

August 15, 2020

Dear CAI-California Legislative Action Committee Supporter,

The California Legislative Action Committee (CAI-CLAC) is a volunteer committee of the Community Associations Institute (CAI), consisting of homeowners and professionals serving community associations. This committee focuses on creating positive relationships with state legislators to provide a voice for the approximately 50,000 common interest developments (CIDs) in the state of California. Through these relationships we create open channels of communication regarding legislation affecting CIDs.

In any given year we encounter many challenges. However, 2020 has been a year full of unanticipated circumstances and challenges. Similar to each of you, as an organization we are adjusting to the new world we are currently living in. However, the state legislature has not taken much of a break on introducing legislation that could negatively impact the communities we support. CLAC has not stopped either. Currently we are tracking many bills including two that could have significant consequences to CIDs.

AB 3182 threatens to eliminate virtually all rental restrictions within CIDs. Our advocate and CLAC Housing Task Force have spent countless hours working with the author of the bill to make it less harmful. But the bill would create more problems than it solves and has a lot of support behind it from legislators who feel it will help with the state's housing crisis.

SB 3040 is another bill that threatens to severely impact CIDs by allowing a single-family zoned lot that is 15 years or older to be redeveloped into a four-unit housing structure. AB 3040 would prohibit associations from restricting this type of construction.

Monitoring, advocating, and promoting grass roots efforts to support or oppose legislation is a costly venture, spending approximately \$156,000 annually on these efforts. To maintain our high level of success CAI-CLAC needs your help. We are asking you to consider approving a line item in your 2021 fiscal budget to help support CAI-CLAC's Buck-A-Door campaign.

To stay informed, please follow this session's bills on our website at www.caiclac.com. It is during times like these that I am proud to be an active member and ardent supporter of the California Legislative Action Committee. We continue to address legislation that affects our communities and make changes for the better. We couldn't do it without your help.

Thank you again for your support,



Nathan McGuire, Esq.

CAI-California Legislative Action Committee 2018/20 Chair

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YOUR DONATION MAKES A DIFFERENCE

Serving approximately 13,000,000 homeowners living in over 50,000 California community associations.

WHO WE ARE

The California Legislative Action Committee (CLAC) is a committee of Community Associations Institute (CAI), a national not-for-profit educational and resource organization dedicated to fostering vibrant, competent, harmonious community associations. CAI-CLAC is dedicated to monitoring and influencing legislation that affects community associations in California. CAI-CLAC is proactive in introducing and advocating for legislation that is beneficial to community associations and is active in opposing legislation that may have an adverse impact on community associations. CAI-CLAC has influenced legislation affecting many aspects of the Davis-Stirling Act, including covenant enforcement, elections, board meetings, assessment collection, electronic voting, resale disclosure, etc.

Over the past decade, the funds raised through the Buck A Door Campaign have continued to enable us to create positive relationships with state legislators on behalf of approximately 50,000 community associations in California. In addition, CAI-CLAC holds an annual Legislative Day at the Capitol in Sacramento to develop relationships with legislators ensuring the voices of community association members are heard.

WHO WE ARE NOT

CAI-CLAC is NOT a PAC (Political Action Committee) and does not give money to legislators or their campaigns. CAI-CLAC operates solely from contributions made by California members of CAI and other donations.

WHAT WE DO

We safeguard and improve the community association lifestyle and your property values. The legislation we monitor, support, or oppose has a direct impact on the communities you live in, work with or manage. The Buck A Door Campaign allows community association residents to have a voice at the State Capitol.

WHY WE NEED YOUR HELP

In any given year, there are several pieces of legislation introduced that impact California common interest developments (CIDs). We truly understand these are challenging times, on many levels; the health, social and economic impacts of COVID-19 impact us all. Now more than ever, we need to support each other and our communities.

