

JUNE 5, 2026
MONTEREY, CALIFORNIA



CONTRACTORS STATE LICENSE BOARD

Board Meeting





NOTICE OF PUBLIC BOARD MEETING

Friday, June 5, 2026, 9:00 a.m.-1:00 p.m.
(or until the conclusion of business)

MEETING LOCATION

Monterey Plaza Hotel
Point Lobos Room
400 Cannery Row
Monterey, CA 93940
(831) 646-1700

Meetings are open to the public except when specifically noticed otherwise in accordance with the Open Meeting Act. All times when stated are approximate and subject to change without prior notice at the discretion of the Board unless listed as “time certain.” Items may be taken out of order to maintain a quorum, accommodate a speaker, or for convenience. **Action may be taken on any item listed on this agenda, including information-only items.** The meeting may be canceled without notice.

Members of the public can address the Board during the public comment session. Public comments will also be taken on agenda items at the time the item is heard and prior to the Board taking any action on said items. Total time allocated for public comment may be limited at the discretion of the Board Chair. All times indicated and the order of business are approximate and subject to change.

This meeting will be live webcast (with an approximate 30-second delay). Links are available at the end of this agenda.

MEETING AGENDA

Friday, June 5, 2026 – 9:00 a.m.

- A. Call to Order, Roll Call, Establishment of Quorum, and Chair’s Introduction
- B. Public Comment Session for Items Not on the Agenda and Future Agenda Item Requests (*Note: Individuals may appear before the board to discuss items not on the agenda; however, CSLB’s board can neither discuss nor take official action on these items at the time of the same meeting (Government Code sections 11125, 11125.7(a)).*)
- C. Presentation of Certificates of Recognition
- D. Executive
 - 1. Review and Possible Approval of March 19, 2026, Board Meeting Minutes

2. Review, Discussion, and Possible Action on Nominations Committee Recommendations for Election of 2026-27 Board Officers
3. Registrar's Report
 - a. Update Regarding Consideration of Transferring the Administration of the Electrician Certification Unit from the Labor Commissioner's Office to CSLB
 - b. Update Regarding Reciprocity Advisory Committee Recommendations
4. Review, Discussion and Possible Action Regarding California Energy Commission Proposed Rulemaking on HVAC Equipment Data Reporting
5. Information Technology Update
6. Budget Update
7. Administration Update

E. Legislation

1. Review, Discussion, and Possible Action on 2027 Proposed Legislation
 - a. Proposal to Add Business and Professions Code Section (BPC) 7057.6 – B-2 Residential Remodeling Contractor Pathway Toward Licensure as a General Building Contractor
2. Review, Discussion, and Possible Action on 2025-2026 Legislation
 - a. AB 559 (Berman) Contractors: home improvement contracts: prohibited business practices.
 - b. AB 1796 (Jackson) Licensed Professional Interior Designer Act.
 - c. AB 1915 (Gabriel) Accelerated restaurant equipment permitting approval: retail food safety.
 - d. AB 1980 (Caloza) Labor: apprenticeship: Equal Representation in Construction Apprenticeship Grants Program.
 - e. AB 2287 (M. Rodriguez) Contractors: disciplinary action.
 - f. AB 2550 (Caloza) Women in the construction industry: report.
 - g. SB 342 (Umberg) Contractors: unlicensed work.
 - h. SB 784 (Durazo) Home improvement loans: right to cancel contracts.
 - i. SB 1165 (Caballero) Contractor licenses: outstanding liabilities assessed by the California Department of Tax and Fee Administration.
 - j. SB 1263 (McGuire) Contractors: debris removal.

3. Discussion and Possible Action to Initiate a Rulemaking to Amend California Code of Regulations, Title 16, Section 870 (Factors to Apply in Determining Earliest Date a Revoked Licensee May Apply for Licensure) regarding the factors used to determine the earliest reapplication date after revocation.

F. Enforcement

1. Review, Discussion, and Possible Action Regarding Process Changes to Address an Increase in Consumer-Filed Complaints
2. Review and Possible Approval of April 29, 2026, Enforcement Committee Meeting Summary
3. Enforcement Program Update

G. Licensing

1. Review and Possible Approval of April 30, 2026, Licensing Committee Meeting Summary
2. Licensing and Testing Program Update

H. Public Affairs

1. Public Affairs Program Update

I. Adjournment

Note: The webcast can be found at www.cslb.ca.gov or on the board's YouTube Channel: <https://www.youtube.com/user/ContractorsBoard/>. Webcast availability cannot, however, be guaranteed due to limitations on resources or technical difficulties. The meeting will continue even if the webcast is unavailable.

Note that viewers of the webcast can only view the meeting, not participate.

The meeting is accessible to those needing special accommodation. A person who needs a disability-related accommodation or modification in order to participate in the meeting may make a request by calling (916) 255-4000 or emailing Katie.Carrasco@cslb.ca.gov, or by mail to 9821 Business Park Drive, Sacramento, CA, 95827. Providing your request at least five business days before the meeting will help ensure availability of the requested accommodation.



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AGENDA ITEM A

Call to Order, Roll Call, Establishment of Quorum and Chair's Introduction

Roll is called by the Board Chair or, in his/her absence, by the Board Vice Chair or, in his/her absence, by a Board member designated by the Board Chair.

Eight members constitute a quorum at a CSLB Board meeting, per Business and Professions Code section 7007.

