

LOBBYING REPORT

Lobbying Disclosure Act of 1995 (Section 5) - **All Filers Are Required To Complete This Page**

1. Registrant Name:

CALIFORNIA ASSN OF REALTORS

2. Address:

525 S. VIRGIL AVE., LOS ANGELES, CA 90020

3. Principal place of business (if different from line 2):

4. Contact Name: MATTHEW ROBERTS

Telephone: 213-739-8284

E-mail (optional): matthewr@car.org

Senate ID #: 7691-12

House ID #: 33287000

7. Client Name: ☒ Self

TYPE OF REPORT

8. Year 2005 Midyear (January 1 - June 30): ☒ **OR** Year End (July 1 - December 31): ☐

9. Check if this filing amends a previously filed version of this report: ☐

10. Check if this is a Termination Report: ☐ => Termination Date: 11. No Lobbying Activity: ☐

INCOME OR EXPENSES

Complete Either Line 12 **OR** Line 13

12. Lobbying Firms

INCOME relating to lobbying activities for this reporting period was:

Less than \$10,000: ☐

\$10,000 or more: ☐ => Income (nearest \$20,000): _____

Provide a good faith estimate, rounded to the nearest \$20,000, of all lobbying related income from the client (including all payments to the registrant by any other entity for lobbying activities on behalf of the client).

13. Organizations

EXPENSES relating to lobbying activities for this reporting period were:

Less than \$10,000: ☐

\$10,000 or more: ☒ => Expenses (nearest \$20,000): 60,000.00

14. Reporting Method.

Check box to indicate expense accounting method. See instructions for description of options.

☒ **Method A.** Reporting amounts using LDA definitions only

☐ **Method B.** Reporting amounts under section 6033(b)(8) of the Internal Revenue Code

☐ **Method C.** Reporting amounts under section 162(e) of the Internal Revenue Code

LOBBYING ACTIVITY

Select as many codes as necessary to reflect the general issue areas in which the registrant engaged in lobbying on behalf of the client during the reporting period. Using a separate page for each code, provide information as requested. Attach additional page(s) as needed.

15. General issue area code: CSP (one per page)

16. Specific lobbying issues:

S. 5, The Class Action Fairness Act, would give federal courts jurisdiction over class action cases that have national implications, and/or a majority of plaintiffs in multiple states. S. 115/H.R. 1069, The Notification of Risk to Personal Data Act, a bill to require Federal agencies, and persons engaged in interstate commerce, in possession of electronic data containing personal information, to disclose any unauthorized acquisition of such information. S. 714, The Junk Fax Prevention Act, would broaden the FCC's July 2003 ruling regarding unsolicited facsimile advertisement to a business or residential fax machine allowing for an established business relation exemption. S. 852/H.R. 1360, The Fairness in Asbestos Injury Resolution, would establish a fund regulated by a new office within the department of labor to process claims for compensation for asbestos-related injuries. H.R. 2804, The ADA Notification Act, would require that businesses be given 90 days notice of a violation before they can be sued.

17. House(s) of Congress and Federal agencies contacted:
Federal Communications Commission (FCC)
HOUSE OF REPRESENTATIVES
SENATE

18. Name of each individual who acted as a lobbyist in this issue area:

Name: GAGNON, JANET M.
Covered Official Position (if applicable): N/A
Name: ROBERTS, MATTHEW
Covered Official Position (if applicable): N/A

19. Interest of each foreign entity in the specific issues listed on line 16 above. **None**

Registrant Name: CALIFORNIA ASSN OF REALTORS Client Name: Self

LOBBYING ACTIVITY.

Select as many codes as necessary to reflect the general issue areas in which the registrant engaged in lobbying on behalf of the client during the reporting period. Using a separate page for each code, provide information as requested. Attach additional page(s) as needed.

15. General issue area code: DEF (one per page)

16. Specific lobbying issues:

BRAC-Base Realignment and Closure

17. House(s) of Congress and Federal agencies contacted:

Defense, Dept of (DOD)

HOUSE OF REPRESENTATIVES

SENATE

18. Name of each individual who acted as a lobbyist in this issue area:

Name: GAGNON, JANET M.

Covered Official Position (if applicable): N/A

Name: ROBERTS, MATTHEW

Covered Official Position (if applicable): N/A

19. Interest of each foreign entity in the specific issues listed on line 16 above. **None**

LOBBYING ACTIVITY.

Select as many codes as necessary to reflect the general issue areas in which the registrant engaged in lobbying on behalf of the client during the reporting period. Using a separate page for each code, provide information as requested. Attach additional page(s) as needed.