The many benefits of living in a CID exist in both good times and in hard times. Our efforts protect those living in and working for CIDs, and work to improve the quality of lives of tens-of-thousands of residents. We will continue to support our homeowners, residents and business partners' best interests during this unprecedented crisis. This year, despite being faced with the current pandemic, we've continued to engage legislators and monitor pending bills that, if passed, will:

- ✔ Significantly limit an association's right to have rental restrictions
- ✔ Restrict and limit collections and the right to foreclose to collect unpaid assessments
- ✔ Allowing changes to the Open Meeting Act to account for the pandemic

We understand your association may be struggling and faced with many challenges during these difficult times. However, to maintain our success, we rely on your support. Your donation makes our legislative advocacy and outreach efforts possible. If you're able, please consider donating \$1 per door (or more) so we can represent your community's voice at the Capitol.



COMMUNITY ASSOCIATION BOARD RESOLUTION FOR CAI-CLAC CONTRIBUTION

Whereas, The _____ Association (hereafter referenced as the “Association”) board serves in the best interests of all owners in the community; and

Whereas, The Association directors have the fiduciary responsibility to manage the assets of the Association according to California law, established business practices and principles, and pursuant to competent, ethical and positive community governance; and

Whereas, Community Associations Institute (CAI) is the leading advocate for common-interest communities before state and federal legislative and regulatory bodies; and

Whereas, CAI’s California Legislative Action Committee (CLAC) represents the interests of community associations in California, sponsors legislation which benefits community associations and their members, and disseminates information to California community associations about legislative issues; and

Whereas, Current and future Association residents benefit directly from CAI-CLAC’s advocacy efforts; and

Whereas, CAI-CLAC’s efforts are funded solely through contributions from CAI members and fundraising efforts by CAI chapters in California; and

Whereas, Contributing to CAI-CLAC will not affect the association’s nonprofit tax status; and

Wherefore be it Resolved, that the Association invest in a full or partial board membership package; and

That it is the policy of the Association that the Association make an annual contribution to CAI-CLAC, in the amount of \$ _____, that is, (\$1/\$2) for each (unit/lot) in the Association; and

That the Association’s annual budget shall include an annual contribution to CAI-CLAC in the amount of \$ _____; and

That the Association strongly encourages its manager and directors to take advantage of the information provided by CAI-CLAC regarding pending and enacted state legislation that allows them to keep abreast of the rights and responsibilities of community associations under California law.

SO RESOLVED BY THE BOARD OF DIRECTORS on this, the _____ day of _____ in the year _____.

Secretary of the Association



A BUCK A DOOR OR MORE

Protect your local control. Together, we have a voice at the Capitol.



The California Legislative Action Committee (CLAC) is a volunteer committee of Community Associations Institute (CAI), consisting of homeowners and professionals serving homeowner associations (HOAs).

CAI is the largest organization in America dedicated to the monitoring of legislation, educating elected state lawmakers and protecting the interests of those living in community associations.

CAI-CLAC is working toward legislative solutions that are right for California homeowner associations. Donating just a Buck A Door (or more) allows you to participate in the legislative process. Donate today to protect HOA living and your property values.



YES, I'D LIKE TO SUPPORT CAI-CLAC WITH A PLEDGE!

HOA PLEDGE

_____ X _____ = _____
Number of Doors A Buck a Door or More Total Pledge

PROFESSIONAL'S PLEDGE

_____ X _____ = _____
Professional Hourly Rate Number of People in Firm Total Pledge

FLAT RATE PLEDGE

_____ = _____
Total Pledge

PLEASE LET US KNOW WHICH CAI CHAPTER(S) YOU ARE DONATING TO:

- Bay Area Central
- California North
- Channel Islands
- Coachella Valley
- Greater Inland Empire
- Greater Los Angeles
- Orange County Regional
- San Diego

NAME

TITLE FIRM/COMPANY NAME

ASSOCIATION NAME

ADDRESS

CITY STATE ZIP

PHONE E-MAIL

METHOD OF PAYMENT - Return this completed form to the address below

Check enclosed payable to CAI-CLAC Credit Card - Amex Visa Mastercard Discover (circle one)

NAME ON CARD

BILLING ADDRESS

CITY STATE ZIP

CREDIT CARD NUMBER SECURITY CODE EXPIRATION DATE

SIGNATURE DATE

CAI California Legislative Action Committee (CLAC), is a 501(c)(6) not-for-profit organization. Contributions or gifts to CAI California Legislative Action Committee are not deductible for federal income tax purposes.