Board Member Roster

JOËL BARTON	MICHAEL MARK
RODNEY M. COBOS	HENRY NUTT III
MIGUEL GALARZA	STEVEN PANELLI
AMANDA GALLO	OMAR T. PASSONS
ALAN GUY	JOSEF PRECIADO
JACOB LOPEZ	JAMES RUANE
DIANA LOVE	THOMAS J. RUIZ



AGENDA ITEM B

Public Comment Session - Items Not on the Agenda

(Note: Individuals may appear before the CSLB to discuss items not on the agenda; however, the CSLB can neither discuss nor take official action on these items at the time of the same meeting (Government Code sections 11125, 11125.7(a)). Public comments will be taken on agenda items at the time the item is heard and prior to the CSLB taking any action on said items. Total time allocated for public comment may be limited at the discretion of the Board Chair.

BOARD AND COMMITTEE MEETING PROCEDURES

To maintain fairness and neutrality when performing its adjudicative function, the Board should not receive any substantive information from a member of the public regarding matters that are currently under or subject to investigation, or involve a pending administrative or criminal action.

- (1) If, during a Board meeting, a person attempts to provide the Board with substantive information regarding matters that are currently under or subject to investigation or involve a pending administrative or criminal action, the person shall be advised that the Board cannot properly consider or hear such substantive information and the person shall be requested to refrain from making such comments.
- (2) If, during a Board meeting, a person wishes to address the Board concerning alleged errors of procedure or protocol or staff misconduct involving matters that are currently under or subject to investigation or involve a pending administrative or criminal action:
 - (a) The Board may designate either its Registrar or a board employee to review whether the proper procedure or protocol was followed and to report back to the Board once the matter is no longer pending; or,
 - (b) If the matter involves complaints against the Registrar, once the matter is final or no longer pending, the Board may proceed to hear the complaint in accordance with the process and procedures set forth in Government Code section 11126(a).
- (3) If a person becomes disruptive at the Board meeting, the Chair will request that the person leave the meeting or be removed if the person refuses to cease the disruptive behavior.



AGENDA ITEM C

Presentation of Certificates of Recognition



AGENDA ITEM D

Executive



AGENDA ITEM D-1

Review and Possible Approval of March 19, 2026, Board Meeting Minutes





Board Meeting Minutes – March 19, 2026

A. Call to Order, Roll Call, Establishment of Quorum, and Chair’s Introduction

Board Chair Miguel Galarza called the meeting of the Contractors State License Board (CSLB) to order on March 19, 2026, at 9:00 a.m. at the Western States Carpenters Union, Buena Park Training Center Room, 7111 Firestone Boulevard, Suite 137, Buena Park, CA 90621.

Board Vice Chair Alan Guy led the Pledge of Allegiance, and a quorum was established.

Board Members Present

Miguel Galarza, Chair
Alan Guy, Vice Chair
Joël Barton
Rodney Cobos
Amanda Gallo
Diana Love
Michael Mark
Henry Nutt III
Josef Preciado
Thomas Ruiz

Jacob Lopez, Steve Panelli, Omar Passons, James Ruane and Mary Teichert had approved absences.

CSLB Staff Present

David Fogt, Registrar
Rebecca May, Chief of Legislation
Steve Grove, Chief of Enforcement
Carol Gagnon, Chief of Licensing
Katherine White, Chief of Public Affairs
David Gower, Public Affairs Supervisor
Michael Jamnetski, Special Projects Manager
Amy Lawrence, Television Specialist
Katie Carrasco, Executive Analyst

DCA Staff Present

John Kinn, DCA Legal Counsel



Board Member Comment

Chair Miguel Galarza expressed regret that Board Member Jacob Lopez, who helped arrange the facility, could not be personally thanked. He also acknowledged Carpenters Union staff members Matthew Miller and John Tafoya for their contributions.

Chair Galarza acknowledged new Board Member Omar Passons, who was absent due to a prior commitment, and highlighted his extensive background in city and county leadership roles related to homelessness, as well as his experience in construction and land use law. He expressed anticipation for Member Passons' participation at the next CSLB meeting.

Chair Galarza also noted recent productive meetings with legislators regarding CSLB's consumer protection mission and 2026 priorities.

B. Public Comment for Items Not on the Agenda and Future Agenda Item Requests

Chair Galarza proceeded with Item B for Items Not on the Agenda and Requests for Future Agenda Items, followed by Public Comments for Future Agenda Items.

Public Comment

There was no comment.

Board Member Comment

There was no comment.

C. Presentation of Plaques or Certificates of Recognition

Chair Galarza noted that a certificate of recognition would be deferred at the future Board Meeting in Monterey.

D. Executive

Chair Galarza introduced Item D, beginning with a review of the December 11 Board Meeting Minutes.

1. Review and Possible Approval of December 11, 2025, Board Meeting Minutes

Motion: To approve December 11, 2025, Board Meeting Minutes. Moved by Michael Mark; seconded by Rodney Cobos. Motion carried, 8-0-2.

YEA: Miguel Galarza, Joël Barton, Rodney Cobos, Amanda Gallo, Diana Love, Michael Mark, Henry Nutt III, and Josef Preciado



NAY: None

ABSTAIN: Alan Guy and Thomas Ruiz

ABSENT: Jacob Lopez, Steve Panelli, Omar Passons, James Ruane and Mary Teichert.

Board Comment

There was no comment.

Public Comment

There was no comment.

2. Registrar’s Report

Chair Galarza transitioned to the Registrar’s Report and the 2025 Accomplishments and Activities Report.

a. 2025 Accomplishments and Activities Report

Registrar David Fogt highlighted several achievements from CSLB’s 2025 Accomplishments and Activities Report, noting strong progress toward the Board’s strategic objectives. He emphasized that CSLB recovered \$30 million for consumers financially harmed, mostly through enforcement actions such as investigations, mediations, and orders of correction. He also reported over 10 million license searches on CSLB’s website, demonstrating high public engagement. Additional accomplishments included holding 24 “Get Licensed to Build” workshops in both English and Spanish and processing more than 59,000 applications. Registrar Fogt expressed appreciation for the Board’s direction and staff’s hard work in achieving these results.

