BAYEAST

GOVERNMENT AFFAIRS / Weekly Report



Government affairs update for the week of Oct 25, 2026

New Real Estate Laws for 2027

The California Association of REALTORS® (C.A.R.) has released its 2027 New Laws summary, highlighting 36 new laws affecting real estate professionals, homeowners, housing providers and real estate transactions.

Among the changes taking effect in 2027 are laws allowing two detached accessory dwelling units on qualifying single-family lots (AB 956), requiring disclosures when digitally altered images are used in rental advertising (AB 2025), and expanding protections for homeowners affected by wildfire disasters (AB 2038). Another law (SB 1296), effective April 1, 2027, will require rental property owners and managers to disclose their pet policies to prospective tenants.

The C.A.R. summary also covers housing development, homeowners associations, insurance, mortgage lending, property taxes and other issues. While many laws take effect January 1, 2027, some have later implementation dates.

How this impacts your business: New laws can affect property marketing, transactions, housing development and rental property management. Reviewing C.A.R.'s summary can help REALTORS® understand upcoming requirements and provide accurate information to their clients.

Election Day is November 3: Make Your Voice Heard!

REALTORS® have an opportunity to help shape decisions affecting homeownership, and local communities by voting in the 2026 General Election by Nov 3.

The California Association of REALTORS® (C.A.R.) is encouraging a **YES vote on Proposition 37**, which would provide down-payment assistance loans to qualified buyers of newly constructed homes. The program would be financed through revenue bonds repaid by participating homeowners, not taxpayers. California's Legislative Analyst's Office estimates no direct state or local government costs.

Bay East has also published its 2026 General Election Voter Guide, featuring endorsed mayoral and city council candidates and statewide ballot measures supported or opposed by C.A.R.

How this impacts your business: Elections determine who makes decisions on policies that affect housing, real estate transactions, REALTORS® and the quality of life in the communities they serve.

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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