

ELECTIONS

Rent control tanking, gas tax on fumes, Newsom, Feinstein cruising, poll finds

By John Woolfolk

CALIFORNIA » A new poll Wednesday found that even with two-thirds of California voters calling housing affordability a big problem, support for a hotly contested ballot measure that would greenlight rent control expansion is crumbling.

The San Francisco-based Public Policy Institute of California's poll just weeks before Election Day also found that an initiative to repeal a gas tax is failing to gain traction, while Democrats Gavin Newsom in the governor's race and U.S. Sen. Dianne Feinstein are cruising to the finish line with comfortable leads over their rivals.

"The biggest change in the survey was the growth in opposition to Proposition 10," said PPIC President and CEO Mark Baldassare, referring to the ballot initiative that would expand local governments' authority to enact rent control on residential property.

Just 25 percent of likely California voters said they would vote for Proposition 10, down sharply from 36 percent who said they supported the initiative in the PPIC's last survey published Sept. 26 and well short of the majority needed for approval. Opposition soared to 60 percent from 48 percent in September. The poll found 15 percent remain undecided, almost unchanged from 16 percent a month ago.

Proposition 10 would repeal the Costa-Hawkins Rental Housing Act of 1995, which prohibits California cities from limiting how much landlords charge for newer apartments built since then. The act also prohibits rent controls on townhomes or condominiums and lets landlords of older rent-controlled prop-

erties charge market rate to a new occupant after a tenant moves out.

At a time when housing affordability has reached crisis levels in California's urban areas, debate has raged on whether more rent control will ease the burden on tenants or make it worse.

The poll found that 66 percent of likely voters consider housing affordability a "big problem" and that 23 percent say it's "somewhat of a problem."

Michael Vernon, a 26-year-old who works in hospital administration at Stanford, said that with rent on his one-bedroom Mountain View apartment approaching \$3,000 a month, he'd like to see Prop 10 pass.

"Rent at my apartment complex has risen about \$300 per month within the last two years," said Vernon, who participated in the poll and is registered to vote with no party preference.

But Dan Bosshart, a 61-year-old Lafayette lawyer and Democrat, was among poll respondents inclined to vote against Prop 10, arguing it will drive up rent by reducing supply of rental properties.

"You create a disincentive for people to invest in rental real estate," Bosshart said. "We just don't have enough rental housing."

Opponents, including business groups and property owners, have spent more than \$18 million fighting Prop 10. Supporters, including progressive and labor groups, have spent more than \$12 million promoting it.

Matt Regan, senior vice president of public policy for the Bay Area Council, a business-sponsored public policy advocacy organization that opposes Prop 10, was glad to hear the opposition campaign was gaining ground.

"The reason we have an

affordability crisis is because we have a shortage," Regan said Wednesday. "It's a law of economics — price controls limit supply. This is a price control. We see it as another impact on supply, which is the last thing we need in this situation."

The Prop 10 campaign said Wednesday the latest poll "is out of line with our internal polling as well as other external polls, and we firmly believe that this ballot measure will finish strong." A USC Dornsife-Los Angeles Times poll this month had 41 percent in support and 37 percent opposed, while SurveyUSA had 35 percent in support and 45 percent opposed.

The survey found that Proposition 6, which would repeal a 12-cent-per-gallon tax on gasoline, had made insignificant gains in the final weeks of the campaign. Support inched up to just 41 percent among likely voters in the October poll from 39 percent in September, while opposition ebbed to 48 percent from 52 percent last month, and 11 percent were undecided.

The gas tax increase is targeted for road and transit construction, and many say they're willing to pay.

"We have a lot of roads in need of repair," Bosshart said. "As cars have gotten more efficient, there's less gas being sold, so I think it's way past due to raise that rate."

In the governor's race, the latest poll found Newsom's support among likely voters has slid to 49 percent from 51 percent last month and 55 percent in July. But Republican John Cox is stuck at 38 percent support, virtually unchanged from 39 percent a month ago and only slightly better than his 31 percent showing in July. Before the June primary elec-

tion, a PPIC poll in May had Newsom at 25 percent and Cox at 19 percent. Newsom ended up getting 33.7 percent and Cox 25.4 percent.