Board Comment

Vice Chair Guy appreciated the “By the Numbers” section, noting that it was eye-opening and provided a great summary of all the accomplishments CSLB made this year.

Chair Galarza asked whether the “By the Numbers” was available on the CSLB website.



Chief of Public Affairs Katherine White confirmed that it was on the website.

Public Comment

There was no comment.

3. Information Technology Update

Chair Galarza moved to the next agenda item, the Information Technology Update, and introduced Information Technology Committee Chair Henry Nutt III to present the update.

a. Review and Discussion on 2025 Accomplishments and Activities Report

Chair Nutt presented the Board’s IT update, highlighting key accomplishments from 2025, including the launch of a new cloud-based Enterprise Document Management System that has already processed over one million documents, the successful upgrade of all CSLB computers to Windows 11, and positive results from a statewide cybersecurity assessment. He also reported significant progress on the Sole Owner Online Application, noting a successful March 2026 system demonstration and upcoming user testing ahead of a planned summer launch. Current efforts focus on building and integrating core features, while next steps include final design verification, workflow testing, and ensuring secure system connections.

Board Member Comment

There was no comment.

Public Comment

There was no comment.

4. Budget Update

Chair Galarza moved to the next agenda item, the Budget Update, and introduced Chief of Legislation Rebecca May to present the update.

Chief May presented CSLB’s fiscal year 2025-26 budget update, noting an authorized budget of \$83 million, projected revenue of \$98 million, Board expenditures of \$83 million, and \$5.8 million in mandatory external costs. As of January, CSLB has spent 59 percent of its budget and collected over \$64 million in revenue, a 1.6 percent increase from the prior year. Adjustments reduced the overall budget by \$60,000 due to one-time changes in personnel



costs and the elimination of 7.5 vacant positions. Fund reserves are projected to rise to \$66 million, equal to eight months of operating reserves, and the Construction Management Education Account continues to receive steady donations. The Department of Finance approved a \$2 million increase for IT operations, which is now moving through legislative review. Chief May also reported increases in licensing activity, with new licenses up 5.7 percent and renewals up 1.5 percent.

Board Member Comment

Board Member Michael Mark commended Budget Manager Stacey Paul for maintaining strong reserves, noting that the current 8.2-month reserve is excellent. He mentioned while it is important to continue strengthening our reserves, it is equally critical that CSLB secures additional positions to support operations and the IT Budget Change Proposal for fiscal year 2026–27 is key. Member Mark added he hoped that legislators observing the meeting will recognize the importance of approving the proposal, particularly given the ongoing studies indicating the need for additional staffing to ensure effective consumer protection in California.

Public Comment

There was no comment.

5. Administration Update

Chair Galarza proceeded with the next agenda item, the Administration Update, and noted that Special Projects Manager Michael Jamnetski would present the update.

a. Review and Discussion on 2025 Accomplishments and Activities Report

Manager Jamnetski highlighted several 2025 accomplishments, including a new onboarding schedule, leadership training on hiring and performance management, and maintaining a 7 percent vacancy rate to support stable operations. He noted that Business Services transitioned to the Enterprise Document Management System (EDMS) and now provides monthly reports to improve efficiency and reduce costs. Manager Jamnetski explained that IWAS, the Imaging Workflow Automation System, was the prior platform that was aging and EDMS represents a major modernization effort. He noted EDMS is one of CSLB's most important software systems where it takes all incoming paper and digital licensing documents and displays them for staff to process efficiently. Manager Jamnetski also highlighted the



administrative staff working behind the scenes who manage the physical documents, develop new processes and procedures, and learn the new software.

Manager Jamnetski noted during the first quarter of FY 2025-26, CSLB averaged 30 vacancies, and in January 2026 the Personnel Office streamlined its performance management process to provide faster support to managers. Additional updates included high processing volumes across Cashiering, Mailroom, and EDMS, along with efforts to reduce postage costs by shifting to postcards or email notifications. He finished the update with operational details on facilities, contracts, fleet, and support services.

Board Member Comment

Vice Chair Guy observed that CSLB vacancies are at 37, which is the highest level he's seen in nearly two years. He questioned if the Board should take a closer look at whether this is an anomaly or part of a developing trend.

Chief of Enforcement Steve Grove stated that Enforcement vacancies are currently higher than usual, partly due to the addition of three new positions in the Multiple Offender Unit. Several staff members have recently retired, and others have transferred to different units within Enforcement. He noted the team is actively working to fill all vacancies as quickly as possible.

Chair Galarza questioned where job openings are advertised and where candidates typically come from.

Chief Grove explained that advertising and sourcing candidates isn't their area of expertise. He becomes involved once applications are received, at which point they begin conducting interviews.

Registrar Fogt noted that Enforcement has experienced a spike in vacancies due to staff transfers and retirements, compounded by the absence of a Personnel Manager, a critical role currently being covered by Chief of Administration Ingrid Witowski. After sitting in on interviews, the Registrar said there are strong candidates and emphasized ongoing efforts such as job fairs to expand the applicant pool.



Board Member Thomas Ruiz asked for clarification on where the vacancies are concentrated, specifically whether they are located in Northern California or Southern California.

Chief Grove clarified that the vacancies are located in Southern California.

Board Member Diana Love asked whether the department receives a special bulk postage rate.

Manager Jamnetski responded that he would need to look into the question and follow up later, acknowledging that it was a good question.

Member Nutt emphasized that government is often seen as behind in technology but praised the administrative and IT staff for collaborating effectively to implement tools that genuinely improve operations. He noted that administration staff understand the needs, IT listens, and together they develop technology that makes employees' jobs easier. While acknowledging there is still progress to be made, Member Nutt highlighted that these advancements are especially important given current vacancies and the heavy workload, and he wanted to formally recognize the staff's efforts.

