorizes private property to be taken or damaged for public use only when just compensation has been paid to, or into court for, the owner of the property. This measure would instead permit private property to be taken or damaged only for a stated public use and only when just compensation has been paid to, or into court for, the owner of the property. The measure would also prohibit, with respect to both new and pending eminent domain projects that involve the exercise of the power of eminent domain, a community redevelopment agency, community development commission, or joint powers agency that has the power of eminent domain from exercising that power to acquire any real property if ownership of the property will be transferred to a private party or private entity, except as specified.		
ACA	8	De La Torre	Eminent Domain	ASM RECONSIDERATION	Reconsider 5/8/2008	Proposes to place before the voters a constitutional amendment that would prohibit or limit the use of eminent domain under certain circumstances.		
SB	111	Ashburn	Property Tax: Seismic Retrofitting	Assembly Appropriations	Pass Committee 6/26/07	A proposed amendment to the California Constitution, Senate Constitutional Amendment of the 2007-08 Regular Session, would eliminate the 15-year exclusion from classification as "new construction" of structures constructed of unreinforced masonry bearing wall construction and would instead generally exclude from classification as "new construction" the specific portion of construction or reconstruction of seismic retrofitting components on an existing structure.		
SB	127	Kuehl	Transfer of Property	ASM THIRD READING	3/3/2008	This bill would require, in the case of a sale of real property, or a sale or a lease with an option to purchase of a mobilehome or manufactured home that the disclosures described above be made within 3 days of the execution of an offer to purchase. The bill would require, in the case of a sale of a separate interest in a common interest development that the necessary disclosures be made within three days of the execution of an offer to purchase title to the separate interest or the execution of an offer to enter into a real property sales contract.		

**CALIFORNIA STATE LEGISLATION
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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
SB	324	Migden	Electricity: solar energy: low-income residential housing	Assembly Comt. on Utilities and Commerce	First Hearing Cancelled 7/2/2007	This bill would expand that definition of low-income residential housing to include residential housing that is occupied by individuals eligible for the commission's California Alternative Rates for Energy (CARE) program or the Low-Income Energy Efficiency (LIEE) program.		
SB	634	Wiggins	Land use	Assembly Agriculture Cmt.	Amended 9/7/2007	This bill would require contracts under the Williamson Act to include a requirement that the land owner provide the local government agency notice, and receive approval from that agency, when the land owner intends to divide ownership of the land, or to construct any structure, road, or any other movement of earth.		
SB	1053	Machado	Foreclosures	Sen Appr	Placed on APPR suspense file 5/5/2008	The bill enhances the current regulation of real estate brokers.		
SB	1054	Machado	Foreclosures	ASM	Passed SEN 5/8/2008	The bill provides new penalties for brokers who violate the law. This bill would also authorize the commissioner to censure, suspend, or bar a person from a position of employment, management, or control if the commissioner finds that the censure, suspension, or bar is in the public interest and that the person has committed or caused a violation of the Real Estate Law.		
SB	1055	Machado	Mortgage Debt Forgiveness	Com REV and TAX	Amended 4/22/2008	Allows borrowers whose lenders agree to forgive some or all of their mortgages debt to exclude that forgiven debt from their income for state tax purposes.		
SB	1107	Correa	Mobilehome Parks: Handicapped Facilities	ASM HOUSING AND COMMUNITY DEV	Pass Sen 4/1/2008	This bill would require the management of a mobilehome park to permit a homeowner or resident to install handicapped facilities on the home or the site, lot, or space on which the mobilehome is located, under specified conditions.		

**CALIFORNIA STATE LEGISLATION
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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
SB	1122	Correa	Mobilehomes	SEN APPR	Amended 4/30/2008	This bill requires mobilehome park inspectors to contact the homeowner when issuing a notice of violation in order to explain the violations.		
SB	1165	Kuehl	CEQA	SEN APPR	AMENDED 5/6/2008	This bill would require communications between the project applicant and the public agency or the preparers of the EIR to be in writing, or recorded in writing. The bill would authorize the public agency to make available to members of the public preliminary drafts of its EIR, negative declaration, or mitigated negative declarations that are circulated among the project applicant and any public agencies prior to their official release for public comments.	Watch	
SB	1175	Steinberg	Developmental Services: Regional Center Housing	Held at Desk in ASM	Amended 4/23/2008	Under existing law, the State Department of Developmental Services contracts with private nonprofit regional centers to provide services and supports to persons with developmental disabilities. Existing law permits the department to approve proposals from specified regional centers to provide for, secure, and ensure the payment of a lease or leases on housing for persons with developmental disabilities, if specified requirements are met. This bill would permit the department to approve proposals for housing under these requirements from any regional center.		
SB	1181	Ackerman	Land Use	COM ON RLS	Introduced 2/20/2008	A spot land use bill.		
SB	1188	Runner	Redevelopment	COM ON RLS	Introduced 2/21/2008	Redevelopment spot bill.		