Feinstein, the Senate's oldest member at 85, regained some ground lost in September amid Supreme Court confirmation hearings for Brett Kavanaugh. Republicans and her opponent, fellow Democratic state Sen. Kevin de León, criticized her handling of allegations by a Palo Alto professor that Kavanaugh had sexually assaulted her when they were in high school.

The latest poll found Feinstein's support among likely voters has risen to 43 percent from 40 percent in September, though still down from 46 percent in July. De León's support was 27 percent, down slightly from 29 percent last month, though still above his 24 percent showing in June.

Among other findings, the poll found that competitive races for congressional seats in the House of Representatives, where Democrats are hoping to wrest majority control from Republicans, are too close to call in the state.

The poll found Democratic candidates were preferred 60 percent to 30 percent in Democratic-held districts, while Republican candidates were preferred 55 percent to 40 percent in Republican-held districts.

In the 11 California districts deemed competitive by the Cook Political Report — nine of which are currently held by Republicans — likely voters were divided, with 49 percent favoring the Republican candidate and 44 percent the Democratic candidate.

"As we look at the competitive House races in California, it's a tossup," Baldassare said.

STATE POLITICS

NorCal vs. SoCal in battle of the ballots

By Laurel Rosenhall

California is politically lopsided: Most of the people live in the south, but most of the political power is based in the north.

For the last several years, the majority of politicians elected statewide have been northern Californians—including the governor, lieutenant governor, schools superintendent and both U.S. senators.

That could change after November's election, because a striking number of statewide races this year pit a NorCal candidate against SoCal candidate, testing the political power and competing priorities of the Golden State's two most populous regions.

But don't count on it.

Northern California is likely to continue to dominate for reasons that largely boil down to this: People in the Bay Area just vote a lot more than those in Los Angeles. Economic and demographic changes overlap with voting trends, together situating California's political nucleus in the heavily Democratic region in and around San Francisco.

"There is some built-in disadvantage for statewide candidates coming from the Los Angeles area," said Mark Baldassare, president of the Public Policy Institute of California.

"The voter turnout and participation is disappointing in L.A., compared to the rest of the state."

Even though Los Angeles is the state's most populous county, it has the lowest turnout rate for registered voters. Of the 58 counties, L.A.'s turnout was dead last in the 2014 election and second-to-last in the June primary. Participation is so abysmal in Los Angeles County that voters

there actually cast fewer ballots than voters in the nine-county San Francisco Bay Area—even though Los Angeles County has 1.2 million more people registered to vote.

Turnout is better in other populous SoCal counties such as Orange and San Diego, but still not as strong as in the Bay Area.

"It's a tale of two economies. Where you have a declining middle class, you have fewer voters and less civic participation," said Mike Madrid, a GOP political consultant with expertise in Latino voting trends.

Southern California is home to a greater share of Latinos than the Bay Area, and has many more people living in poverty—both characteristics correlated with low voting. Per-capita income is much higher in the Bay Area and jobs there are being created faster. That not only means people are more likely to vote but also gives candidates from the region a stronger network for fundraising.

"As the economy has separated, so has our democracy," Madrid said. "The nine-county Bay Area is becoming whiter, wealthier and older. And that's creating a power base that is driving the political leadership and discourse for the rest of the state."

Of course, voters don't always choose the candidate from their own region, and a home address in the Bay Area is no guarantee of a candidate's success. Other factors — such as politics, fundraising and the power of incumbency — also come into play.

But with seven of the nine statewide races on November's ballot featuring a north-south matchup, the question now is whether voters will defy the recent trend.

