

# All SCAG Active Tracked Bills

2/9/2026

**[AB 35](#) ([Alvarez, D](#)) Safe Drinking Water, Wildfire Prevention, Drought Preparedness, and Clean Air Bond Act of 2024: Administrative Procedure Act: exemption: program guidelines and selection criteria.**

**Status:** 01/27/2026 - In Senate. Read first time. To Com. on RLS. for assignment.

**Summary:** The Safe Drinking Water, Wildfire Prevention, Drought Preparedness, and Clean Air Bond Act of 2024, approved by the voters as Proposition 4 at the November 5, 2024, statewide general election, authorized the issuance of bonds in the amount of \$10,000,000,000 pursuant to the State General Obligation Bond Law to finance projects for safe drinking water, drought, flood, and water resilience, wildfire and forest resilience, coastal resilience, extreme heat mitigation, biodiversity and nature-based climate solutions, climate-smart, sustainable, and resilient farms, ranches, and working lands, park creation and outdoor access, and clean air programs. Current law authorizes certain regulations needed to effectuate or implement programs of the act to be adopted as emergency regulations in accordance with the Administrative Procedure Act, as provided. Current law requires the emergency regulations to be filed with the Office of Administrative Law and requires the emergency regulations to remain in effect until repealed or amended by the adopting state agency. This bill, notwithstanding the above, would exempt the adoption of regulations needed to effectuate or implement programs of the act from the requirements of the Administrative Procedure Act, as provided. The bill would require a state entity that receives funding to administer a competitive grant program established using the Administrative Procedure Act exemption to do certain things, including develop draft project solicitation and evaluation guidelines and to submit those guidelines to the Secretary of the Natural Resources Agency, except as provided. The bill would require the Secretary of the Natural Resources Agency to post an electronic form of the guidelines submitted by a state entity and the subsequent verifications on the Natural Resources Agency's internet website. (Based on 01/14/2026 text)

**[AB 643](#) ([Wilson, D](#)) Climate change: short-lived climate pollutants: organic waste reduction.**

**Status:** 01/27/2026 - In Senate. Read first time. To Com. on RLS. for assignment.

**Summary:** Current law establishes methane emissions reduction goals that include a target to reduce landfill disposal of organics by 75% of the 2014 level of the statewide disposal of organic waste by 2025. Current law requires the Department of Resources Recycling and Recovery, in consultation with the State Air Resources Board, to adopt regulations to achieve organic waste reduction goals. Current law authorizes a local jurisdiction to count compost produced and procured from specified compost operations towards its recovered organic waste procurement target. This bill would authorize a local jurisdiction to include organic material used as a beneficial agricultural amendment towards its recovered organic waste procurement target if the material is processed at a facility authorized by the department using specified approved technologies, the material is licensed for end use as an agricultural fertilizer by the Department of Food and Agriculture, as provided, and the material is not derived from, or processed using, specified activities relating to the final deposition or management of solid waste, as provided. (Based on 01/14/2026 text)

**[AB 647](#) ([González, Mark, D](#)) Abandoned recreational vehicles.**

**Status:** 01/27/2026 - In Senate. Read first time. To Com. on RLS. for assignment.

**Summary:** Current law, until January 1, 2030, authorizes the Counties of Alameda and Los Angeles to implement a program for the disposal of abandoned recreational vehicles. Current law imposes specified conditions on this authority, including, among other things, requiring a public agency, immediately after removal of the recreational vehicle, to notify the Stolen Vehicle System of the Department of Justice of the removal. This bill would also authorize any public agency within the Counties of Alameda and Los Angeles or a state agency, as specified, to

implement a program to dispose of these recreational vehicles within the County of Alameda or the County of Los Angeles and would extend this authorization until January 1, 2032. (Based on 01/05/2026 text)

**AB 685 (Solache, D) Small Business Resiliency and Innovation Act.**

**Status:** 01/27/2026 - In Senate. Read first time. To Com. on RLS. for assignment.

**Summary:** Current law establishes the Office of Small Business Advocate (OSBA) within the Governor's Office of Business and Economic Development, also known as GO-Biz, to advocate for causes of small business and to provide small businesses with the information they need to survive in the marketplace. Current law establishes the California Small Business Technical Assistance Program (SB-TAP) within OSBA, under the direct authority of the Small Business Advocate, for the purpose of assisting small businesses through free or low-cost one-on-one consulting and low-cost training by entering into grant agreements with one or more small business technical assistance centers. Under current law, OSBA administers the Capital Infusion Program (CIP) pursuant to the SB-TAP, as specified. This bill would establish the Small Business Resiliency and Innovation Act to provide assistance to small businesses. For this purpose, the bill would appropriate \$26,000,000 from the General Fund to the Small Business Resiliency and Innovation Fund, which the bill would create in the State Treasury. The bill would require OSBA to administer the fund and to allocate moneys in the fund to both the CIP and the SB-TAP, and to OSBA for administrative purposes, as provided. (Based on 01/12/2026 text)

**AB 768 (Ávila Farías, D) Mobilehome parks: rent protections: local rent control.**

**Status:** 01/20/2026 - Read third time. Passed. Ordered to the Senate. (Ayes 64. Noes 1.) In Senate. Read first time. To Com. on RLS. for assignment.

**Summary:** The Mobilehome Residency Law governs tenancies in mobilehome parks and includes provisions that are applicable to those who have an ownership interest in a subdivision, cooperative, or condominium for mobilehomes, or a resident-owned mobilehome park, as specified. These provisions set forth the rights of residents and homeowners regarding the use of the property. Current law exempts the rental of certain mobilehome spaces by a homeowner, if the mobilehome space is not the principal residence of the homeowner and the homeowner has not rented the mobilehome to another party, from any ordinance, rule, regulation, or initiative measure adopted by any city, county, or city and county, that establishes a maximum amount that the landlord may charge a tenant for rent, as specified. This bill would, instead, apply that exemption to the rental of a mobilehome space that is not used as permanent housing, as defined, by the homeowner or an approved tenant, except as specified. (Based on 01/14/2026 text)

**AB 939 (Schultz, D) Housing development: density bonuses: affordability of for-sale units.**

**Status:** 01/29/2026 - Read third time. Passed. Ordered to the Senate. (Ayes 60. Noes 9.) In Senate. Read first time. To Com. on RLS. for assignment.

**Summary:** The Density Bonus Law requires a city or county to provide a developer that proposes a housing development, as defined, within the city or county with a density bonus, other incentives or concessions, and waivers or reductions of development standards, as specified, if the developer agrees to construct specified units and meets other requirements. Current law, among other things, requires compliance with certain affordability requirements, including requiring that the applicant agree to ensure, and that the city, county, or city and county ensure, that a for-sale unit that qualified the applicant for the award of the density bonus is either (1) initially sold to and occupied by a person or family of very low, low, or moderate income, as specified, or (2) if the unit is not purchased by an income-qualified person or family within 180 days after the issuance of the certificate of occupancy, the unit is purchased by a qualified nonprofit housing corporation, as provided. This bill would additionally allow the applicant and the city, county, or city and county to comply with the above-described affordability requirements with respect to a for-sale unit by ensuring that the unit is purchased by a nonprofit corporation, as specified, for properties to be sold to and occupied by extremely low, very low, or lower income families who participate in a below-market interest rate loan program, as described. (Based on 01/15/2026 text)

**AB 1165 (Gipson, D) California Housing Justice Act of 2025.**

**Status:** 01/29/2026 - Read third time. Passed. Ordered to the Senate. (Ayes 54. Noes 12.) In Senate. Read first time. To Com. on RLS. for assignment.

**Summary:** Current law establishes the Homeless Housing, Assistance, and Prevention Program administered by the Business, Consumer Services, and Housing Agency for the purpose of providing jurisdictions, as defined, with one-time grant funds to support regional coordination and expand or develop local capacity to address homelessness challenges, as specified. Current law also establishes the Department of Housing and Community Development in the agency and makes the department responsible for administering various housing programs

throughout the state, including, among others, the Multifamily Housing Program, the Housing for a Healthy California Program, and the California Emergency Solutions Grants Program. This bill would enact the California Housing Justice Act of 2025, which would require the department to create, by January 1, 2028, and in collaboration with specified entities, including local entities, finance plans to solve homelessness and to solve the housing unaffordability crisis, and related statewide performance metrics. (Based on 01/22/2026 text)

**AB 1198 (Haney, D) Public works: prevailing wages.**

**Status:** 01/29/2026 - Read third time. Passed. Ordered to the Senate. (Ayes 65. Noes 6.) In Senate. Read first time. To Com. on RLS. for assignment.

**Summary:** Current law requires that, except as specified, not less than the general prevailing rate of per diem wages, determined by the Director of Industrial Relations, be paid to workers employed on public works projects. Current law requires the body awarding a contract for a public work to obtain from the director the general prevailing rate of per diem wages for work of a similar character in the locality in which the public work is to be performed, and the general prevailing rate of per diem wages for holiday and overtime work, for each craft, classification, or type of worker needed to execute the contract. Under current law, if the director determines during any quarterly period that there has been a change in any prevailing rate of per diem wages in a locality, the director is required to make that change available to the awarding body and their determination is final. Under current law, that determination does not apply to public works contracts for which the notice to bidders has been published. This bill would instead state, commencing July 1, 2027, that if the director determines, within a semiannual period, that there is a change in any prevailing rate of per diem wages in a locality, that determination applies to any public works contract that is awarded or for which notice to bidders is published after July 1, 2027. The bill would authorize any contractor, awarding body, or specified representative affected by a change in rates on a particular contract to, within 20 days, file with the director a verified petition to review the determination of that rate, as specified. The bill would require the director to, upon notice to the interested parties, initiate an investigation or hold a hearing, and, within 20 days after the filing of that petition, except as specified, make a final determination and transmit the determination in writing to the awarding body and to the interested parties. (Based on 01/22/2026 text)

**AB 1406 (Ward, D) Attached residential condominium sales: liquidated damages.**

**Status:** 01/29/2026 - Read third time. Passed. Ordered to the Senate. (Ayes 41. Noes 15.) In Senate. Read first time. To Com. on RLS. for assignment.

