

# CBPA Weekly Update: January 7, 2022

January 10, 2022

## Happy new year from CBPA

Below is a message from CBPA's new President & CEO, [Matthew Hargrove](#):

Happy New Year from California Business Properties Association!

Thank you for being a member of CBPA and/or one of the affiliated real estate groups we work so closely with. Your involvement shows you have gone above-and-beyond as a leader in the office, industrial, and/or retail real estate industry to engage on policy and political issues.

2022 is already shaping up as an interesting year. As we pivot out of COVID and face a gubernatorial election year, CBPA will be looking for opportunities to engage with you and policymakers in a positive manner that will give your companies an edge to thrive in the quickly changing and challenging California business environment.

This year as [CBPA celebrates our 50th Anniversary](#) and the retirement of our phenomenal leader of 37 years, [Rex S. Hime](#), I feel privileged that our Board of Directors has now entrusted me with the responsibility to lead this organization.

As the new President & CEO of CBPA I will honor and respect the many people who helped build the organization and laud the accomplishments of our first 50 years;

while working hard to strengthen and grow CBPA to increase our effectiveness and serve our industry for another 50 years!

I look forward to working with each and every one of you and ask that you remember to mark your calendars for [CBPA events in 2022](#).

On behalf of your [CBPA staff](#) in Sacramento – Rex S. Hime, Melissa Stevens, Crystal Whitfield, and Rex W. Hime – I wish you a very HAPPY AND PROSPEROUS NEW YEAR FROM CBPA!

## **50 YEARS OF SERVICE TO COMMERCIAL REAL ESTATE**

California Business Properties Association Celebrate 50 Years of Service in 2022!

Established in 1972, CBPA proudly serves as the legislative and regulatory advocate for property owners, tenants, developers, retailers, contractors, land use attorneys, brokers, and other professionals in the commercial real estate industry representing their legislative and regulatory interests in California's Capital and in Washington, D.C.

CBPA is the largest commercial real estate consortium with over 10,000 industry members and is the designated legislative advocate for Innovating Commerce Serving Communities ([ICSC](#)), the California Chapters of the Commercial Real Estate Development Association ([NAIOP Cal](#)), the Building Owners and Managers Association of California ([BOMA Cal](#)), the Retail Industry Leaders Association ([RILA](#)),

and the Association of Commercial Real Estate – Northern and Southern California ([ACRE](#)), and [AIR CRE](#).

We hope you will help us celebrate at one of the events below.

#### **REX HIME RETIREMENT RECEPTION – FEBRUARY 16**

You are invited to celebrate Rex S. Hime’s retirement as President & CEO of CBPA on Wednesday, February 16, 2022, at the Hyatt Regency Sacramento’s Capitol View Room from 4:30pm – 6:30pm.

This will be an “Old School” political-style reception with friends from all aspects of Rex’s life including his time on the UC Regents, the Cal-Expo Board, and of course all the State Capitol denizens. You can drop in at any time to shake Rex’s hand and celebrate his lifetime of service. Beverages and something to snack on will be provided.

While Rex loves his work, he loves and values the people and friendships far more. We encourage you to come give him a well-deserved send off and help us yell “Speech! Speech!” to get him to drop some of his famous Pearls of Wisdom at the microphone at 5:30 p.m.

Click [here](#) for an event flyer embedded with a registration link, where you can also find a place to write a message to Rex or share a memory if you are interested or unable to attend. You can also [Click Here](#) to register.

If you have any questions, feel free to reach out to Rex W ([rhime@cbpa.com](mailto:rhime@cbpa.com)). We hope to see you there!

### **CBPA INDUSTRY AWARDS DINNER & 50th ANNIVERSARY – REGISTER NOW!**

California Business Properties Association Industry Awards Dinner is scheduled for March 24, 2022, at The Renaissance Hotel in Newport Beach. The CBPA Awards Dinner is a chance to recognize the unwavering leadership of individuals and companies dedicated to the commercial industrial retail real estate industry.

We will be pairing the awards dinner with a 50 Year Celebration, acknowledging the history and key role California Business Properties Association has played in advocating for and defending our vital industry. For a link to our event page, award details and honorees, [Click Here](#).

