



Government affairs update for the week of July 26, 2026

Fremont Drops Charter City Proposal

During a special meeting on July 28, the Fremont City Council voted not to place a proposed charter city measure on the November 2026 ballot.

Bay East opposed the proposal because it could have expanded the City's authority to pursue new local taxes, including a future real estate transfer tax. Bay East members and staff joined Fremont residents in providing public testimony, and participating in grassroots advocacy efforts.

How this impacts your business: Keeping the charter city measure off the ballot preserves the City's current authority and avoids the potential for additional transaction costs associated with a future local real estate transfer tax. The outcome also demonstrates how REALTOR® advocacy and community engagement can help shape local public policy.

Oro Loma Sewer Lateral Ordinance Addendum

The Oro Loma Sanitary District's new Private Sewer Lateral Inspection Program takes effect August 1, 2026, and the District has launched new online resources to help property owners and real estate professionals prepare.

Before listing or selling a property, REALTORS® can use the District's interactive [Service Area Map](#) to determine whether a property is located within the OLSD service area and subject to the ordinance.

The District has also launched an online [Private Sewer Lateral Inspection Program](#) webpage where you can verify whether a valid Certificate of Compliance already exists, apply for a certificate, pay applicable fees, review compliance requirements, and begin the inspection process.

Bay East members can download a new Oro Loma Sewer Lateral Ordinance Addendum by visiting www.bayeast.org, selecting **MLS & Tools**, then **Disclosures & Disclaimers**, and finally **Resource Library**, where the document is available for download.

How this helps your business: Checking whether a property is located within the OLSD service area and confirming its compliance status early in the transaction can help identify potential costs and deadlines before they affect escrow. The Bay East addendum will provide REALTORS® with a consistent framework for addressing the ordinance in purchase agreements.

If you have any questions about Bay East advocacy activities or any government-related real estate issues you want Bay East to research, contact [David Stark](#), Bay East Chief Public Affairs and Communications Officer.



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