Public Comment

Gal Bigaleizn from the RMO Agency suggested creating an online portal for applicants so they can log in, communicate directly with staff, and avoid the multiple mailed letters currently required for each application, such as bond and fingerprint notices. She emphasized that such a system would greatly speed up the process and closed by thanking staff for considering the idea.

6. Discussion and Possible Action to Initiate a Rulemaking to Amend California Code of Regulations, Title 16, Section 832.46 (Class C-46, Solar Contractor) regarding the scope of solar contractors' authority to perform work relating to battery energy storage systems.

Chair Galarza introduced agenda item E-6, which proposes initiating rulemaking to amend Title 16, Section 832 regarding the C-46 solar contractor classification and its authority to perform work involving battery energy storage systems. He explained that this issue has been examined extensively since 2015, with substantial staff research, stakeholder engagement, public hearings, reviews, and even litigation. Noting that every



angle has been thoroughly evaluated and that staff's recommendation reflects this comprehensive effort, Chair Galarza strongly encouraged the Board to adopt the recommendation. He then turned the discussion over to Registrar Fogt and to DCA Legal Counsel, John Kinn.

Registrar Fogt directed the Board to page 74 of the packet, which contained the proposed regulatory text clarifying when a C-46 solar contractor might install a battery energy storage system. He explained that the language was developed with input from the California Solar and Storage Association, the National Electrical Contractors Association, and the International Brotherhood of Electrical Workers, all of whom now support the consensus language after seven years of discussion. Before turning the item over to Counsel Kinn for questions, Registrar Fogt asked Chief May to explain the regulatory rulemaking process.

Chief May explained that once the Board approves the text, CSLB staff will prepare the full regulatory package and submit it to the Department of Consumer Affairs for review by legal counsel, budget staff, and the director. After approval by both DCA and the Business, Consumer Services, and Housing Agency, the package is filed with the Office of Administrative Law, which begins the public 45-day comment period. Comments may be submitted in writing or verbally, and a hearing is held only if requested. After the comment period, CSLB and DCA review and respond to all input; if no substantial changes are required, the finalized package is submitted again to OAL, which then has 30 working days to approve or deny it. The overall process generally takes several months.

Counsel Kinn provided a high-level overview of how the Board reached this point, explaining that the previously approved amendments had been submitted to the Secretary of State but were later stayed due to litigation. That litigation has now been settled within the Board's authorized parameters, with the case to be dismissed once the Office of Administrative Law and the Board approve the updated language. He clarified that the only additions are items two and three on page 74, which allow C-46 contractors to install, maintain, and repair battery energy storage systems. This change addresses long-standing consumer and public protection concerns and resolves the long-debated question of which trade may perform the work. Counsel Kinn concluded by noting the broad agreement on the language and invited Board members to ask questions.

Board Comment

Member Nutt asked whether any pushback is anticipated from stakeholders regarding the proposed regulatory language.



Counsel Kinn replied he probably should not state it too definitively, but at this time he is not aware of any anticipated pushback.

Registrar Fogt clarified that, at this time, he is not aware of any opposition to the proposal. He added that this does not guarantee opposition won't arise later, only that none is known at the moment.

Board Member Rodney Cobos questioned if all stakeholders had an opportunity to provide input during the most recent round of discussions and development of the proposed language.

Registrar Fogt explained that while the three major stakeholder groups previously consulted, the CALSSA (California Solar and Storage Association), IBEW (International Brotherhood of Electrical Workers), and NECA (National Electrical Contractors Association), had all provided input and support, there might still be off-grid solar installers who were not surveyed and could potentially have concerns. He noted that this is precisely why the rulemaking process includes a public comment period, which will allow anyone with objections to voice them. Registrar Fogt emphasized that today's action simply begins that process.

Public Comment

There was no comment.

Motion: To direct staff to submit the text to the Director of the Department of Consumer Affairs and the Business, Consumer Services, and Housing Agency for review, and then the Board authorizes the Registrar to take all steps necessary to initiate the rulemaking process, make any technical or non-substantive changes to the package, and set the matter for hearing, if requested. Moved by Joël Barton; seconded by Diana Love. Motion carried, 10-0.

YEA: Miguel Galarza, Joël Barton, Rodney Cobos, Amanda Gallo, Alan Guy, Diana Love, Michael Mark, Henry Nutt III, Josef Preciado and Thomas Ruiz

NAY: None

ABSTAIN: None

ABSENT: Jacob Lopez, Steve Panelli, Omar Passons, James Ruane and Mary Teichert.

**E. Legislation**

Chair Galarza moved to Legislation, presented by Legislative Committee Chair Joël Barton.

Chair Barton opened Agenda Item E-1 by following up on Chair Galarza's earlier comments regarding recent legislative visits. He reported on January 27 and 28, that he, Chair Galarza, Registrar Fogt, and Chief May met with 12 legislators, including Senators Durazo, Grayson, and Umberg, and Assemblymembers Addis, Bauer-Kahan, Elhawary, Haney, Krell, Jackson, Johnson, Pellerin, and Ward. The following week, they also met virtually with Senator Aisha Wahab, the newly appointed Chair of the Senate Business, Professions and Economic Development Committee. Chair Barton emphasized that building and maintaining these relationships is essential to advancing CSLB's legislative objectives, strengthening awareness of CSLB's consumer protection mission, and supporting the Strategic Plan's goal of enhancing communication with the Legislature. He thanked staff for coordinating the visits and expressed his eagerness to continue the effort next year. Chair Barton then invited Chief May to provide an update for the next item.