**Summary:** Current law establishes that for the initial sale of a newly constructed condominium unit, as specified, the amount actually paid to the seller in the event of a buyer's default pursuant to a liquidated damages provision that exceeds 3% of the purchase price of the residential unit is subject to specified requirements, including an accounting of the seller's costs and revenues, as specified. This bill would delete the above-specified percentage and, instead, increase that percentage to 6%. (Based on 01/22/2026 text)

**AB 1421 (Wilson, D) Vehicles: Road Usage Charge Technical Advisory Committee.**

**Status:** 01/29/2026 - Read third time. Passed. Ordered to the Senate. (Ayes 49. Noes 21.) In Senate. Read first time. To Com. on RLS. for assignment.

**Summary:** Current law requires the Chair of the California Transportation Commission to create a Road Usage Charge Technical Advisory Committee in consultation with the Secretary of Transportation to guide the development and evaluation of a pilot program assessing the potential for mileage-based revenue collection as an alternative to the gas tax system. Current law additionally requires the Transportation Agency, in consultation with the commission, to implement the pilot program, as specified. Current law repeals these provisions on January 1, 2027. This bill would require the commission, in consultation with the Transportation Agency, to consolidate and prepare research and recommendations related to a road user charge or a mileage-based fee system. The bill would require the commission to submit a report, as specified, on the research and recommendations described above to the appropriate policy and fiscal committees of the Legislature by no later than January 1, 2027. (Based on 01/05/2026 text)

**AB 1546 (Schultz, D) Vehicles: driving under the influence.**

**Status:** 02/09/2026 - Referred to Com. on PUB. S.

**Summary:** Under current law, if a person is convicted of either driving under the influence (DUI) of any alcoholic beverage or drug, or under the combined influence of any alcoholic beverage and drug or driving while having 0.08% or more, by weight, of alcohol in the person's blood within 10 years of 2 separate violations of specified DUI offenses, or any combination thereof, that resulted in convictions, that person has committed an offense

punishable by imprisonment in the county jail for not less than 120 days nor more than one year and by a fine, as specified. This bill would, instead, make the above DUI conviction punishable as a wobbler by imprisonment in the county jail for not less than 120 days nor more than one year and by a fine, as specified, or by imprisonment in the county jail for 16 months or 2 or 3 years and a fine, as specified. (Based on 01/05/2026 text)

**AB 1553 (Connolly, D) California Environmental Quality Act.**

**Status:** 01/09/2026 - From printer. May be heard in committee February 8.

**Summary:** The California Environmental Quality Act (CEQA) requires a lead agency to prepare a mitigated negative declaration for a project that may have a significant effect on the environment if revisions in the project would avoid or mitigate that effect and there is no substantial evidence that the project, as revised, would have a significant effect on the environment. Current law exempts from CEQA, except when located on natural and protected lands, as defined, a project that consists exclusively of a daycare center, as specified, a project that consists exclusively of a federally qualified health center or a rural health clinic, as specified, a project that consists exclusively of a nonprofit food bank or food pantry, as specified, and a project that consists exclusively of a facility for advanced manufacturing, as specified. This bill would state that it is the intent of the Legislature to enact subsequent legislation that would, among other things, provide that projects exempted from CEQA pursuant to the above-described provisions remain subject to, and in compliance with, all applicable state laws intended to protect public health, safety, and the environment. (Based on 01/08/2026 text)

**AB 1557 (Papan, D) Vehicles: electric bicycles.**

**Status:** 02/02/2026 - Referred to Com. on TRANS.

**Summary:** Current law defines an electric bicycle as a bicycle equipped with fully operable pedals and an electric motor that does not exceed 750 watts of power. This bill would clarify that an electric bicycle is a bicycle equipped with fully operable pedals and an electric motor that is not capable of exceeding 750 watts of peak power. (Based on 01/08/2026 text)

**AB 1563 (Gabriel, D) Budget Act of 2026.**

**Status:** 01/10/2026 - From printer.

**Summary:** Would make appropriations for the support of state government for the 2026–27 fiscal year. (Based on 01/09/2026 text)

**AB 1567 (Ta, R) General plan: annual report: congregate care for the elderly.**

**Status:** 02/02/2026 - Referred to Coms. on H. & C.D. and L. GOV.

**Summary:** The Planning and Zoning law requires a housing element to be revised according to a specific schedule. After the legislative body has adopted all or part of a general plan, current law requires the planning agency to provide by April 1 of each year an annual report to various entities that includes specified information. Current law requires the Department of Housing and Community Development, in consultation with each council of governments, to determine each region's existing and projected housing need, as provided. Current law requires each council of governments, or the department for cities and counties without a council of governments, to adopt a final regional housing need plan that allocates a share of the regional housing need to each city, county, or city and county and that furthers specified objectives. This bill would, for the 7th and each subsequent revision of the housing element, authorize a planning agency to include in that report the number of units approved for congregate care for the elderly, as defined, for up to 15% of a jurisdiction's regional housing need allocation for any income category. (Based on 01/12/2026 text)

**AB 1569 (Davies, R) Pupil safety: electric bicycle parking: safety program.**

**Status:** 02/09/2026 - Referred to Coms. on ED. and TRANS.

**Summary:** Current law prohibits a person from driving or parking a vehicle or animal upon the driveways, paths, parking facilities, or grounds of specific public entities, including a public school or an educational institution exempted, in whole or in part, from taxation, except with the permission of, and subject to any condition or regulation that may be imposed by, the governing body of the specified public entity. Current law authorizes a public agency to adopt rules or regulations to restrict, or specify the conditions for, the use of bicycles, motorized bicycles, electric bicycles, skateboards, electrically motorized boards, and roller skates on public property under the jurisdiction of that agency. This bill would require each school that allows pupils in kindergarten or any of grades 1 to 12, inclusive, to park a class 1, 2, or 3 electric bicycle, as defined, on campus during regular school hours to require pupils to complete the electric bicycle safety and training program developed by the Department

of the California Highway Patrol, as provided, or a related safety course, as specified, as a condition for parking on campus. The bill would also require a pupil to submit proof of completion of the above-described course to their school before parking their class 1, 2, or 3 electric bicycle on the school campus during school hours. The bill would exempt schools that adopted a policy related to electric bicycle safety, on or before January 1, 2027, from the above-described requirements. (Based on 01/12/2026 text)

**AB 1573 (Bryan, D) Land use: housing elements: target population.**

**Status:** 02/09/2026 - Referred to Coms. on H. & C.D. and L. GOV.

**Summary:** The Planning and Zoning Law requires a city or county to adopt a general plan for land use development that includes, among other things, a housing element containing specified information, including an analysis of its special housing, emergency shelter, and supportive housing needs, as defined. Current law defines the term "target population" for purposes of requirements applicable to the housing element to include certain persons, including persons with low incomes who have one or more disabilities and individuals eligible for specified developmental disability services. This bill would expand the definition of the term "target population" for the purposes of requirements applicable to the housing element, as described above, to include victims of domestic violence, as specified. (Based on 01/12/2026 text)

**AB 1577 (Bauer-Kahan, D) Data centers: monthly reporting.**

**Status:** 01/13/2026 - From printer. May be heard in committee February 12.

**Summary:** Current law establishes the State Energy Resources Conservation and Development Commission and vests the commission with various responsibilities with respect to developing and implementing the state's energy policies. Current law requires the commission to biennially adopt an integrated energy policy report, as specified, and to make the reports accessible to state, local, and federal entities and to the general public. This bill would require the commission to establish a process for the owner of a data center, as defined, to submit specified information to the commission on a monthly basis, including, among other information, the data center's power usage effectiveness, as defined, water usage effectiveness, as defined, and total water consumption and the quantity of fuel consumed by onsite generators or other fuel-based energy systems, as specified. The bill would require the owner of a data center to submit the required information in the manner and timeframe specified by the commission. The bill would require the commission, as part of the 2029 edition of the integrated energy policy report, to include an assessment of electrical load trends for data centers, as provided. The bill would require the commission to annually publish the information submitted in an anonymized and aggregated format on its internet website. (Based on 01/12/2026 text)

**AB 1578 (Jackson, D) State and local officials: antihate speech training.**

**Status:** 01/13/2026 - From printer. May be heard in committee February 12.

**Summary:** Current law requires each state agency to offer at least semiannually, and certain state officials to attend once every 2 years, an orientation course on the relevant ethics statutes and regulations that govern the official conduct of state officials. Current law requires each state agency to maintain records indicating the specific attendees, each attendee's job title, and dates of their attendance for each orientation course offered for a period of not less than 5 years after each course is given. This bill would require, beginning on January 1, 2028, a state official to complete at least one hour of antihate speech training and education within 6 months of taking office and subsequently every 4 years thereafter. (Based on 01/12/2026 text)

**AB 1584 (Jackson, D) State Air Resources Board: Office of Civil Rights.**

**Status:** 01/14/2026 - From printer. May be heard in committee February 13.

**Summary:** Current law establishes within the California Environmental Protection Agency the State Air Resources Board. Current law provides for the establishment of air pollution control districts and air quality management districts. Current law generally vests regulatory jurisdiction over stationary sources of air pollution to the air pollution control districts and air quality management districts and regulatory jurisdiction over mobile sources of air pollution to the State Air Resources Board. This bill, contingent upon an appropriation by the Legislature in the annual Budget Act or another act for its purposes, would create the Office of Civil Rights within the state board. The bill would set forth the responsibilities of the office, including providing training on civil rights obligations to board staff, grantees, contractors, and subrecipients, and coordinating with air pollution control districts and air quality management districts and the California Environmental Protection Agency to align civil rights compliance efforts statewide. (Based on 01/13/2026 text)



