

# CalRHA Legislative Updates



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## Election Update—Rent Control Fails

In a huge win for the California rental housing providers, Proposition 33 failed and yet again, like its predecessors Propositions 10 and 21. This is the third such failure for proponent, Michael Weinstein of the AIDS Healthcare Foundation, who has both initiated and supported three similar rent control expansion initiatives here in California.

In addition, this year, another measure, Proposition 34, impacts the Proposition 33 proponents by restricting future funding of political activities such as funding rent control ballot initiatives, which if the current vote count “sticks,” would be another win for California’s housing providers. That margin on Proposition 34, though, has narrowed in recent days to only 50.8% “YES.”

Overall, at this time, just 6 of the 10 initiatives are currently passing, including \$10 billion bonds for school construction and climate change, and Proposition 36, which is the tough on crime ballot initiatives that increases charges and sentences for certain drug and theft crimes.

## Initiative Outcomes

- **Proposition 2:** Authorizes Bonds for Public School and Community College Facilities – Yes 58.2% / No 41.8%
- **Proposition 3:** Constitutional Right to Marriage – Yes 62.4% / No 37.6%
- **Proposition 4:** Authorizes Bonds for Safe Drinking Water, Wildfire Prevention, and Protecting Communities and Natural Lands from Climate Risks—Yes 59.3% / No 40.7%
- **Proposition 5:** Authorizes Local Bonds for Affordable Housing and Public Infrastructure with 55% Voter Approval—Yes 44.5% / No 55.5%
- **Proposition 6:** Eliminates Constitutional Provision Allowing Involuntary Servitude for Incarcerated Person—Yes 46.4% / No 53.6%

- **Proposition 32:** Raises Minimum Wage—Yes 48.9% / No 51.1%
- **Proposition 33:** Expands Local Governments’ Authority to Enact Rent Control on Residential Property—Yes 39.5% / No 60.5%
- **Proposition 34:** Restricts Spending of Prescription Drug Revenues by Certain Health Care Providers—Yes 50.8% / No 49.2%
- **Proposition 35:** Provides Permanent Funding for Medi-Cal Health Care Services—Yes 67.6% / No 32.4%
- **Proposition 36:** Allows Felony Charges and Increases Sentences for Certain Drug and Theft Crimes—Yes 68.8% / No 31.2%

## Legislative Races

Votes continue to be counted, but if the results hold, there would be a Republican pick-up in the State Senate, bringing the Democrat / Republican split to 30-10, after Senator Alvarado-Gil changed from Democrat to Republican earlier this year. If results hold in the State Assembly with an increase of two Republicans, the split in the Assembly would be 60-19.



CA Senator  
Marie Alvarado-Gil

Republican and former Assembly Member, Vince Fong, is now in the U.S. Congress and Governor Newsom is expected to call a special election to fill this seat, Assembly District 32. Regardless, Democrats still have a solid supermajority in both houses.



U.S. Congressman  
Vince Fong

Most incumbents were reelected, and four Assembly Members ran for and were elected to the California Senate. Furthermore, at least three additional Senate districts will be represented by women, up to 21, and 38 of the 80 Assemblymembers will be women. Those numbers could grow to 60 of the 120 seats represented by women, once all ballots are counted.

**Close Senate Races**

In Senate District 37, Republican Choi leads with 50.9% of the vote over Democrat incumbent Josh Newman. The split is 224,427 votes to 216,922. This may be a Republican Party pick-up

In Senate District 35, Moderate Democrat Laura Richardson is leading over Democrat Michelle Chambers with 50.5% of the vote



Full and up-to-date election results may be found at <https://electionresults.sos.ca.gov>, as well as the close contests at <https://electionresults.sos.ca.gov/returns/close-contests>.

**Legislative Update**

In response to Trump winning the Presidential election, Governor Newsom called a special session to protect California values.

The link to his press release may be found at <https://www.gov.ca.gov/2024/11/07/special-session-c-a-values/>

The plan is for a \$100 to \$150 million appropriation to the Attorney General for potential federal litigation.

**Close Assembly Races**

In Assembly District 36, Republican Gonzalez leads Democrat Acuna with 51.3% of the vote. This would be a Republican pick-up, as the seat was held by Democrat Eddie Garcia.

In Assembly District 47, incumbent Republican Wallis is currently leading over Democrat Holstege by 50.7% and less than 3,000 votes.

In Assembly District 58, Republican Castillo leads with 50.2% of the vote. This would be a Republican pick-up, as the seat was held by Democrat Sabrina Cervantes.



# ELECTION RESULTS

*As of 8 a.m., Nov. 6, 2024 with 95% of precincts reporting. Results will be certified by the Secretary of State by December 13, 2024.*

## PROPOSITION 33

*Eliminates Costa-Hawkins protections and allows local jurisdictions to expand rent control.*



## PROPOSITION 34

*Restricts how providers spend prescription funds.*



## PROPOSITION 36

*Increases penalties for repeat theft crimes and certain drug crimes.*