1. Review and Discussion on 2025 Accomplishments and Activities Report

Chief May explained that the 2025 Accomplishments and Activities Report highlights CSLB's efforts to support legislation and regulations that strengthen consumer protection, as well as its work to provide guidance on proposals that could inadvertently weaken protections or be difficult to implement or enforce. In 2025, CSLB sponsored four legislative bills, three of which were signed into law, and offered input on several additional bills to help ensure they were practical and aligned with CSLB's mission.

Board Member Comment

Board Chair Galarza noted how important it is to build strong, collaborative relationships with legislators. He added that legislators have their own priorities and constituent concerns, while the Board has its consumer protection mandate, making it essential to maintain alignment and open communication. Chair Galarza stressed that Board members should cultivate these relationships, so they are prepared to support legislative efforts that protect consumers, including more challenging or less politically attractive proposals. He added that, because Board members are appointed by state leadership and serve for varying lengths of time, it is important to use that time wisely by leveraging personal connections to strengthen the Board's ability to serve the state effectively.



Public Comment

There was no comment.

2. Update Regarding February 20, 2026, Industry Stakeholder Meeting

Chair Barton introduced Agenda Item E-2, providing an update on the February 20, 2026, Industry Stakeholder Meeting held at the Capitol Annex Swing Space. He noted that the meeting was well attended by industry representatives, agencies such as the Employment Development Department and State Compensation Insurance Fund, and staff from the Senate Business, Professions and Economic Development Committee, and expressed appreciation to committee staff for securing the room. The meeting offered valuable feedback on key topics, including establishing a workers' compensation enforcement unit, requiring additional license bonds for contractors seeking to qualify for additional licenses, and CSLB-sponsored legislation. The input will help guide future policy development, particularly regarding the new enforcement unit.

Board Comment

Chair Galarza asked when the next meeting would be scheduled.

Registrar Fogt explained that these certain activities are handled on an as-needed basis, but they make an effort to conduct them at least once a year, and ideally more often when possible.

Committee Chair Barton described the event as a worthwhile experience, noting that it was interesting to hear from various people and engage with both the economic development committee and the workers' compensation fund group. He highlighted the thoughtful discussions that took place and encouraged others to participate as well.

Public Comment

There was no comment.

a. Review, Discussion, and Possible Approval of Report to Meet Reporting Requirement Pursuant to SB 291 (Chapter 455, Statutes of 2025)

Chair Barton moved to Agenda Item E2a, focusing on the review, discussion, and possible approval of the report required under Senate Bill 291. The legislation mandates that CSLB develop an evidence-based process to verify eligibility for workers' compensation insurance exemptions and submit its findings to the Legislature by



January 1, 2027. Based on feedback from the recent industry meeting, staff prepared a draft report proposing the creation of a dedicated workers' compensation enforcement unit to verify exemption eligibility prior to issuance and to ensure ongoing compliance. The draft report appears on page 81 of the meeting materials, and staff recommended that the Board approve it for submission to the Legislature. Registrar Fogt was then asked to present the draft report to the Board.

Registrar Fogt explained that CSLB continues to receive a high volume of consumer complaints, between 1,300 and 1,600 per month, and while Enforcement staff focus on resolving non-egregious issues and improving contractor practices, they are also responsible for investigating workers' compensation violations. With roughly 100,000 contractors currently claiming a workers' compensation exemption at no cost to file, many without payroll tax reporting or proper coverage, the issue remains significant. SB 291 requires CSLB to explore whether a narrow, evidence-based exemption program could exist when workers' compensation becomes mandatory for all contractors on January 1, 2028. Staff are proposing a limited exemption for sole owners who meet strict criteria, pay a fee, verify their understanding of workers' compensation requirements, undergo audits, and demonstrate their business model that does not require employees. Staff recommended establishing a dedicated workers' compensation enforcement unit, estimated at 17 staff and \$2.5 million annually, to review and prequalify exemption requests, conduct post-approval monitoring, and coordinate with other state agencies on underground economy issues. The report recommends moving this proposal forward to the Legislature and seeking an author for a bill.

Board Member Comment

Chair Barton agreed with the proposal and noted that during previous discussions they had calculated a \$500 exemption request fee as an appropriate amount for a legitimate workers' compensation insurance exemption request.

Registrar Fogt explained that assuming 10 percent of licensees currently filing a workers' compensation exemption form with a \$500 filing fee would generate approximately \$2.7 million in revenue. This funding could support hiring 17 additional staff members and would also cover the legal costs needed to prosecute workers' compensation violations.

Chair Barton noted the importance of maintaining licensing without discouraging legitimate businesses. He noted that providing an



option for those without workers to remain licensed and compliant is valuable. While acknowledging some potential pushback, Chair Barton said he believes the cost of establishing a dedicated unit is justified, as CSLB will incur related expenses regardless.

Board Chair Galarza asked whether the proposed unit would fall under the authority of CSLB.

Registrar Fogt confirmed that the unit would indeed operate within CSLB.

Vice Chair Guy said he believed the proposal was well designed and addresses many of the issues previously discussed. He then asked whether CSLB has explored the possibility of conducting joint enforcement efforts with agencies such as State Fund or the Workers' Compensation Insurance Rating Bureau, suggesting that partnering with them could provide additional resources to support the audit process.

Registrar Fogt emphasized the importance of partnering with State Fund, noting that the organization already has established audit procedures and has a vested interest in preventing situations where contractors obtain policies despite having no workers, which can raise class code costs for others. He explained that CSLB would work closely with State Fund and the Department of Insurance, as they have done in the past, both during initial planning and in subsequent enforcement. Registrar Fogt added that, regardless of the new unit, complaints will continue to arise about contractors who buy minimum policies while secretly employing workers, which constitutes insurance fraud. In those cases, CSLB would be able to provide supporting evidence to the Department of Insurance for prosecution.