**AB 1599 (Ahrens, D) Public transit: California Transit Stop Registry: transit datasets.**

**Status:** 02/02/2026 - Referred to Com. on TRANS.

**Summary:** Would require the Department of Transportation to create, on or before December 31, 2026, the California Transit Stop Registry as a centralized, statewide dataset of standardized information regarding transit stops that includes, but is not limited to, each transit stop's name, location, available amenities, and unique identifier, as specified. (Based on 01/16/2026 text)

**AB 1608 (Wilson, D) Office of the Inspector General, High-Speed Rail.**

**Status:** 01/21/2026 - From printer. May be heard in committee February 20.

**Summary:** Current law creates the High-Speed Rail Authority to develop and implement a high-speed rail system in the state. Current law creates the High-Speed Rail Authority Office of the Inspector General and authorizes the High-Speed Rail Authority Inspector General to initiate an audit or review regarding oversight related to delivery of the high-speed rail project undertaken by the authority and the selection and oversight of contractors related to that project. Current law authorizes the Inspector General to select, appoint, and employ officers and employees necessary to carry out the functions of the office, as specified. This bill would rename the office as the Office of the Inspector General, High-Speed Rail and revise the title of the Inspector General as the Inspector General of the High-Speed Rail. This bill would authorize the Inspector General to adopt and make use of the classifications, associated salary ranges, and other forms of compensation established or otherwise used by other state agencies identified by the Inspector General as performing comparable oversight work, as specified. This bill would authorize the Inspector General to contract for goods and services that the Inspector General deems necessary for the furtherance of the purposes of the office. (Based on 01/20/2026 text)

**AB 1614 (Dixon, R) Vehicles: bicycles.**

**Status:** 02/02/2026 - Referred to Com. on TRANS.

**Summary:** The California Bicycle Transportation Act establishes 4 classifications of facilities, referred to as bikeways, that provide primarily for, and promote, bicycle travel. Current law requires a person operating a bicycle, which includes an electric bicycle, upon a highway to ride the bicycle upon or astride a permanent and regular seat unless the bicycle was designed by the manufacturer to be ridden without a seat. Current law requires a person riding as a passenger on a bicycle upon a highway to be upon or astride a seat attached to the bicycle, as specified. This bill would make those provisions applicable to the operation of a bicycle upon a Class I bikeway. (Based on 01/21/2026 text)

**AB 1618 (Rogers, D) Food insecurity survey.**

**Status:** 02/02/2026 - Referred to Com. on HUM. S.

**Summary:** Current law establishes various food assistance programs, including, among others, the federal Supplemental Nutrition Assistance Program (SNAP), known in California as CalFresh, under which supplemental nutrition assistance benefits allocated to the state by the federal government are distributed to eligible individuals by each county. This bill would require the State Department of Social Services to annually conduct a statewide survey to assess food insecurity in the state, modeled after a specified federal survey. The bill would require the first statewide food insecurity survey to be completed on or before July 1, 2027. The bill would require the department, on or before October 1, 2027, and annually thereafter, to make the results of the statewide food insecurity survey publicly available on its internet website. The bill would prohibit the department from conducting a statewide food insecurity survey during a year in which a federal food security survey is conducted, as specified. (Based on 01/21/2026 text)

**AB 1621 (Wilson, D) Planning and Zoning Law: postentitlement phase permits: Housing Accountability Act.**

**Status:** 02/02/2026 - Referred to Coms. on L. GOV. and H. & C.D.

**Summary:** The Planning and Zoning Law requires a local agency or state agency to compile one or more lists that specify in detail the information required from any applicant for a postentitlement phase permit, as defined. Current law also establishes time limits for completing reviews regarding whether an application for a postentitlement phase permit is complete and compliant, and whether to approve or deny an application. Current law requires the time limits to be tolled, if the local agency or state agency requires review of the application by an outside entity, until the outside entity completes the review and returns the application, as specified. This bill would prohibit a local agency or state agency from requiring or requesting more than 2 plan check and specification reviews in connection with an application for a building permit, as part of its review, except as specified. The bill would authorize a local agency or state agency to deny an application that is not compliant with the permit standards following 2 plan check and specification reviews. The bill would also authorize an applicant to request

additional submittals of applications that are not compliant with the permit standards. The bill, if a local agency or state agency finds that a complete application is noncompliant, would prohibit a local agency or state agency from requesting or requiring any action or inaction as a result of a building inspection undertaken to assess compliance with the applicable building permit standards that would represent a deviation from a previously approved building plan or similar approval for the building permit, except as specified. (Based on 01/22/2026 text)

**[AB 1623](#) ([Davies, R](#)) Planning and zoning: regional housing needs allocation and annual report: student housing quarters.**

**Status:** 02/02/2026 - Referred to Coms. on H. & C.D. and L. GOV.

**Summary:** The Planning and Zoning Law requires each city, county, or city and county to prepare and adopt a general plan for its jurisdiction that contains certain mandatory elements, including a housing element. Under current law, a part of the housing element is an assessment of housing needs, which includes the locality's share of the regional housing need. Under current law, the appropriate council of governments, or for cities and counties without a council of governments, the Department of Housing and Community Development, adopts a final regional housing need plan that allocates a share of the regional housing need to each locality in the region. Current law authorizes a local government to conduct a review or appeal regarding allocation data provided by the department or the council of governments regarding, among other things, the locality's share of the regional housing need. This bill would require certain types of student housing quarters, as determined by the department, that are built within the jurisdiction of a local government, as defined, regardless of whether they have been issued a completed entitlement, a building permit, or a certificate of occupancy, to count toward a local government's share of the locality's lower income regional housing needs allocation. (Based on 01/22/2026 text)

**[AB 1624](#) ([Zbur, D](#)) Public Lands Protection Act.**

**Status:** 01/23/2026 - From printer. May be heard in committee February 22.

**Summary:** The Planning and Zoning Law requires each county and city to adopt a comprehensive, long-term general plan for the physical development of the county or city, and of any land outside its boundaries that bears relation to its planning. Current law authorizes the legislative body of a county or city to adopt ordinances that, among other things, regulate the use of buildings, structures, and land as between industry, business, residences, open space, and other purposes, as provided. For these purposes, current law authorizes the legislative body to divide a county or city into zones, but requires that regulations adopted be uniform for each class or kind of building or use of land throughout each zone. The California Environmental Quality Act (CEQA) requires a lead agency, as defined, to prepare an environmental impact report on a project that it proposes to carry out or approve that may have a significant effect on the environment or to adopt a negative declaration if it finds that the project will not have that effect. This bill, the Public Lands Protection Act, would, upon transfer to any private or nonfederal entity of a parcel of land located within the state that is owned by the United States government on or after January 1, 2025, and that has been designated in an adopted general plan or zoning ordinance as open space, public land, resource conservation, or an equivalent conservation-oriented designation, immediately subject that parcel to the zoning designation and associated state and local restrictions. The bill would also, upon transfer of a parcel of land located within the state that is owned by the United States government on or after January 1, 2025, and that has not been designated in an adopted general plan or zoning ordinance at the time of transfer to any private or nonfederal entity, automatically subject that parcel to the most restrictive conservation-oriented zoning designation currently applied in the jurisdiction, by operation of law. (Based on 01/22/2026 text)

**[AB 1642](#) ([Harabedian, D](#)) Wildfires: contamination standards.**

**Status:** 02/09/2026 - Referred to Com. on E.S & T.M.

**Summary:** Current law makes the Deputy Director of Community Wildfire Preparedness and Mitigation responsible for fire preparedness and mitigation missions of the Department of Forestry and Fire Protection, as provided. The Department of Toxic Substances Control regulates the handling and management of hazardous waste and hazardous materials. This bill would require the Department of Toxic Substances Control to adopt, no later than July 1, 2027, emergency regulations specifying the standards for investigation, environmental testing, and removal of contaminants inside and outside of homes, schools, and workplaces in residential areas after a wildfire. The bill would require the adopted standards to include health-based clearance standards, as specified. (Based on 01/27/2026 text)

**[AB 1658](#) ([Kalra, D](#)) Local Agency Public Construction Act: change orders: County of Los Angeles: County of Santa Clara.**

**Status:** 01/30/2026 - From printer. May be heard in committee March 1.

**Summary:** The Local Agency Public Construction Act regulates contracting by local agencies, including counties and special districts. The act includes specific provisions for contracting by counties and contracting for county highways, bridges, and subways, and county waterworks districts. Those provisions include change order authorization for contracts, as prescribed, and impose caps on the extra cost of any change order, varying with the value of the original contract. Current law, until January 1, 2027, authorizes the County of Los Angeles and the County of Santa Clara to add a change order cap of \$400,000 for contracts whose original cost exceeds \$25,000,000 and of \$750,000 for contracts whose original cost exceeds \$50,000,000, both of which are adjusted annually to reflect the percentage change in the California Consumer Price Index. Current law imposes similar caps for both counties with regard to county highways and similar caps for the County of Los Angeles with regard to county bridges, subways, waterworks districts, and the Los Angeles County Flood Control District. That law requires the provisions specific to the County of Los Angeles and the County of Santa Clara modify no more than 7 contracts and requires those counties to provide a review report to the Assembly Committee on Local Government and the Senate Committee on Governance and Finance no later than July 1, 2026. This bill would no longer require the County of Los Angeles and the County of Santa Clara to modify no more than 7 contracts and no longer require those counties to provide a review report, as described above. The bill would delete the January 1, 2027 repeal date, thereby extending these provisions indefinitely. (Based on 01/29/2026 text)