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
SB	1210	Dutton	Environment: Infill residential Development	SEN COM Environmental Quality	Amended 4/9/2008	The California Environmental Quality Act (CEQA), requires a lead agency, as defined, to prepare, or cause to be prepared, and certify the completion of, an environmental impact report on a project that it proposes to carry out or approve that may have a significant effect on the environment, as defined, or to adopt a negative declaration if it finds that the project will not have that effect, unless the project is exempt from the act. CEQA exempts a residential project located on an infill site within an urbanized area that meets specified criteria from its requirements. This bill would make technical nonsubstantive changes to this exemption.	Watch	
SB	1220	Cedillo	Multi-family Housing Program	SEN COM Environmental Quality	Amended 4/9/2008	This bill would allow a Multifamily Housing Program grantee to restrict occupancy to veterans under specified conditions.		
SB	1234	Correa	Mobilehomes	SEN THIRD READING	Amended 4/23/2008	This bill would require a 7-day written notice for park management to enter a resident's lot or space, other than in case of emergency, abandonment, or to read a utility meter.		
SB	1247	Lowenthal	Farmworker Housing	SEN APPR	Pass Committee 4/28/2008	This bill is a re-run of last year's bill to repeal the farm worker housing assistance program and instead provide a farm worker housing tax credit set-aside		
SB	1299	Migden	Residential Real Property	Third Reading	Amended 5/6/2008	This bill would modify the Ellis Act to impose rent control on new buildings when rent-controlled units are demolished.	Watch	

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
SB	1433	Wyland	Housing Element: Mobile Homes	Sen Transportation and Housing	INTRODUCED 2/21/2008	This bill would prohibit a city, county, or city and county from meeting any of its existing share of the regional housing need for very low income, lower income, or moderate income households, as defined, by including mobilehome parks that are restricted in any form by an adopted ordinance, rule, regulation, or initiative measure that establishes a maximum amount that may be charged to a tenant for rent, unless the owner of the mobilehome park and the city, county, or city and county have entered into an agreement that authorizes the use of the mobilehome park for the purposes of meeting regional housing need.		
SB	1473	Calderon	Green Building	SEN APPR	Amended 4/21/2008	This bill would revise the definition of "building standard" in existing law to include sustainable building standards and green building standards, as defined in the bill. The bill would require each city, county, or city and county to collect a fee from any applicant for a building permit, assessed at the rate of \$4 per \$100,000 in valuation, as determined by the local building official, with appropriate fractions thereof, but not less than \$1. The bill would authorize the city, county, or city and county to retain not more than 10% of the fees collected for related administrative costs and for code enforcement education, including certifications in the voluntary construction inspector certification program. The bill would require the city, county, or city and county to transmit the remainder to the commission for deposit in the Building Standards Administration Special Revolving Fund which the bill would establish in the State Treasury. The bill would establish a state-mandated local program by imposing additional duties on local government.	No position	
SB	1517	Codgill	CEQA	COM ON RLS	Introduced 2/22/2008	A spot CEQA bill		
SB	1518	Correa	Water meters in rental housing	SEN APPR	Re-referred on 5/7/2008	Requires water meters or submeters on all new multi-family units. For older units, landlords would be specifically authorized to allocate bills based on square footage of the units of the number of residents. The bill is sponsored by the California Apartment Association.		

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Bill	Number	Author	Title	Location	Status	Summary	Dept. Position	City Position
SB	1572	Wyland	Veterans	Committee on Veterans Affairs	Pass Committee 4/15/2008	Would place a \$900m veterans' housing bond on the November ballot		
SB	1681	Baltin	State surplus property	Sen Appropriations	Hearing set for 5/8/2008	Streamlines how the state transfers surplus property to local governments for affordable housing		
SB	1746	Oropeza	CEQA	COM ON RLS	Introduced 2/22/2008	A spot CEQA bill.		
SCA	1	McClintock	Eminent Domain	Amended and re-referred to Judiciary Committee; 2/5/07	Amended 2/5/07	This measure would further provide that private property may be taken or damaged only for a stated public use, and not without the consent of the owner for purposes of economic development, increasing tax revenue, or any other private use, or for maintaining the present use by a different owner.		
SCA	4	Ashburn	Property tax: seismic retrofitting	Senate Appropriations	Pass Assembly 6/7/2007	A proposed amendment to the California Constitution, Senate Constitutional Amendment of the 2007-08 Regular Session, would eliminate the 15-year exclusion from classification as "new construction" of structures constructed of unreinforced masonry bearing wall construction and would instead generally exclude from classification as "new construction" the specific portion of construction or reconstruction of seismic retrofitting components on an existing structure.		