Legal Notices	Legal Notices	Legal Notices	Legal Notices	Legal Notices	Legal Notices	Legal Notices	Legal Notices	Legal Notices	Legal Notices					
<p align="center">NOTICE OF PUBLIC HEARING</p> <p>NOTICE IS HEREBY GIVEN THAT the Mendocino County Board of Supervisors at its regular meeting on Friday, November 16, 2018, at 9:00 a.m., to be held in the Board of Supervisors Chambers, 501 Low Gap Road, Ukiah, California, will conduct a public hearing on the following project at the time listed or as soon thereafter as the item(s) may be heard.</p> <p>CASE#: OA_2018-0008/R_2018-0005 DATE FILED: 9/7/2018 OWNER: Numerous Owners APPLICANT: County of Mendocino AGENT: Paul Junker, Michael Baker International (Consultant) STAFF PLANNER: Mary Lynn Hunt REQUEST: Mendocino County proposes to (1) Amend the Mendocino County Code-Chapter 10A.17-Cannabis Cultivation, (2) Amend Chapter 20.242-Cannabis Cultivation Site, of the Inland Zoning Ordinance (Mendocino County Code, Title 20, Division I), (3) Add Chapter 20.118 Cannabis Accommodation Combining District and Chapter 20.119 Commercial Cannabis Prohibition Combining District to the Inland Zoning Ordinance (Mendocino County Code, Title 20, Division I), and (4) Rezone certain properties to apply the Cannabis Accommodation Combining District in areas within the Covelo Core and Covelo-Fairbanks Road, Laytonville, South Leggett, and the Mitchell Creek areas near Fort Bragg; and apply the Cannabis Prohibition Combining District to the Deerwood and Boonville Road-Woodgylen areas of Ukiah Valley. SUMMARY: Amendments to County Code Chapters 10A.17 Mendocino Cannabis Cultivation Ordinance and 20.242 Cannabis Cultivation Sites would provide greater flexibility for setbacks and lot sizes in the review of cannabis cultivation permits. The new Chapter 20.118 Cannabis Accommodation (CA) Combining District is intended to support continued operation of existing cultivation sites and the new Chapter 20.119 Cannabis Prohibition (CP) Combining District is intended to prohibit new commercial cannabis uses and would sunset existing permitted commercial cannabis uses. Also proposed is the establishment of the first CA and CP Districts. LOCATION: Unincorporated inland areas within Mendocino County in addition, specific areas as noted. Mitchell Creek Area, Fort Bragg; Covelo Core, Covelo Fairbanks Road, Covelo; Laytonville; South Leggett; Deerwood and Boonville Road-Woodgylen areas of Ukiah Valley. The areas not included are, the city limits of Ukiah, Fort Bragg, Willits and Point Arena. Not applicable to those areas within the designated Coastal Zone Areas of the County. ENVIRONMENTAL DETERMINATION: Addendum to adopted Mitigated Negative Declaration PLANNING COMMISSION RECOMMENDATION: The Planning Commission, at their October 18, 2018 meeting, adopted a resolution recommending that the Board of Supervisors approve Ordinance Amendment No. OA_2018-0008, which will make amendments to Chapters 10A.17 and 20.242 and add Chapters 20.118 and 20.119 to the Mendocino County Code, with modifications as specified in the resolution. The resolution further recommends that the Board of Supervisors (1) approve the rezoning of the Covelo Core, Covelo-Fairbanks Road, Laytonville and South Leggett areas to the CA Combining District, and (2) approve the rezoning of the Deerwood and Boonville Road-Woodgylen areas to the CP Combining District. The Planning Commission specifically recommended that the Board of Supervisors not rezone the Mitchell Creek areas near Fort Bragg to the CA Combining District.</p> <p>The staff report and notice are available for public review at 860 North Bush Street, Ukiah, California and on the Department of Planning and Building Services website at:</p> <p>https://www.mendocinocounty.org/government/planning-building-services/public-notices</p> <p>Your comments regarding the above project(s) are invited. Written comments should be submitted to the Clerk of the Board of Supervisors, at 501 Low Gap Road, Room 1010, Ukiah, California, 95482, no later than Thursday, November 15, 2018. Oral comments may be presented to the Board of Supervisors during the public hearing.</p> <p>The Board of Supervisors action shall be final. If you challenge the project in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Clerk of the Board of Supervisors or the Board of Supervisors at, or prior to, the public hearing. All persons are invited to appear and present testimony in this matter.</p> <p>Additional information regarding the above noted item(s) may be obtained by calling the Clerk of the Board of Supervisors at 463-4441, Monday through Friday, 8:00 a.m. through 5:00 p.m., or the Department of Planning and Building Services at 234-6650, Monday through Friday, 8:00 a.m. through 5:00 p.m. Should you desire notification of the Board's decision you may do so by requesting notification in writing and providing a self-addressed stamped envelope to the Clerk of the Board of Supervisors.