**AB 1664 (Jackson, D) Vehicles: direct driver monitoring systems.**

**Status:** 01/30/2026 - From printer. May be heard in committee March 1.

**Summary:** Current law regulates vehicles and prohibits vehicles from being equipped with certain equipment, including, among other things, a device that is designed for, or is capable of, jamming, scrambling, neutralizing, disabling, or interfering with radar, laser, or any other electronic device used by a law enforcement agency to measure the speed of moving objects. Current law also prohibits vehicles from being equipped with a device that is specifically designed for, marketed for, or being used for, neutralizing, disabling, or otherwise interfering with a driver monitoring system that is engaged when drivers are utilizing advanced driver assistance system features or autonomous technology. This bill would require the Department of General Services to establish a pilot program under which a subset of state-operated heavy duty vehicles within the state vehicle fleet are equipped with a direct driver monitoring system for at least 24 months. The bill would require the department to determine the number of state-operated heavy duty vehicles to be included in the pilot program, as specified, and, for at least the initial 24 months of the pilot program, collect and analyze data regarding the prevalence of distracted and drowsy driving events, the effectiveness of the direct driver monitoring system in mitigating these events, and any impact the direct driver monitoring system has on driver behavior. (Based on 01/29/2026 text)

**AB 1674 (Ahrens, D) Food Affordability Act.**

**Status:** 02/03/2026 - From printer. May be heard in committee March 5.

**Summary:** Current law creates the Office of Farm to Fork within the Department of Food and Agriculture, and requires the office, to the extent that resources are available, to work with various entities, as prescribed, to increase the amount of agricultural products available to underserved communities and schools in the state. Current law requires the office, among other things, to identify distribution barriers that affect limited food access and work to overcome those barriers through various actions and to coordinate with school districts and representatives to increase the nutritional profile of foods provided in schools. This bill, the Food Affordability Act, would create the Food Desert Elimination Grant Program under the administration of the department to expand access to healthy foods in food deserts, as defined, and areas at risk of becoming food deserts, by providing grants to developers and grocery store operators, as specified. The bill would create the Food Desert Elimination Fund and would authorize the department, upon appropriation by the Legislature, to expend moneys in the fund for the purpose of the program. The bill would authorize the department to collect nonstate, federal, and private moneys for the purpose of the program, require those moneys to be deposited into the California Equitable Food Access Account within the Food Desert Elimination Fund, which the bill would create, and continuously appropriate those moneys to the department for the purpose of the program. The bill would authorize the department to award grants for specified purposes to developers or grocery store operators seeking to locate grocery stores in food deserts or to existing grocery stores located in food deserts. (Based on 02/02/2026 text)

**AB 1680 (Calderon, D) California FAIR Plan Association.**

**Status:** 02/03/2026 - From printer. May be heard in committee March 5.

**Summary:** The California FAIR Plan Association is a joint reinsurance association in which all insurers licensed to write basic property insurance participate to administer a program for the equitable apportionment of basic property insurance for persons who are unable to obtain that coverage through normal channels. Current law requires the Insurance Commissioner to approve the association's plan of operation and authorizes the



commissioner to examine the association's books, records, files, papers, and documents that relate to its operation. Current law authorizes the commissioner to impose civil penalties for various violations of the Insurance Code. This bill would require the association to comply with the recommendations of a report of examination or other operational report and would subject the association to civil penalties for violating statutes relative to the association, including if it fails to adopt the recommendations within a timeframe agreed upon by the commissioner or a person designated by the commissioner. The bill would set the civil penalty amounts for violations of provisions relative to the association as not to exceed \$10,000 for each act in violation or not to exceed \$20,000 if the act was willful, and would require the commissioner to impose those penalties, as specified. (Based on 02/02/2026 text)

**AB 1708 (Solache, D) Homeless Housing, Assistance, and Prevention program: round 7.**

**Status:** 02/05/2026 - From printer. May be heard in committee March 7.

**Summary:** Current law establishes the Homeless Housing, Assistance, and Prevention (HHAP) program for the purpose of providing jurisdictions with grant funds to support regional coordination and expand or develop local capacity to address their immediate homelessness challenges, as specified. Current law provides for the allocation of funding under the program among continuums of care, cities, counties, and tribes in 6 rounds, with rounds 1 to 5, inclusive, administered by the Interagency Council on Homelessness and round 6 administered by the Department of Housing and Community Development, as provided. Current law establishes round 7 of the program and states the intent of the Legislature to enact future legislation that specifies the parameters, as specified. Current law, effective July 1, 2026, appropriates \$500,000,000, as specified, provided that these funds be disbursed in accordance with specified requirements, including that funds from this appropriation be disbursed to a city, county, tribe, or continuum of care for round 7 of the program after a declaration by the director of the department, in consultation with the Director of Finance, that the department has substantially completed its initial disbursement of round 6 funds to the city, county, tribe, or continuum of care and that the city, county, tribe, or continuum of care has obligated at least 50% of its total round 6 award. Current law requires the department, during the 2025–26 fiscal year, to prepare to administer round 7 of the program with the goal that initial round 7 disbursements will be available to grantees meeting the statutory provisions for disbursement beginning September 1, 2026, as specified. This bill would require a continuum of care receiving funding pursuant to round 7, as described above, to allocate funds to a smaller jurisdiction, defined as a city with a population under 300,000. (Based on 02/04/2026 text)

**AB 1710 (Carrillo, D) Housing developments: ordinances, policies, and standards.**

**Status:** 02/05/2026 - From printer. May be heard in committee March 7.

**Summary:** The Housing Accountability Act states that it shall not be construed to prohibit a local agency from requiring a housing development project to comply with objective, quantifiable, written development standards, conditions, and policies appropriate to, and consistent with, meeting the jurisdiction's share of the regional housing need, except as provided. The act further provides that for its purposes, a housing development project or emergency shelter shall be deemed consistent, compliant, and in conformity with an applicable plan, program, policy, ordinance, standard, requirement, or other similar provision if there is substantial evidence that would allow a reasonable person to conclude that the housing development project or emergency shelter is consistent, compliant, or in conformity. The act requires a housing development project to be subject only to the ordinances, policies, and standards adopted and in effect when a preliminary application, as specified, was submitted, except as otherwise provided. The act defines "ordinances, policies, and standards" to include general plan, community plan, specific plan, zoning, design review standards and criteria, subdivision standards and criteria, and any other rules, regulations, requirements, and policies of a local agency, as defined, including those relating to development impact fees, capacity or connection fees or charges, permit or processing fees, and other exactions. This bill would include in the definition of "ordinances, policies, and standards" materials requirements, postentitlement permit standards, and any rules, regulations, determinations, and other requirements adopted or implemented by other public agencies, as defined. (Based on 02/04/2026 text)

**AB 1722 (Hadwick, R) Wildlife.**

**Status:** 02/06/2026 - From printer. May be heard in committee March 8.

**Summary:** The California Constitution establishes the Fish and Game Commission and provides for the delegation to the commission of powers relating to the protection and propagation of fish and game. Under existing law, the Department of Fish and Wildlife has jurisdiction over the conservation, protection, and management of fish, wildlife, native plants, and habitat necessary for biologically sustainable populations of those species. This bill would state the intent of the Legislature to enact subsequent legislation relating to wildlife. (Based on 02/05/2026 text)

**[AB 1732](#) ([Alvarez, D](#)) California Environmental Quality Act: exemption: housing development project: public higher education land use plan.**

**Status:** 02/06/2026 - From printer. May be heard in committee March 8.

**Summary:** The California Environmental Quality Act (CEQA) exempts from its requirements certain housing development projects that meet specified conditions, including a condition that the project is consistent with the applicable general plan and zoning ordinance, as well as any applicable local coastal program. CEQA requires a local government to provide formal notification to each California Native American tribe that is traditionally and culturally affiliated with the project site as an invitation to consult on the proposed project, as provided. This bill would provide that a housing development project that is consistent with the applicable public higher education land use plan would also meet that condition. The bill would further provide that a housing development project that is not subject to an applicable general plan, zoning ordinance, or public higher education land use plan would satisfy that condition if there is substantial evidence that would allow a reasonable person to conclude that the housing development project meets specified conditions, including a condition that the project satisfies the statewide performance standards for infill projects, as provided. Because the bill would increase duties on a local government related to this exemption by expanding the exemption to additional projects, this bill would impose a state-mandated local program. (Based on 02/05/2026 text)

**[AB 1734](#) ([Stefani, D](#)) Count Hunger Act.**

**Status:** 02/06/2026 - From printer. May be heard in committee March 8.

**Summary:** Current law declares the established policy of the state that every human being has the right to access sufficient affordable and healthy food. Current law defines food insecurity as the occasional or constant lack of access to the food one needs to live a healthy life and the uncertainty of being able to acquire enough food to meet the needs of an individual or household due to insufficient money or other resources. Current law requires the State Department of Public Health to consider the above-described state policy when establishing grant criteria pertinent to the distribution of sufficient affordable food. Current law requires the department to administer or oversee various programs addressing nutrition, including, among other things, pupil access to healthy food and the California Special Supplemental Nutrition Program for Women, Infants, and Children. This bill, the Count Hunger Act, would require the department to establish a 2-year pilot program, in collaboration with the University of California at Los Angeles (UCLA), to ensure that certain sets of questions linked to food insecurity are funded and covered within the California Health Interview Survey (CHIS). The bill would define CHIS as the statewide health survey administered by UCLA and conducted annually through interviews with thousands of households in the state, as specified. (Based on 02/05/2026 text)