Member Mark noted that the Board has held numerous meetings on workers' compensation and the newly passed law and expressed appreciation for the staff, Committee Chair Barton, and the Legislative Committee for developing a proposal that strikes a workable compromise. He recognized that industry concerns, particularly regarding the roofing and C-20 classifications, were heard and addressed while maintaining the existing requirements. Member Mark acknowledged the lengthy process to reach this point and expressed satisfaction that the final outcome appears solid and well-crafted.



Member Ruiz asked what the current initial cost is to become a licensed contractor and asked whether the proposed change would add an additional \$200 to that amount.

Registrar Fogt explained that the initial application fee is \$450 for a sole owner and either \$450 or \$750 for a corporation. He then invited Chief of Licensing Carol Gagnon to provide additional clarification.

Chief Gagnon explained that the initial costs for becoming a contractor vary by business type. The application fee is \$450, followed by an additional \$200 licensing fee for sole owners or \$350 for corporations, limited liability companies, or similar business structures. Beyond those fees, applicants must also pay for their bond, workers' compensation or the exemption if the proposal passes, fingerprinting, and any required exams, as well as their own office setup expenses. Renewal fees, which occur every two years, are listed on the website and are \$450 for sole owner and \$700 for other license types. Altogether, the total cost to obtain a license is roughly \$1,000.

Member Mark clarified that, for the purposes of the current discussion, the relevant cost is only the \$450 fee for sole owners. He noted that many other numbers were mentioned earlier, but the key point here is simply the \$450 figure.

Member Ruiz explained that their earlier question was simply for general understanding and then asked why partnerships or corporations would also not be eligible for the exemption being discussed.

Registrar Fogt stated that during preparation of the report, they consulted with Department of Industrial Relations (DIR), which noted that corporate officers can legally be considered employees of their corporations. Because of that, corporations are generally expected to carry workers' compensation coverage. Partnerships raise similar concerns. Registrar Fogt added that CSLB has seen cases where partnership licenses included dozens of "partners," which can indicate attempts to avoid workers' compensation requirements or create sham employment arrangements. For those reasons, exemptions were limited to sole owners who work entirely on their own, such as semi-retired individuals or those doing small jobs alone. Once a business grows into a partnership or corporation, workers' compensation should be required.



Member Cobos clarified that the proposed workers' compensation exemption fee of \$500 would essentially cover the operational costs associated with the initiative.

Registrar Fogt explained that while filing a possible workers' compensation exemption is currently free, the proposal would require a \$500 fee at the time of initial filing and another \$500 at each license renewal. This funding would cover investigation costs, including conducting at least a 5 percent random review of contractors claiming the exemption, checking the CSLB website and complaints for signs of larger jobs, and following up when a complaint identifies additional workers on a job site. Because the first offense for falsely claiming a sole-owner exemption carries a \$10,000 penalty, the Registrar emphasized the need for dedicated investigators to ensure exemptions are legitimate.

Board Member Josef Preciado noted that the recommended \$500 fee applies only to contractors who choose to file a workers' compensation exemption. It is not a fee that would be charged to all contractors, only to those submitting an exemption request.

Registrar Fogt clarified that the \$500 fee applies specifically to filing a workers' compensation exemption form. Contractors would pay \$500 when initially submitting the exemption for an original license and another \$500 for renewal if they continue to claim the exemption. He noted that implementing this will require system programming changes, since the current online renewal process allows sole owners to simply check a box. Under the new approach, contractors would need to formally certify their understanding of workers' compensation requirements and pay the required fee.

Manager Jamnetski noted the renewal period being discussed is every two years, the same as the current renewal period.

Registrar Fogt confirmed that contractors claiming the exemption must pay \$500 when they initially file it and another \$500 every two years at renewal.

Chair Barton noted that, compared to the minimum workers' compensation insurance policy, which costs around \$2,000 to \$4,000, the proposed \$500 exemption fee is relatively inexpensive. He suggested that paying the fee is a good deal for legitimate sole owner contractors who qualify for the exemption.

Registrar Fogt agreed, noting that stakeholders had argued the exemption fee should be higher than the cost of a minimum workers'



compensation policy. However, during a stakeholder meeting, they found that setting the fee that high would generate far more revenue than necessary to prequalify, audit, and enforce.

Chair Barton acknowledged that some contractors may choose to leave the licensing system and operate underground but suggested that this could actually be beneficial by helping identify those unwilling to follow the rules. He expressed appreciation for the diverse perspectives on the Board, especially the input from Board Chair Galarza, industry members, and contractor representatives. He noted that the Board's diversity leads to well-rounded discussions and thoughtful conclusions, making the conversation both valuable and interesting.

Registrar Fogt added that without an exemption option, CSLB estimates that requiring workers' compensation for all classifications would cause about 10 percent of licensed contractors to drop their licenses, resulting in an \$8 million revenue loss. Allowing that same 10 percent to file an exemption, however, would generate approximately \$2.7 million, enabling CSLB to hire staff to support compliant contractors and combat the underground economy. He noted that the proposed unit must function as a dedicated, standalone team focused exclusively on workers' compensation enforcement and collaboration with key agencies such as State Fund, the Department of Insurance, and the Division of Labor Standards Enforcement.

Chair Barton noted that this collaboration was important because the partner agencies showed genuine interest and appeared willing to work closely with CSLB, reinforcing the value of forming those relationships.

Public Comment

There was no comment.

