

# WINTER 2022 CAR Virtual Meetings

John Cribb, Region 31 Committee Representative

## Transaction and Regulatory Committee Report to Region 31 Caucus Wed. 1/19/22

**1. ACTION ITEM** That C.A.R. “SPONSOR” or ”CO-SPONSOR” legislation that would allow local governments to fine entities which are in the business of acquiring real property with the intention of resale, if they do not maintain the properties after the purchase, similar to existing state law for REO properties.

Note: Previous state law required REO properties (aka: bank owned) to maintain vacant homes and provides entities proper notice and time to remedy violations.

Legislative Committee: Defeated

**2. ACTION ITEM** That C.A.R. “SPONSOR” legislation that would extend the Uniform Partition of Heirs Property Act (UPHPA) to all tenancies in common.

Note: C.A.R. sponsored AB 633 in 2021 to establish the UPHPA in California which ensures due process mechanisms for properties owned by heirs and allows such properties to be marketed by a real estate broker as opposed to a court ordered auction in a partition action.

Legislative Committee: Approved