**[AB 1738](#) ([Carrillo, D](#)) State Housing Law: remote inspections.**

**Status:** 02/06/2026 - From printer. May be heard in committee March 8.

**Summary:** The State Housing Law establishes statewide construction and occupancy standards for buildings used for human habitation. Current law requires the building department of every city or county to enforce the provisions of the State Housing Law, the State Building Standards Code, and other specified rules and regulations promulgated pursuant to the State Housing Law pertaining to standards for buildings used for human habitation. Current law, in the event of nonenforcement of the provisions of the State Housing Law, the State Building Standards Code, and the other rules and regulations promulgated pursuant to the State Housing Law, requires the Department of Housing and Community Development (HCD) to enforce these provisions, as provided. Current law authorizes an officer, employee, or agent of an enforcement agency to enter and inspect any building or premises whenever necessary to secure compliance with, or prevent a violation of, any provision of the State Housing Law, the building standards published in the State Building Standards Code, and other rules and regulations promulgated pursuant to the provisions of the State Housing Law. Current law provides certain immunities to a public entity or employee immunity relative to an inspection or license, as provided. This bill would require a city, including a charter city, county, or city and county to offer a homeowner the option of requesting remote inspections for all or a subset of an inspection required by a building permit for specified works in one- or 2-family dwelling units, by July 1, 2027, as provided. The bill would apply the above-described immunities to remote inspections. The bill would authorize these local agencies, at their discretion, to set up a process to perform onsite audits to confirm that a homeowner accurately represented the work subject to the remote inspection and to temporarily ban the homeowner from using the remote inspection if the homeowner is found to have willfully misrepresented the work, as provided. (Based on 02/05/2026 text)

**AB 1740 (Zbur, D) Coastal resources: coastal development permits: urban multimodal communities: bicycle facilities.**

**Status:** 02/06/2026 - From printer. May be heard in committee March 8.

**Summary:** The California Coastal Act of 1976 requires, among other things, anyone wishing to perform or undertake any development in the coastal zone, except as specified, in addition to obtaining any other permit required by law from any local government or from any state, regional, or local agency, to obtain a coastal development permit from the California Coastal Commission or a local government, as provided. The act provides that a coastal development permit is not required for specified types of development in specified areas, as provided. This bill would authorize a city to designate itself as an urban multimodal community if the city has (1) at least one high-quality transit corridor or transit priority area in the city, (2) adopted plans that include targets to reduce greenhouse gas emissions and fatal and severe injury crashes, and (3) Class I, Class II, or Class IV bicycle facilities, as defined. If a city meets the criteria to designate itself as an urban multimodal community, the bill would require documentation be submitted to the Office of Land Use and Climate Innovation for review and would require the documentation to be posted on the city's internet website. The bill would provide that a coastal development permit is not required for certain activities and types of development within an urban multimodal community, as specified. (Based on 02/05/2026 text)

**AB 1751 (Quirk-Silva, D) Missing Middle Townhome Ownership Act.**

**Status:** 02/09/2026 - Read first time. To print.

**Summary:** Existing law, the Planning and Zoning Law, contains various provisions requiring a local government that receives an application for certain types of qualified housing developments to review the application under a streamlined, ministerial approval process depending on the type of housing development, as specified. Existing law, the Subdivision Map Act, vests the authority to regulate and control the design and improvement of subdivisions in the legislative body of a local agency and sets forth procedures governing the local agency's processing, approval, conditional approval or disapproval, and filing of tentative, final, and parcel maps, and the modification thereof. The act generally requires a subdivider to file a tentative map or vesting tentative map with the local agency, as specified, and the local agency, in turn, to approve, conditionally approve, or disapprove the map within a specified time period. Existing law, known as the Starter Home Revitalization Act of 2021, among other things, requires a local agency to ministerially consider, without discretionary review or a hearing, a parcel map or a tentative and final map for a housing development project that meets certain requirements, including that the housing development project on the lot proposed to be subdivided will contain 10 or fewer residential units, except as provided. This bill, the Missing Middle Townhome Ownership Act, would authorize a development proponent to submit an application for a townhome housing development project that is subject to a prescribed ministerial approval process if the development complies with certain procedural requirements and satisfies specified objective planning standards. The bill would also require a local agency to ministerially consider, without discretionary review or a hearing, a parcel map or a tentative and final map for a townhome development project that meets all of specified requirements, including that the proposed subdivision will result in parcels and residential units that will meet prescribed densities and that the newly created parcels are no smaller than 600 square feet. The act would define "townhome" for these purposes to mean a single-family dwelling unit that is less than or equal to 3 stories of occupiable square footage and shares a common wall, as specified, or is separated from one or more neighboring units by an air gap, and would define "townhome development project" to mean a housing development project consisting entirely of residential dwelling units that satisfy this definition of townhome. The bill would authorize a local agency to disapprove a townhome housing development project, or deny the issuance of a parcel map, a tentative map, or a final map for a townhome development project, allowed under the bill's provisions if it makes written findings based upon a preponderance of the evidence that the proposed townhome housing development project would have a specific, adverse impact, as provided in specified law, upon public health and safety and for which there is no feasible method to satisfactorily mitigate or avoid the specific, adverse impact. The bill would authorize a local agency to adopt an ordinance to implement its provisions and would provide that the adoption of such an ordinance is not a project under CEQA. This bill contains other related provisions and other existing laws. (Based on 02/09/2026 text)

**AB 1768 (Bryan, D) Transactions and use taxes: County of Los Angeles.**

**Status:** 02/09/2026 - Read first time. To print.

**Summary:** Existing law authorizes various local governmental entities, subject to certain limitations and approval requirements, to levy a transactions and use tax for general or specific purposes, in accordance with the procedures and requirements set forth in the Transactions and Use Tax Law, including a requirement that the combined rate of all taxes that may be imposed in accordance with that law in any county not exceed 2%. This bill

would authorize, until December 31, 2031, the County of Los Angeles, by an ordinance adopted by the county, to levy a tax pursuant to the Transactions and Use Tax Law at a rate not to exceed 0.5% for general and special purposes, subject to voter approval, as specified. The bill would authorize those taxes to exceed the 2% limit described above. This bill contains other related provisions. (Based on 02/09/2026 text)

**AB 1777 (Garcia, D) Air pollution: indirect sources.**

**Status:** 02/09/2026 - Read first time. To print.

**Summary:** Existing law generally designates the State Air Resources Board as the state agency with the primary responsibility for the control of vehicular air pollution, and air pollution control districts and air quality management districts with the primary responsibility for the control of air pollution from all sources other than vehicular sources. Existing law authorizes air districts to adopt and implement regulations to reduce or mitigate emissions from indirect sources of air pollution. This bill would authorize the state board, if necessary to carry out that duty to achieve those ambient air quality standards, to adopt regulations to reduce or mitigate emissions from indirect sources of pollution. This bill contains other related provisions and other existing laws. (Based on 02/09/2026 text)

**AB 1783 (DeMaio, R) Additional local taxes: vehicle miles traveled tax.**

**Status:** 02/09/2026 - Read first time. To print.

**Summary:** Existing law authorizes the legislative body of a city or county to impose various taxes, including occupancy taxes and sales and use taxes. Existing law also prohibits a city and county from imposing certain taxes, such as a tax upon income. This bill would prohibit a city, county, or any political subdivision thereof from imposing a tax, fee, assessment, or charge, that is calculated, in whole or in part, based on the number of miles traveled by a motor vehicle. The bill would not prohibit the collection of tolls for the use of specific facilities, as provided. The bill would provide that any existing program, pilot program, regulation, or administrative action inconsistent with this prohibition is void and unenforceable. This bill contains other related provisions. (Based on 02/09/2026 text)

**HR 76 (Schultz, D) Relative to affordable homeownership.**

**Status:** 02/05/2026 - Coauthors revised. Read. Adopted.

**Summary:** Would resolve that the Assembly recognizes the vital and unique role of affordable homeownership in strengthening California's economic future, promoting racial and economic equity, and building intergenerational stability for working families. Resolved, That the Assembly affirms the essential importance of the CalHome Program as the state's only dedicated mechanism for producing and preserving affordable ownership homes for lower income Californians. (Based on 01/21/2026 text)

**SB 33 (Cortese, D) Public contracts: claim resolution.**

**Status:** 01/26/2026 - Read third time. Passed. (Ayes 39. Noes 0.) Ordered to the Assembly. In Assembly. Read first time. Held at Desk.

**Summary:** Current law prescribes various requirements regarding the formation, content, and enforcement of state and local public contracts. Current law establishes, until January 1, 2027, for contracts entered into on or after January 1, 2017, a claim resolution process applicable to any claim by a contractor in connection with a public works project against a public entity, as specified. For purposes of these provisions, current law defines "public entity" to include, among others, a city, including a charter city, and county, including a charter county. Current law imposes various requirements on a public entity in relating to the claim resolution process, including, among other things, conducting a reasonable review of the claim and, within 45 days, providing the claimant a written statement identifying the disputed and undisputed portions of the claim. This bill would repeal the above-described January 1, 2027, repeal date, thereby extending the operation of these provisions indefinitely. By indefinitely extending the duties of local agencies in relation to the above-specified claim resolution process, this bill would impose a state-mandated local program. (Based on 01/05/2026 text)

**SB 222 (Wiener, D) Residential heat pump systems: water heaters and HVAC: installations.**

**Status:** 01/26/2026 - Read third time. Passed. (Ayes 29. Noes 8.) Ordered to the Assembly. In Assembly. Read first time. Held at Desk.