Motion: To authorize staff to submit the report to the Legislature as required under Business and Professions Code section 7125.7, including any minor edits needed for accuracy or clarity, and to authorize staff to seek a legislative author to introduce the proposed bill. Moved by Thomas Ruiz; seconded by Rodney Cobos. Motion carried, 10-0.

YEA: Miguel Galarza, Joël Barton, Rodney Cobos, Amanda Gallo, Alan Guy, Diana Love, Michael Mark, Henry Nutt III, Josef Preciado and Thomas Ruiz



NAY: None

ABSTAIN: None

ABSENT: Jacob Lopez, Steve Panelli, Omar Passons, James Ruane and Mary Teichert.

3. Review, Discussion, and Possible Action on 2025-26 Board-Sponsored Legislation

Chair Barton proceeded to Agenda Item E3 to review and discuss 2025–26 Board-sponsored legislation, beginning with Item E3a regarding Assembly Bill 559 (Berman) on accessory dwelling units.

a. AB 559 (Berman): Contractors: home improvement contracts: prohibited business practices.

Chair Barton explained that there have been no substantive updates since December, and the bill remains on the Senate Floor. The offsite manufactured housing industry continues to oppose the measure, arguing that progress payment restrictions are too burdensome. CSLB staff maintain that on-site construction or installation of residential ADUs qualifies as home improvement work and is therefore subject to these restrictions. Staff will continue working with the author and stakeholders to seek compromise but recommend the Board take no action at this time and will provide future updates.

Board Member Comment

There was no comment.

Public Comment

There was no comment.

b. SB 1263 (McGuire): Contractors: debris removal.

Chair Barton moved on to Agenda Item E3b regarding SB 1263 and expressed appreciation to Senator McGuire and his staff for authoring this measure on CSLB’s behalf. SB 1263 would allow contractors to perform debris removal activities, including muck-out and ash-out, in declared disaster areas if they hold either an A-General Engineering or B-General Building license, or both C-12 Earthwork and Paving and C-21 Building/Moving and Demolition classifications. The bill also requires contractors to pass CSLB’s Hazardous Substance Removal Certification exam and comply with



HAZWOPER requirements set by DIR. The proposal does not change existing laws governing debris removal outside disaster declarations. Staff recommended that the Board take no action on this item at this time.

Board Member Comment

There was no comment.

Public Comment

There was no comment.

4. Review, Discussion, and Possible Action on Co-Sponsoring SB 784 (Durazo, 2025): Home improvement loans: right to cancel contracts.

Chair Barton proceeded to Agenda Item E4 to review and discuss potential co-sponsorship of SB 784 (Durazo). SB 784 would extend the right to cancel a home improvement contract from three to five days, or from five to seven days for seniors, and would delay repayment obligations on home improvement loans until lenders verify that permitted work has been fully approved and is operational. The bill also adds new disclosure requirements for lenders.

Although the Board previously voted to support SB 784, Chair Barton reported the bill stalled in the Assembly Appropriations Committee due to opposition from the financing industry. During recent legislative meetings, Senator Durazo asked whether CSLB would consider co-sponsoring the bill, noting that CSLB's support would highlight the strong consumer protection benefits. While CSLB does not regulate lenders, staff emphasized that harmful lending practices significantly affect consumers and contribute to increased complaints, particularly in solar and ADU projects. Chair Barton referenced past cases where consumers were left financially responsible when projects were left incomplete. He emphasized that it is unfair for consumers to pay for work they never receive yet still be obligated to repay the loan, underscoring the need for the legislation. For these reasons, Chair Barton agreed with staff's recommendation that CSLB co-sponsor SB 784 to strengthen consumer protection and potentially reduce complaint volume.

Board Comment

Member Love referred back to earlier discussions about the bill and the mechanics lien warning requirements. She requested that CSLB return to Senator Durazo with a suggested clarification: when the bill references extending the cancellation period for seniors from five to seven days, it should clearly state the age threshold, specifically "65+" in parentheses. Member Love explained that this avoids confusion because some laws use age 62 while others use 65, so explicitly identifying the applicable age would ensure clarity moving forward.



Public Comment

There was no comment.

Motion: To reaffirm the Board’s sponsorship of SB 784 with Senator Durazo and to direct staff to ensure the bill clearly states that the extended cancellation period for seniors applies to individuals age 65 and older, specifically within Section 11. Moved by Diana Love; seconded by Rodney Cobos. Motion carried, 10-0.

YEA: Miguel Galarza, Alan Guy, Joël Barton, Rodney Cobos, Amanda Gallo, Diana Love, Michael Mark, Henry Nutt III, Josef Preciado, and Thomas Ruiz

NAY: None

ABSTAIN: None

ABSENT: Jacob Lopez, Steve Panelli, Omar Passons, James Ruane and Mary Teichert.

5. Review, Discussion and Possible Action on Other Relevant 2025-26 Legislation

Chair Barton moved to Agenda Item E5a to review AB 2287 (Michelle Rodriguez).

a. AB 2287 (Rodriguez, Michelle): Contractors: disciplinary action.

Chair Barton stated that AB 2287 would prohibit CSLB from taking administrative disciplinary action against a licensee for using particular technologies, tools, or equipment while performing construction work. The bill, sponsored by the California State Council of Laborers, was introduced in response to last year’s AB 1341, which sought to make unlicensed practice in certain professional fields grounds for CSLB discipline. Staff expressed concerns that AB 2287’s current language is overly broad and may hinder CSLB’s ability to enforce compliance with code requirements and trade standards. As a result, staff recommended the Board adopt a “Watch” position at this time.

