



NEWS RELEASE

CALIFORNIA SECRETARY OF STATE **BRUCE McPHERSON**

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Proposed Initiative Enters Circulation

*Residential Construction Defects. Pre-Lawsuit Procedures.
Homeowners' Rights. Initiative Statute.*

SACRAMENTO, CA - Secretary of State Bruce McPherson announced today that the proponents of a new initiative may begin collecting petition signatures for their measure.

The Attorney General's official title and summary is as follows:

RESIDENTIAL CONSTRUCTION DEFECTS. PRE-LAWSUIT PROCEDURES. HOMEOWNERS' RIGHTS. INITIATIVE STATUTE.

Repeals Senate Bill 800, which currently establishes residential construction standards and requires certain procedures before commencement of residential construction-defect lawsuits. Specifies certain rights of homeowners regarding purchase or remodeling of their home. Prohibits binding arbitration or mediation clauses in homeowner purchase contracts or warranties. Requires builders and cities to maintain all residential blueprints for 10 years after construction; violators may be fined or sued. Prohibits use of building materials involved in class-action lawsuits. Authorizes payment of compensation for emotional distress, attorney's fees and litigation costs, in certain circumstances.

Summary of estimate by Legislative Analyst and Director of Finance of fiscal impact on state and local governments: Unknown, but potential reduction in state and local government revenues from impact on building industry. (SA2006RF0023)

The Secretary of State's tracking number for this measure is 1220 and the Attorney General's tracking number is SA2006RF0023.

The proponents for this measure, Theodore A. Pinnock and Jennifer Watson, must collect 373,816 signatures of registered voters, equal to five percent of the total votes cast for governor in the 2002 gubernatorial election, in order to qualify. The 150-day deadline to circulate petitions for this measure is September 15, 2006. The initiative proponents can be reached in care of Pinnock & Wakefield, A.P.C. at 3033 Fifth Avenue, Suite 410, San Diego, CA 92103. No phone number was provided.

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