**Summary:** Current law requires the State Energy Resources Conservation and Development Commission, on or before January 1, 2019, in consultation with the Contractors State License Board, local building officials, and other stakeholders, to approve a plan that promotes compliance with specified regulations relating to building energy

efficiency standards in the installation of central air-conditioning and heat pumps, as specified. Current law authorizes the commission to adopt regulations to increase compliance with permitting and inspection requirements for central air-conditioning and heat pumps, and associated sales and installations, consistent with the above-described plan. The bill would require a city, county, or city and county, beginning July 1, 2027, to adopt and offer asynchronous inspections for installations of residential heat pump water heater or heat pump HVAC systems, as defined, that do not require a licensed contractor and building inspector to be simultaneously present during the inspection. The bill would authorize a building inspector to contact the licensed contractor who performed the installation by telephone call or real-time video conferencing during their inspection, and, if the building inspector determines during an asynchronous inspection that there is an issue with an installation of the heat pump water heater or heat pump HVAC system and that the licensed contractor who performed the installation must be present to perform tests or cure the installation, to require the licensed contractor who performed the installation to schedule an additional inspection in which the building inspector and the licensed contractor who performed the installation are required to be simultaneously present during the additional inspection. (Based on 01/15/2026 text)

**SB 299 (Cabaldon, D) California Environmental Quality Act: exemption: day care center: family daycare home: zoning.**

**Status:** 01/26/2026 - Read third time. Passed. (Ayes 39. Noes 0.) Ordered to the Assembly. In Assembly. Read first time. Held at Desk.

**Summary:** The California Environmental Quality Act (CEQA) requires a lead agency to prepare a mitigated negative declaration for a project that may have a significant effect on the environment if revisions in the project would avoid or mitigate that effect and there is no substantial evidence that the project, as revised, would have a significant effect on the environment. Current law exempts specified projects from CEQA, including a project that consists exclusively of a day care center, as defined, that is not located in a residential area. This bill would exempt from CEQA a project that consists exclusively of a day care center or a family daycare home, as defined, that is located on a parcel of land zoned exclusively for residential use, except as provided. By imposing additional duties on a lead agency to determine the applicability of these exemptions, the bill would impose a state-mandated local program. (Based on 01/14/2026 text)

**SB 327 (McNerney, D) Public utilities: review of accounts: electrical and gas corporations: rates: political influence activities.**

**Status:** 01/27/2026 - Read third time. Passed. (Ayes 31. Noes 9.) Ordered to the Assembly. Motion to reconsider made by Senator McNerney. Reconsideration granted. (Ayes 40. Noes 0.) Read third time. Passed. (Ayes 30. Noes 10.) Ordered to the Assembly. In Assembly. Read first time. Held at Desk.

**Summary:** Under current law, a regulated public utility is prohibited from using ratepayer funds for advocacy-related activities that are political or do not otherwise benefit ratepayers. Current law prohibits each electrical corporation or gas corporation from recording to an above-the-line account, or otherwise recovering from ratepayers, direct or indirect costs of specified activities. This bill would additionally prohibit, except as provided, each electrical corporation or gas corporation from recording to an above-the-line account, or otherwise recovering from ratepayers, the direct or indirect costs of activities related to opposing the municipalization of electrical or gas utility service, as specified. (Based on 01/15/2026 text)

**SB 381 (Wahab, D) Vital records: adoptees' birth certificates.**

**Status:** 01/27/2026 - Read third time. Passed. (Ayes 35. Noes 0.) Ordered to the Assembly. In Assembly. Read first time. Held at Desk.

**Summary:** Current law prohibits an agency from disclosing personal information that would link the information to the individual unless, among other things, the information is provided to a governmental entity by law, or the disclosure is to the individual to whom the information pertains. Current law makes vital records related to adoptions, other than a newly issued birth certificate, available only upon the order of the superior court of the county of residence of the adopted child or of the county granting the order of adoption. This bill would authorize, beginning on July 1, 2028, the disclosure of an original birth certificate, as defined, to an adopted person, or descendant, as defined, of a deceased adopted person, would require the State Registrar to provide a copy of the original birth certificate to those persons, and would establish a process to request an original birth certificate, as specified. (Based on 01/22/2026 text)

**SB 417 (Cabaldon, D) The Affordable Housing Bond Act of 2026.**



**Status:** 01/27/2026 - Read third time. Urgency clause adopted. Passed. (Ayes 30. Noes 9.) Ordered to the Assembly. In Assembly. Read first time. Held at Desk.

**Summary:** Under current law, there are programs providing assistance for, among other things, emergency housing, multifamily housing, farmworker housing, home ownership for very low and low-income households, and downpayment assistance for first-time home buyers. Current law also authorizes the issuance of bonds in specified amounts pursuant to the State General Obligation Bond Law and requires that proceeds from the sale of these bonds be used to finance various existing housing programs, capital outlay related to infill development, brownfield cleanup that promotes infill development, and housing-related parks. This bill would enact the Affordable Housing Bond Act of 2026, which, if adopted, would authorize the issuance of bonds in the amount of \$10,000,000,000 pursuant to the State General Obligation Bond Law. Proceeds from the sale of these bonds would be used to finance programs to fund affordable rental housing and home ownership programs, including, among others, the Multifamily Housing Program, the CalHome Program, and the Joe Serna, Jr. Farmworker Housing Grant Program. (Based on 01/22/2026 text)

**SB 457 (Becker, D) Housing element compliance: committed assistance: in-kind services.**

**Status:** 01/26/2026 - Read third time. Passed. (Ayes 39. Noes 0.) Ordered to the Assembly. In Assembly. Read first time. Held at Desk.

**Summary:** The Planning and Zoning Law requires that the housing element of a city or county sets forth a schedule of actions during the planning period that the local government is undertaking or intends to undertake to implement the policies and achieve the goals of the housing element, as provided. Current law authorizes the Department of Housing and Community Development to allow a city or county to substitute the provision of units pursuant to this schedule of actions if the community includes in its housing element a program committing the local government to provide specified units that will be made available through the provision of committed assistance to lower income households at affordable housing costs or rents, as defined. Current law requires a unit to meet specified requirements to qualify for inclusion in the program. Existing law defines "committed assistance" for these purposes to mean that the city or county enters into a legally enforceable agreement during a specified time period that obligates sufficient available funds or other in-kind services to provide the assistance necessary to make the identified units affordable and that requires that the units be made available for occupancy within 2 years of the execution of the agreement. This bill would define "in-kind services" for these purposes. (Based on 01/08/2026 text)

**SB 677 (Wiener, D) Housing development: transit-oriented development.**

**Status:** 01/26/2026 - Read third time. Passed. (Ayes 24. Noes 10.) Ordered to the Assembly. In Assembly. Read first time. Held at Desk.

**Summary:** Current law requires that a housing development project, as defined, within a specified distance of a transit-oriented development (TOD) stop, as defined, be an allowed use as a transit-oriented housing development on any site zoned for residential, mixed, or commercial development, if the development complies with certain applicable requirements, as provided. Among these requirements, current law establishes requirements concerning height limits, density, and residential floor area ratio in accordance with a development's proximity to specified tiers of TOD stops, as provided, and requires a development to meet specified labor standards that require that a specified affidavit be signed under penalty of perjury, under specified circumstances. Current law specifies that a development proposed pursuant to these provisions is eligible for streamlined, ministerial approval, as provided. Current law defines, among other terms, the term "high-frequency commuter rail" for purposes of these provisions to mean a commuter rail service operating a total of at least 48 trains per day across both directions, not including temporary service changes of less than one month or unplanned disruptions, and not meeting the standard for very high frequency commuter rail, at any point in the past three years. Current law also defines the term "Tier 2 transit-oriented development stop" for these purposes to mean a TOD stop within an urban transit county, as defined, excluding a Tier 1 transit-oriented development stop, as defined, served by light rail transit, by high-frequency commuter rail, or by bus service meeting specified standards. This bill would revise the definition of "high-frequency commuter rail" to instead mean a public commuter or intercity rail station with a total of at least 48 passenger trains on average per weekday across all directions, not including temporary service changes of less than one month or unplanned disruptions, and not meeting the standard for very high frequency commuter rail, at any point in the past three years. (Based on 01/08/2026 text)

**SB 722 (Wahab, D) Transit-oriented housing development: excluded parcels and sites.**

**Status:** 01/26/2026 - Read third time. Urgency clause adopted. Passed. (Ayes 39. Noes 0.) Ordered to the Assembly. In Assembly. Read first time. Held at Desk.