15. General issue area code: ENV (one per page)

16. Specific lobbying issues:

H.R. 1299, The Critical Habitat Enhancement Act, would give greater deference to economic considerations in the designation of critical habitat and to existing citizen and government efforts to protect and recover species.

17. House(s) of Congress and Federal agencies contacted:

HOUSE OF REPRESENTATIVES

SENATE

18. Name of each individual who acted as a lobbyist in this issue area:

Name: GAGNON, JANET M.

Covered Official Position (if applicable): N/A

Name: ROBERTS, MATTHEW

Covered Official Position (if applicable): N/A

19. Interest of each foreign entity in the specific issues listed on line 16 above. **None**

LOBBYING ACTIVITY

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15. General issue area code: FIN (one per page)

16. Specific lobbying issues:

S. 98/H.R. 111, The Community Choice in Real Estate Act, would ensure that banks would not be allowed to engage in the selling or direct purchasing of property. H.R. 176, The FHA Single Family Loan Limit Adjustment Act, would raise the FHA loan limit to 100% of the conforming loan limit, which is currently \$359,650. S. 256, The Bankruptcy Abuse Prevention and Consumer Protection Act, would reform bankruptcy laws to close the loophole that allows tenants to circumvent well-established state and local eviction laws, provide a 90-day stay from creditors for all commercial properties, offer protection for shopping-center owners and tenants by clarifying the rights of bankrupt retailers to honor the terms of their leases, and protect homeowner/condo association members by requiring owners in bankruptcy to pay their accrued fees. H.R. 378, The Homeowners' Emergency Mortgage Assistance Act, would restore home mortgage assistance through the FHA single-family mortgage insurance program. H.R. 1182/H.R. 1295, The Prohibit Predatory Lending Act and The Responsible Lending Act, are federal anti-predatory lending bills that would define what loans are covered under the act, create counseling to educate consumers, and set civil liability penalties. H.R. 1461/S. 190, The Federal Housing Finance Reform Act and The Federal Housing Enterprise Regulatory Reform Act, addresses Government Sponsored Enterprise's (GSE) issues including: a new regulator, brightline, program approval, portfolio limitations, and conforming loan limits. H.R. 3043, Zero Downpayment Pilot Program Act, Amends the National Housing Act to authorize the Secretary of HUD to insure zero-downpayment mortgages for one-family residences. FDIC Notice of Public Hearing on the Financial Services Roundtable petition for state-chartered banks to preempt a host state's laws. The petition asked "the FDIC to issue a rule that preempts the application of certain state laws to the interstate operations and activities of state banks." The OCC, FDIC, and Federal Reserve System's joint notice of proposed rulemaking on the Community Reinvestment Act (RIN 1557-AB98). The proposed rule would create a third category in which banks are classified by the size of their assets. HUD's proposal to require mortgagees of FHA-insured mortgages to collect as part of the monthly mortgage payment an escrow of the amounts necessary for the payment of condominium or homeowners association fees. Ginnie Mae's requirement that FHA insured mortgages that are prepaid still accumulate interest until the last day of the month that the prepayment is made. Federal Reserve's decision to implement the Basel II Accord. This Accord would update the original Basel Capital Accord from 1988. The U.S. Department of the Treasury is considering defining REALTORS as "Financial Institutions," in that it relates to the application of the anti-money laundering program of the USA PATRIOT Act. HUD's consideration of altering the Real Estate Settlement Procedures Act and its application. The creation of a Federal Housing Authority subprime loan product for borrowers who would not meet traditional underwriting standards with respect to credit history; but meet the debt income and repayment ability standards. HUD's interim rule to enable the Secretary to insure five-year hybrid ARMS with interest rates adjustable up to two percentage points annually.

17. House(s) of Congress and Federal agencies contacted:

Federal Deposit Insurance Commission (FDIC)
Federal Reserve System
HOUSE OF REPRESENTATIVES
Housing & Urban Development, Dept of (HUD)
Office of Thrift Supervision (OTS)
Office of the Comptroller of the Currency (OCC)
SENATE
Treasury, Dept of

18. Name of each individual who acted as a lobbyist in this issue area:

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Covered Official Position (if applicable): N/A

Name: ROBERTS, MATTHEW

Covered Official Position (if applicable): N/A

19. Interest of each foreign entity in the specific issues listed on line 16 above: **None**

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15. General issue area code: HOU (one per page)

16. Specific lobbying issues:

S. 675, The New Homestead Act, would create financial incentives for individuals who choose to live in and help preserve small rural towns. H.R. 798, The Methamphetamine Remediation Research Act, would require the EPA to establish voluntary guidelines for remediation of former methamphetamine labs. FCC order declining to exempt from the Do-Not-Call rules, calls to expired listings and to "for sale by owners" for the purpose of offering services to residential subscribers. HUD proposed rule regarding disposition of HUD-Acquired Single Family Property and disciplinary actions against HUD-qualified real estate brokers. Docket No. FR-4871-P-01 HUD's raising of the 2005-2008 housing goals for Fannie Mae and Freddie Mac for low- and moderate-income homebuyers, special affordable, and underserved areas.