With Rex Hime's retirement announcement, and his critical role in almost all of CBPA's 50 years of existence, part of the program will be dedicated to honoring him and those who helped get CBPA up and running to become the voice and association it is today.

Registration is now open and there is a CPBA room block with the hotel, so act now! To register and find out about sponsorship opportunities, [Click Here](#). To reserve your room at the hotel, [Click Here](#).

2022's Industry Awards Dinner Honorees are listed below:

[Ernest Hahn Award: Sandy Sigal on behalf of NewMark Merrill](#)

John Caldecott Award: TBA

[Ray Magnussen Award: Sarahann Shapiro, Pahl & McCay](#)

[Champion of the Industry Award: Lew Horne, CBRE](#)

### **QUALITY, NOT QUANTITY NEEDED FROM LEGISLATURE**

As you know, the California Legislature will introduce thousands of new bills just like previous years. Last year, a cap was set on legislators because of the pandemic, to limit the amount of legislation introduced and focus on the big issues at hand. Unfortunately, it looks like that cap is going to be lifted.

Many Californians including the LA Times Editorial Board believe that a step back should be taken and work in the Capitol should be done a little differently, with a more focused approach.

“Voters want a government that works well and solves problems. We don’t need a thousand new laws every year — just a relatively few good ones.” (LA Times Editorial Board).

Regardless of the number of bills introduced in the legislature, we will still be watching with an eagle eye for legislation that impacts our industry and the economy.

We share the sentiment of the LA Time Editorial Board that “less is more”, but our voice and advocacy will be heard by legislators either way on your behalf.

To read the full story, [click here](#).

### **ASSEMBLY REPUBLICANS RELEASE 2022 BUDGET PRIORTIES**

On Tuesday, Assembly Republican Leader Marie Waldron and Assembly Budget Committee Vice-Chair Vince Fong called on Governor Newsom to propose a budget that focuses on California’s most pressing issues in a smart and responsible manner.

In a letter to the Governor, they urged the budget to be focused on these matters specifically;

- Improved educational outcomes by increasing parental control at schools, support for students of public, charter and home-based schools, and mental health assistance for children.
- Fully funding public safety by expanding the California Highway Patrol’s Organized Retail Theft Program and bringing accountability back to the criminal justice system.
- Investing in wildfire prevention with ongoing funding for fuel reductions, wildfire prevention and response.
- Building meaningful infrastructure, including water storage, supply chain infrastructure, road repair and projects to eliminate traffic congestion.
- Making California more affordable through permanent tax relief, streamlined housing construction, paying down unemployment insurance

debt and eliminating businesses' state tax liability for federal COVID-relief funding they have received.

- Addressing California's mental health and homelessness crises by expanding treatment options for Substance Use Disorder and eliminating barriers to treating people who are incapable of asking for help.

We applaud Assemblymember Waldron and Assemblymember Fong for their hard work and commitment to Californian's and a smart budget. To read their full letter to the Governor, [click here](#).

#### **NEW REGULATIONS ON DIVERTING ORGANIC WASTE GO INTO EFFECT**

sb 1383 went into effect January 1, 2022, meaning new regulations targeting short-lived climate pollutants will be enforced by CalRecycle. SB 1383 aims to reduce organic waste disposal in the state by 75 percent before 2025. To achieve this goal, by January 1, 2022, all cities and counties with trash services provided are required to have food recycling programs in place and other regulations aligned with 1383.

This could impact our industry and your businesses. These burdens won't only fall on municipalities, but also private businesses that are deemed "food distributors" or "food generators" the likes of restaurants, grocers, and hotels.

Grocery stores, food distributors and wholesalers will be required to donate edible food items that in the past would be discarded. Other businesses like hotels and restaurants with more than 250 seats will be required to do the same starting 2024.

“Food generators” are also feeling a hefty impact. They must contract with food recovery organizations (unless exempt from “extraordinary circumstances”), to recover the maximum amount of edible food possible.

For full details on new regulations overseen by CalRecycle, [click here](#) for their website and resources on SB 1383.