**Summary:** Current law requires that a housing development project, as defined, within a specified distance of a transit-oriented development stop, as defined, be an allowed use as a transit-oriented housing development on any site zoned for residential, mixed, or commercial development, if the development complies with certain, applicable requirements, as provided. Among these requirements, current law prohibits a proposed development under these provisions from being located on sites where the development would require demolition of housing, or that was previously used for housing, that is subject to rent or price controls, as provided. This bill would additionally prohibit the development from being located on an existing parcel of land or site governed under the Mobilehome Residency Law, the Recreational Vehicle Park Occupancy Law, the Mobilehome Parks Act, or the Special Occupancy Parks Act. This bill contains other related provisions. (Based on 01/15/2026 text)

**SB 866**    **(Blakespear, D) Emergency and interim shelters.**

**Status:** 01/06/2026 - From printer. May be acted upon on or after February 5.

**Summary:** Current law authorizes a governing body to declare a shelter crisis, as specified, and to take such action as is necessary to carry out the provisions relating to shelter crises, upon a finding by that governing body that a significant number of persons within the jurisdiction of the governing body are without the ability to obtain shelter, and that the situation has resulted in a threat to the health and safety of those persons. Current law authorizes a political subdivision, upon a declaration described above, to allow persons unable to obtain housing to occupy designated public facilities during the duration of the state of emergency. This bill would state the intent of the Legislature to enact the Emergency and Interim Shelter Capacity Act. (Based on 01/05/2026 text)

**SB 876**    **(Padilla, D) Fire and residential property insurance.**

**Status:** 01/07/2026 - From printer. May be acted upon on or after February 6.

**Summary:** Current law generally regulates classes of insurance, including fire and residential property insurance. This bill would instead prohibit a residential property insurance policy from being issued or renewed unless the applicant or insured is offered extended replacement cost coverage in an amount of no less than 50% of coverage above the policy limits for the primary dwelling and other structures. If an applicant or policyholder declines this offer, the bill would require them to sign an acknowledgment of the offer. (Based on 01/06/2026 text)

**SB 879**    **(Laird, D) Budget Act of 2026.**

**Status:** 01/12/2026 - Read first time.

**Summary:** Would make appropriations for the support of state government for the 2026–27 fiscal year. This bill contains other related provisions. (Based on 01/09/2026 text)

**SB 880**    **(Wahab, D) Housing purchases: moratorium.**

**Status:** 01/13/2026 - From printer. May be acted upon on or after February 12.

**Summary:** Would state the intent of the Legislature to enact legislation relating to a moratorium on housing purchases. (Based on 01/12/2026 text)

**SB 887**    **(Padilla, D) California Environmental Quality Act: environmental leadership development projects: data centers.**

**Status:** 01/14/2026 - From printer. May be acted upon on or after February 13.

**Summary:** 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 or to adopt a negative declaration if it finds that the project will not have that effect. CEQA also requires a lead agency to prepare a mitigated negative declaration for a project that may have a significant effect on the environment if revisions in the project would avoid or mitigate that effect and there is no substantial evidence that the project, as revised, would have a significant effect on the environment. CEQA exempts ministerial projects from its requirements. CEQA also exempts from its requirements a project that consists exclusively of a facility for advanced manufacturing, as specified. This bill would specify that projects proposed to be carried out or approved by a public agency for the development and operation of a data center, as defined, are not ministerial projects exempt from CEQA. (Based on 01/13/2026 text)

**SB 894**    **(Allen, D) Wildfires: home hardening.**

**Status:** 01/16/2026 - From printer. May be acted upon on or after February 15.

**Summary:** Current law requires the Office of Emergency Services to enter into a joint powers agreement, as specified, with the Department of Forestry and Fire Protection to develop and administer a comprehensive wildfire mitigation program, that, among other things, encourages cost-effective structure hardening and retrofitting that creates fire-resistant homes, businesses, and public buildings. This bill would provide that it is the intent of the Legislature to enact subsequent legislation that would establish the California Wildfire Resilience Program, developed and administered by the California Alternative Energy and Advanced Transportation Financing Authority, that would consist of a loan loss reserve and interest rate buy-down program designed to increase access to, and affordability of, defensible space and home hardening modifications, as provided. (Based on 01/15/2026 text)

**SB 904 (Seyarto, R) California Emergency Services Act: disaster recovery: wildfires.**

**Status:** 01/22/2026 - From printer. May be acted upon on or after February 21.

**Summary:** The California Emergency Services Act authorizes the Governor to proclaim a state of emergency when specified conditions of disaster or extreme peril to the safety of persons and property exist, and authorizes the Governor to exercise certain powers in response to that emergency, including, but not limited to, suspending specified statutes, ordinances, orders, regulations, or rules. This bill would require the Department of Housing and Community Development, in consultation with other specified state agencies, within 30 days of a state of emergency declared by the Governor relating to a wildfire, to provide a report to the Governor and the Legislature identifying state permitting requirements that may unduly impede efforts to rebuild properties or facilities destroyed as a result of the state of emergency that should be considered for suspension. The bill would also require the department, in consultation with other specified state agencies, within 60 days of a state of emergency relating to a wildfire, to review and provide a report to the Governor and the Legislature with recommendations regarding any provision of the California Building Standards Code that should be suspended for specified projects in order to facilitate rapid, safe, and cost-effective rebuilding and recovery. The bill would further require the department, upon the declaration of a state of emergency relating to a wildfire, to coordinate with local governments to identify and recommend procedures to establish rapid permitting and approval processes to expedite the reconstruction or replacement of residential properties destroyed or damaged by the state of emergency, and would require the department, within 60 days of the state of emergency, to submit a report to the Governor and the Legislature with those recommendations. (Based on 01/21/2026 text)

**SB 908 (Wiener, D) Housing development: transit-oriented development.**

**Status:** 01/23/2026 - From printer. May be acted upon on or after February 22.

**Summary:** Current law generally regulates the development of transit-oriented housing developments near transit-oriented development stops. Current law defines various terms for these purposes. Current law requires the Department of Housing and Community Development to oversee compliance with those provisions, authorizes a local government to enact an ordinance to make its zoning code consistent with those provisions, as specified, and requires each metropolitan planning organization to create a map of transit-oriented development stops and zones within its region by tier, as specified. This bill would state the intent of the Legislature to enact subsequent legislation that would make technical and clarifying changes to those laws governing transit-oriented development, and to add a select set of San Francisco Bay area ferry terminals to the scope of those provisions. (Based on 01/22/2026 text)

**SB 922 (Laird, D) Vehicles: local agency charges: use of streets or highways.**

**Status:** 01/29/2026 - From printer. May be acted upon on or after February 28.

**Summary:** Current law prohibits a local agency from imposing a tax, permit fee, or other charge for the privilege of using its streets or highways, other than a permit fee for an extralegal load unless the local agency had imposed the fee prior to June 1, 1989. This bill would expressly limit this prohibition to charges based on weight. The bill would also explicitly state that a fee, charge, or surcharge imposed by or for a local agency to recover the cost of street maintenance and repair and other costs associated with the use of its streets, roads, or highways to provide public services or public works is not a tax, permit fee, or other charge that is prohibited by the provision above. (Based on 01/28/2026 text)

**SB 947 (McNerney, D) Employment: automated decision systems.**

**Status:** 02/03/2026 - From printer. May be acted upon on or after March 5.

**Summary:** Current law requires the Department of Technology to conduct, in coordination with other interagency bodies as it deems appropriate, a comprehensive inventory of all high-risk automated decision systems (ADS) that have been proposed for use, development, or procurement by, or are being used, developed, or procured by, any

state agency. Current law establishes the Labor and Workforce Development Agency, which is composed of various departments responsible for protecting and promoting the rights and interests of workers in California, including the Division of Labor Standards Enforcement, led by the Labor Commissioner, within the Department of Industrial Relations. This bill would prohibit an employer from using an ADS to perform certain functions and would limit the purposes for and way in which an ADS may be used. The bill would authorize a worker to request, and require an employer to provide, a copy of the most recent 12 months of the worker's own data primarily used by an ADS to make a disciplinary, termination, or deactivation decision, as specified. The bill would require an employer that uses an ADS to assist in making a disciplinary, termination, or deactivation decision to provide the affected worker with a written postuse notice, as specified. This bill would prohibit an employer from discharging, threatening to discharge, demoting, suspending, or in any manner discriminating or retaliating against any worker for taking certain actions asserting their rights under the bill. (Based on 02/02/2026 text)

**SB 951 (Reyes, D) Employment: technological displacement: notice.**

**Status:** 02/03/2026 - From printer. May be acted upon on or after March 5.

**Summary:** Current law establishes the Employment Development Department (EDD), which is administered by the Director of Employment Development. Under current law, the Director of Employment Development is vested with specified duties, purposes, responsibilities, and jurisdiction related to job creation activity functions, among other things. This bill would establish the California Worker Technological Displacement Act, which would require a covered employer, as defined, to provide at least a 90-day advanced written notice, as described, before any technological displacement or termination of contract affecting 25 or more workers or 25 percent of the workforce, whichever is less. The bill would require a covered employer to provide that notice to affected employees, the EDD, and specified state and local entities. The bill would also require a covered employer to provide a written technology hiring disruption notice to be provided to the EDD and specified local entities when it executes a technological reduction in hiring or cessation in hiring due to the adoption of artificial intelligence or other automating technology. The bill would impose various reporting requirements on the EDD. For covered employers with more than 100 workers, this bill would entitle workers affected by technological displacement or termination of contract to a right of first bid on other positions with the employer and would prohibit discharge of those workers during a 90-day period from when notice is provided. (Based on 02/02/2026 text)

**SB 954 (Blakespear, D) California Environmental Quality Act: exemptions: natural and protected lands: advanced manufacturing: childcare facilities.**

**Status:** 02/03/2026 - From printer. May be acted upon on or after March 5.

**Summary:** The California Environmental Quality Act (CEQA) requires a lead agency to prepare a mitigated negative declaration for a project that may have a significant effect on the environment if revisions in the project would avoid or mitigate that effect and there is no substantial evidence that the project, as revised, would have a significant effect on the environment. CEQA exempts specified projects, including, among other things, projects for advanced manufacturing and childcare facilities, as provided, from its provisions. This bill would provide that it is the intent of the Legislature to enact subsequent legislation that would amend provisions of CEQA relating to natural and protected lands, childcare facilities, and advanced manufacturing, among other changes, as provided. (Based on 02/02/2026 text)

**SB 956 (Choi, R) Vehicles: electric bicycles.**

**Status:** 02/03/2026 - From printer. May be acted upon on or after March 5.

**Summary:** Current law defines an electric bicycle as a bicycle equipped with fully operable pedals and an electric motor of less than 750 watts, and classifies electric bicycles into 3 classes with different restrictions, as specified. This bill would state the intent of the Legislature to draft legislation relating to electric bicycles. (Based on 02/02/2026 text)