17. House(s) of Congress and Federal agencies contacted:

Federal Communications Commission (FCC)

HOUSE OF REPRESENTATIVES

Housing & Urban Development, Dept of (HUD)

SENATE

18. Name of each individual who acted as a lobbyist in this issue area:

Name: GAGNON, JANET M.

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15. General issue area code: INS (one per page)

16. Specific lobbying issues:

S. 406/H.R. 525, The Small Business Health Fairness Act, would create federal regulations for Association Health Plans, allowing them to negotiate on behalf of their members for health benefits exempt from most state laws. H.R. 846, Homeowners' Insurance Availability Act, would implement a reinsurance coverage program for residential property losses to homes and the contents of apartment buildings caused by "covered perils." This would act as a federal backstop to help cover the cost of large natural disasters. The Secretary of the Treasury's report to Congress the Terrorism Risk Insurance program. The State Modernization and Regulatory Transparency Act would replace the existing state-based insurance regulatory system with a uniform set of federal standards for insurance regulation.

17. House(s) of Congress and Federal agencies contacted:

HOUSE OF REPRESENTATIVES

SENATE

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15. General issue area code: TAX (one per page)

16. Specific lobbying issues:

H.R. 8/S. 420, The Death Tax Repeal Permanency Act, would make permanent the death tax repeal after 2010. S. 132, The Mortgage Insurance Fairness Act, would allow for the deduction of private or government mortgage insurance payments. The bill phases out the deduction for taxpayers with incomes above \$100,000. H.R. 453, The Home Lead Safety Tax Credit Act, would allow owners of residential properties built in the U.S. before 1978 to take a tax credit for costs incurred for lead-based paint removal performed by a certified lead abatement contractor. H.R. 1010, The REMIC Modernization Act would allow for modifications and/or changes to be more easily made to properties secured with REMIC loans. S. 1213, The First-Time Homebuyers' Tax Credit Act, would allow first-time homebuyers to receive a tax credit of up to \$3000 for individuals or \$6000 for married couples. H.R. 1549/ S. 859, The Renewing the Dream Tax Credit Act, would allow developers and investors who construct or substantially rehabilitate housing for low- and moderate-income families for purchase to claim up to 50% of the cost over a five year period. H.R. 1663/S. 621, which would make the 15-year depreciation of leasehold improvements permanent. H.R. 3194, The Housing America's Workforce Act, would provide incentives for employer-provided employee housing assistance, and for other purposes. Foreign Investment in Real Property Tax Act, which requires sellers of property to furnish to buyers a non-foreign affidavit that includes their Tax Identification Number to avoid an automatic withholding.

17. House(s) of Congress and Federal agencies contacted:
HOUSE OF REPRESENTATIVES
SENATE

18. Name of each individual who acted as a lobbyist in this issue area:

Name: GAGNON, JANET M.
Covered Official Position (if applicable): N/A
Name: ROBERTS, MATTHEW
Covered Official Position (if applicable): N/A

19. Interest of each foreign entity in the specific issues listed on line 16 above. **None**

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15. General issue area code: TRA (one per page)

16. Specific lobbying issues:

The reauthorization by Congress of the Transportation Equity Act for the 21st Century, and short term funding resolutions to continue federal funding until the the reauthorization legislation is complete.

17. House(s) of Congress and Federal agencies contacted:

HOUSE OF REPRESENTATIVES

SENATE

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Name: GAGNON, JANET M.

Covered Official Position (if applicable): N/A

Name: ROBERTS, MATTHEW

Covered Official Position (if applicable): N/A

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15. General issue area code: VET (one per page)

16. Specific lobbying issues:

H.R. 2952, The American Veterans Homeownership Act, would allow more veterans to access home loans funded by QUALIFIED VETERANS' MORTGAGE BONDS.

17. House(s) of Congress and Federal agencies contacted:
HOUSE OF REPRESENTATIVES
SENATE

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Covered Official Position (if applicable): N/A

Name: ROBERTS, MATTHEW

Covered Official Position (if applicable): N/A

19. Interest of each foreign entity in the specific issues listed on line 16 above. **None**

Signature: ON FILE Date: Jul 07, 2005

Printed Name and Title: MATTHEW ROBERTS - PUBLIC POLICY ANALYST