</p> <p>BRENT SCHULTZ, Director of Planning and Building Services</p> <p>Publish: 11/1/18</p>										<p>tions, please contact the following person in writing within 10 days of the date of this notice at the following address: Jamie Pusich, P.O. Box 966, Ukiah, CA 95482 or call (707)-489-1718. Publish: 11/01/2018</p> <p>NOTICE OF TRUSTEE'S SALE UNDER DEED OF TRUST LOAN: RATHBLOTT O T H E R : 91210758 T.S. #: 18081-PRNOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED.**PURSUANT TO CIVIL CODE Section 2923.3(a), THE SUMMARY OF INFORMATION REFERRED TO ABOVE IS NOT ATTACHED TO THE RECORDED COPY OF THIS DOCUMENT, BUT TO THE COPIES PROVIDED TO THE TRUSTOR. YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 10/7/2013. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.NOTICE is hereby given that REDWOOD TRUST DEED SERVICES, INC., as trustee, or successor, or substituted trustee pursuant to the Deed of Trust executed by A A R O N RATHBLOTT, recorded on 11/4/2013 as Instrument No. 2013-16490 and re-recorded on 05/27/2016 as Instrument No. 2016-06623, of Official Records in the office of the County Recorder of MENDOCINO County, California, and pursuant to the Notice of Default and Election to Sell thereunder 7/12/2018 as Instrument No. 2018-08362 of said Official Records, WILL SELL on 11/15/2018 at the main entrance to the Mendocino County Courthouse, 100 North State Street, Ukiah, CA 95482 at 10:00 AM AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (payable at the time of sale in lawful money of the United States), all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State herein-a f t e r described:PARCEL 2, AS NUMBERED AND DESIGNATED UPON PARCEL MAP MD 176-74, FILED FOR RECORD MAY, 1975 IN MAP CASE 2, DRAWER 26, PAGE 59, MENDOCINO COUNTY RECORDS.Assessor's Parcel Number: 119-490-19The property address and other common designation, if any, of the real property above is purported to be: 8261 Outlaw Springs Road aka 41011 Little Lake Road, Mendocino, CAThe undersigned Trustee disclaims any liability for any incorrectness of the property address and other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the undersigned with-</p>	<p>suant to the Notice of Default and Election to Sell thereunder 7/12/2018 as Instrument No. 2018-08362 of said Official Records, WILL SELL on 11/15/2018 At the main entrance to the Mendocino County Courthouse, 100 North State Street, Ukiah, CA 95482 at 10:00 AM AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (payable at the time of sale in lawful money of the United States), all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State herein-a f t e r described:PARCEL 2, AS NUMBERED AND DESIGNATED UPON PARCEL MAP MD 176-74, FILED FOR RECORD MAY, 1975 IN MAP CASE 2, DRAWER 26, PAGE 59, MENDOCINO COUNTY RECORDS.Assessor's Parcel Number: 119-490-19The property address and other common designation, if any, of the real property above is purported to be: 8261 Outlaw Springs Road aka 41011 Little Lake Road, Mendocino, CAThe undersigned Trustee disclaims any liability for any incorrectness of the property address and other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the undersigned with-</p>	<p>in 10 days of the date of first publication of this Notice of Sale. The property heretofore described is being sold "as is".The total amount of the unpaid balance on the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is: \$700,944.53. In addition to cash, the Trustee will accept a cashier's check drawn on the United States or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state. In the event tender other than cash is accepted, the Trustee may withhold the issuance of the Trustee's Deed until funds become available to the payee or endorsee as a matter of right. Said sale will be made, but without covenant or warranty, express or implied, regarding title, possession or encumbrances, to satisfy the indebtedness secured by said Deed of Trust, advances thereunder, and the principal balance of the Note(s) secured by said Deed of Trust with interest thereon as provided in Note(s), charges and expenses of the trustee and the trusts may be obtained by sending a written request to the Trustee if unable to con-</p>	<p>vey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse.Dated: October 16, 2018REDWOOD TRUST DEED SERVICES, INC., as said Trustee ATTN: ROBERT CULLEN P.O. BOX 6875SANTA ROSA, CA 95406-0875By:ROBERT C U L L E N , PresidentNOTICE TO POTENTIAL BIDDERS: If you are considering a bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these sources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property.NOTICE</p>	<p>E TO PROPERTY OWNER: The sale shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sales be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (714) 730-2727 or visit this Internet Web site: www.servicelin.com, using the Trustee Sale number assigned to this file, T.S. #18081-PR. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. A-4 6 7 3 5 2 3 10/25/2018, 11/01/2018, 11/08/2018 MB#6240312 10/25/18, 11/1/18, 11/8/18</p>