**SB 958 (Weber Pierson, D) Affordable housing.**

**Status:** 02/03/2026 - From printer. May be acted upon on or after March 5.

**Summary:** Current law provides in the Legislature's findings and declarations that it has provided reforms and incentives to facilitate and expedite the construction of affordable housing, as specified. This bill would express the intent of the Legislature to enact legislation that would address the state's severe affordable housing shortfall. (Based on 02/02/2026 text)

**SB 967 (Blakespear, D) Planning and zoning: housing element: housing units: acutely low income households.**

**Status:** 02/04/2026 - From printer. May be acted upon on or after March 6.

**Summary:** The Planning and Zoning Law requires each county and each city to adopt a comprehensive, long-term general plan for the physical development of that county or city, and specified land outside its boundaries, that includes, among other specified mandatory elements, a housing element. For the 4th and subsequent revisions of the housing element, current law requires the Department of Housing and Community Development to determine the current and projected need for housing for each region, as provided, and requires the appropriate council of governments, or for cities and counties without a council of governments, the department, to adopt a final regional housing need plan allocating a share of the regional housing need to each city, county, or city and county, as provided. Current law requires a city or county to provide by April 1 of each year an annual report to, among other entities, the department that includes, among other things, the city's or county's progress in meeting its share of regional housing needs, as specified. This bill would define "housing unit" for the 7th and subsequent revisions of the housing element, with respect to acutely low income households, to mean a house, an apartment, a modular home, a mobilehome or trailer, a group of rooms, or a single room that is occupied, or, if vacant, is intended for occupancy as separate living quarters, as specified. (Based on 02/03/2026 text)

**SB 978**    **(Pérez, D)**    **Large-scale energy facilities: labor: electricity rates.**

**Status:** 02/05/2026 - From printer. May be acted upon on or after March 7.

**Summary:** Would require the Public Utilities Commission (PUC) to establish a special rate structure for large-scale energy users, who would be defined as customers of electrical corporations operating facilities with operational requirements of at least 75 megawatts of electricity, to protect other customers of electrical corporations, prevent cost shifts to those other customers, and require large-scale energy users to pay for the electrical corporations' upfront costs of transmission or distribution infrastructure upgrades necessary for the provision of electrical service to those users. The bill would require the construction of those facilities to comply with certain labor requirements. (Based on 02/04/2026 text)

**SB 979**    **(Strickland, R)**    **Planning and zoning: housing element: regional housing needs allocation: judicial review.**

**Status:** 02/05/2026 - From printer. May be acted upon on or after March 7.

**Summary:** The Planning and Zoning Law requires each county and city to adopt a comprehensive, long-term general plan for the physical development of the county or city, which includes, among other mandatory elements, a housing element. Current law requires the council of governments or delegate subregion, as applicable, to adopt a final regional housing needs plan that allocates a share of the regional housing need to each city, county, or city and county. Current law requires each council of governments and delegate subregion to distribute a draft allocation of regional housing needs to each local government in the region or subregion. Current law authorizes a local government within the region or the delegate subregion or the department to appeal to the council of governments or the delegate subregion for a revision of the share of the regional housing need proposed to be allocated to one or more local governments, as specified. Current law requires the council of governments or the delegate subregion to make a final determination that either accepts, rejects, or modifies each appeal, as provided. This bill would provide that the final determination by the council of governments or the delegate subregion is subject to judicial review, as specified. (Based on 02/04/2026 text)

**SB 981**    **(Niello, R)**    **Administrative regulations: standardized regulatory impact analysis: State Air Resources Board.**

**Status:** 02/05/2026 - From printer. May be acted upon on or after March 7.

**Summary:** Current law designates the State Air Resources Board as the state agency responsible for the preparation of the state implementation plan required by the Clean Air Act, and requires the state board to adopt standards, rules, and regulations that are consistent with the state goal of providing a decent home and suitable living environment for every Californian. The Administrative Procedure Act sets forth the requirements for the adoption, publication, review, and implementation of regulations by state agencies. Current law requires a state agency proposing to adopt, amend, or repeal a major regulation on or after November 1, 2013, to prepare a standardized regulatory impact analysis, as specified, that addresses, among other things, the competitive advantages or disadvantages for businesses currently doing business within the state and the benefits to health, safety, and welfare of the regulations. This bill would require a standardized regulatory impact analysis prepared by the State Air Resources Board to additionally address cost of living impacts on residents of the state, including, but not limited to, retail gasoline and transportation costs, consumer electric bills, consumer goods and food costs, housing and building construction costs, and costs to businesses. (Based on 02/04/2026 text)

**SB 982**    **(Wiener, D)**    **Climate disasters: civil actions.**



**Status:** 02/05/2026 - From printer. May be acted upon on or after March 7.

**Summary:** Current law gives a person the right of protection from bodily harm and the right to possess and use property. If a person suffers bodily harm or a loss of their property because of the unlawful act or omission of another, existing law authorizes them to recover compensation from the person at fault, which is known as damages. Current law authorizes the Attorney General to bring various civil actions due to damage or loss. This bill would authorize the Attorney General to bring a civil action against a party responsible for climate-attributable damage to recover losses suffered by the California FAIR Plan Association, funds borrowed from the California Infrastructure and Economic Development Bank, or costs to insurance policyholders arising from a past climate disaster. The bill would make responsible parties strictly liable for any relief granted. (Based on 02/04/2026 text)

**SB 994** **(Cabaldon, D) Local government: nondisclosure agreements.**

**Status:** 02/09/2026 - From printer. May be acted upon on or after March 8.

**Summary:** The legislative code of ethics prohibits Members of the Legislature from entering into, or requesting that another party enter into, a nondisclosure agreement relating to the drafting, negotiation, or discussion of proposed legislation. Current law also makes any nondisclosure agreement relating to the drafting, negotiation, or discussion of proposed legislation entered into after January 1, 2026, void and unenforceable. Current law provides an exception for nondisclosure agreements, or portions thereof, that prevent only the disclosure of trade secrets, financial information, or proprietary information, as specified. This bill would prohibit a local government official acting in their official capacity from entering into, or requesting that another individual enter into, a nondisclosure agreement relating to public business that precludes their ability to share information with fellow local government officials serving on the same council, board, commission, district, or agency. The bill would require a local government official in violation of that provision to, among other things, disclose the existence of the nondisclosure agreement, as specified, and would provide that these requirements imposed on a local government official also apply to a local government official acting in their official capacity who entered into, or requested that another individual enter into, a nondisclosure agreement described above before January 1, 2027. By imposing additional duties on local government officials, the bill would impose a state-mandated local program. The bill would also make any nondisclosure agreement relating to public business that precludes the ability of a local government official to share information with fellow local government officials serving on the same council, board, commission, district, or agency and that is entered into after January 1, 2027, void and unenforceable. (Based on 02/05/2026 text)

**SB 996** **(Padilla, D) Manufactured housing: classification as real property.**

**Status:** 02/09/2026 - Introduced. Read first time. To Com. on RLS. for assignment. To print.

**Summary:** (1)The Mobilehome Parks Act requires the Department of Housing and Community Development to establish regulations for manufactured home, mobilehome, and commercial modular foundation systems. Existing law authorizes a manufactured home, mobilehome, or commercial modular to be installed on a foundation system as either a fixture or improvement to the real property if certain conditions are met. In this regard, existing law requires, among other things, a manufactured home, mobilehome, or commercial modular owner or licensed contractor to obtain a building permit from the appropriate enforcement agency before installing the manufactured home, mobilehome, or commercial modular on a foundation system by, among other things, submitting written evidence acceptable to the enforcement agency that the manufactured home, mobilehome, or commercial modular owner owns, holds title to, or is purchasing the real property where the mobilehome is to be installed on a foundation system. Existing law specifies that a lease held by the owner, that is transferable, for the exclusive use of the real property where the manufactured home, mobilehome, or commercial modular is to be installed, is deemed to comply with that requirement if the lease is for a term of 35 years or more, or if fewer than 35 years, for a term mutually agreed upon by the lessor and lessee, and the term of the lease is not revocable at the discretion of the lessor except for cause, as specified. A willful violation of these provisions is a crime. This bill would authorize a manufactured home, mobilehome, and commercial modular owner or licensed contractor to also submit written evidence acceptable to the enforcement agency that the manufactured home, mobilehome, or commercial modular owner has a transferable exclusive occupancy right to the real property where the unit is to be installed on a foundation system. The bill would also include a proprietary occupancy agreement held by the manufactured home, mobilehome, or commercial modular owner that meets the above-described criteria among the agreements described above that are deemed to comply with that requirement. This bill contains other related provisions and other existing laws. (Based on 02/09/2026 text)

**SB 1008** **(Ochoa Bogh, R) California Environmental Quality Act: exemption: railroad grade crossing closure.**

**Status:** 02/09/2026 - Introduced. Read first time. To Com. on RLS. for assignment. To print.

**Summary:** 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 or to adopt a negative declaration if it finds that the project will not have that effect. CEQA also requires a lead agency to prepare a mitigated negative declaration for a project that may have a significant effect on the environment if revisions in the project would avoid or mitigate that effect and there is no substantial evidence that the project, as revised, would have a significant effect on the environment. CEQA exempts certain projects from its requirements and authorizes a lead agency, if it determines a certain project is exempt from CEQA, to file a notice of exemption, as provided. This bill would exempt from CEQA the closure of a railroad grade crossing by order of the Public Utilities Commission if the commission finds the crossing to present a threat to public safety. The bill would provide that the exemption is inapplicable to any crossing for high-speed rail or any crossing for a project carried out by the High-Speed Rail Authority. The bill would require the lead agency to file the notice of exemption with specified public entities, as provided. Because the bill would impose additional duties on lead agencies with regards to the filing of the notice of exemption, this bill would impose a state-mandated local program. This bill contains other related provisions and other existing laws. (Based on 02/09/2026 text)

Total Measures: 75

Total Tracking Forms: 75