Registrar Fogt explained that Business and Professions Code section 7110 is a crucial enforcement tool that allows CSLB to work directly with building officials and other state agencies, particularly when contractors fail to obtain required building permits. He expressed concerns that adding language to section 7110 could create confusion about what constitutes a violation. Registrar Fogt noted



that he has been meeting with the Board for Professional Engineers, Land Surveyors, and Geologists to better understand their license requirements for the use of tools like ground-penetrating radar, since those contractors could be cited by the Board for Professional Engineers, Land Surveyors, and Geologists and then referred to CSLB for discipline. He emphasized that CSLB's role is to enforce compliance with building codes and permit requirements, not to regulate specific tools. He referenced past problems, such as improperly drilled wells causing aquifer contamination, to illustrate why CSLB focuses on code compliance rather than equipment choice. Registrar Fogt added that discussions with the State Council of Laborers have been positive and that CSLB has provided replacement language to help resolve the issue.

Chief May clarified that CSLB had previously sent over a suggested amendment about a week earlier, and the other party responded that they were open to it and planned to discuss it further. The amendment would move the provision out of Section 7110 and into a different code section. It would also soften the language clarifying that CSLB disciplinary action would not be based solely on that injunction.

Registrar Fogt emphasized that the CSLB would not take disciplinary action solely based on the type of tool a licensee used. Any enforcement action must be tied to an actual code or trade standards violation while the use of the tool may be referenced to support the underlying violation. He reiterated that tool use alone would not be the basis for discipline. Registrar Fogt noted that the other party seemed receptive to this clarification, which he viewed as a positive development.

Chair Barton clarified that while CSLB does not take disciplinary action based solely on the tools a licensee uses, tools can still be part of the evidence within a complaint.

Registrar Fogt stated that while tools can be referenced as part of the evidence in a complaint, for example, noting that an underground pipe was improperly cut because the wrong tool or process was used, CSLB would not act based solely on the tool itself. If someone used equipment outside CSLB's jurisdiction, such as radar-type tools associated with land surveying, that matter would fall to the Board for Professional Engineers, Land Surveyors, and Geologists, who could refer the case to CSLB, but they have not expressed interest to make that referral.



Public Comment

There was no comment.

Board Comment

Member Mark asked for clarification about the “replacement language” included in the motion. He understood that the amendment would move the provision out of Business and Professions Code section 7110 and into another section, but he wanted to know the substance of the proposed language so the Board would understand exactly what it is being asked to approve.

Counsel Kinn reiterated that the motion before the Board is not to approve any amendment or replacement language. The only action being proposed is to adopt a “watch” position on the bill.

Member Mark pointed out that the motion language states staff will develop and submit replacement language to the bill’s author, and because of that, he wanted clarity on the replacement language.

Registrar Fogt clarified that staff do have proposed replacement language. The language states that CSLB would not take administrative action solely based on the tools, technology, or equipment used. He noted that this was Manager Jamnetski’s idea and that he had also identified a better location within the statute for placing this amendment.

Manager Jamnetski explained that the proposed amendment would be placed in Business and Professions Code section 7090, which is the Board’s broad disciplinary authority section addressing complaints, investigations, and prioritization of enforcement actions. The amendment would add a single sentence stating that the use of technologies, tools, or equipment in performing construction work shall not, by itself, be grounds for discipline. He emphasized that this language is a general enforcement principle, not a cause of action, and would not appear in CSLB administrative legal action. Instead, it clarifies that CSLB cannot discipline a licensee solely for using a particular tool or technology. Any action must be tied to an underlying code or workmanship violation, such as those covered under section 7110. Manager Jamnetski noted that this language had not yet been accepted by the bill’s author but was offered as a clearer and more appropriate alternative to the current placement.

Chair Barton thanked Member Mark for raising the issue, then asked Chief May to confirm that, since the Board is only recommending a “watch” position on the bill at this time, there will still be an



opportunity at the June meeting to review any updated bill language and decide whether to oppose or support it at that point.

Chief May noted that the Board can re-agendize the bill for the June meeting and that doing so would still provide plenty of time within the legislative calendar for the Board to take a formal position if needed.

Chair Barton confirmed that the Board still has time to revisit the bill at a future meeting. For now, the recommendation is simply to take a “watch” position, unless any Board member wishes to offer an alternative motion.

Vice Chair Guy expressed concern that the situation had become overly complicated, noting that the entire issue originally stemmed from a licensee using ground-penetrating radar (GPR) to locate underground utilities.

Registrar Fogt explained that the issue stems from a conflict between different groups, including operating engineers and laborers. The intent behind the amendment was to ensure that CSLB licensees are not disciplined for actions that would actually fall under the jurisdiction of other Boards, such as the Board for Professional Engineers, Land Surveyors, and Geologists or the California Architects Board. In other words, CSLB should not impose discipline on its licensees for potential violations that properly belong under another Board’s practice act.

Vice Chair Guy expressed concern that the issue has become troubling, noting that GPR is commonly used to locate underground utilities to prevent consumer harm, such as contractors accidentally striking utility lines. He found it alarming that simply using such technology could appear as grounds for disciplinary action against a contractor. Because of that concern, he stated his support for taking a “watch” position on the bill.

Member Mark thanked everyone for the clarification and explained that he had been trying to understand the complete motion, specifically what the Board was actually being asked to act on.

Motion: To adopt a “watch” position on AB 2287. Moved by Diana Love; seconded by Rodney Cobos. Motion carried, 10-0.

YEA: Miguel Galarza, Alan Guy, Joël Barton, Rodney Cobos, Amanda Gallo, Diana Love, Michael Mark, Henry Nutt III, Josef Preciado, and Thomas Ruiz



NAY: None

ABSTAIN: None

ABSENT: Jacob Lopez, Steve Panelli, Omar Passons, James Ruane and Mary Teichert.

b. SB 342 (Umberg): Contractors: unlicensed work.

Chair Barton moved to Agenda Item E5b regarding SB 342 (Umberg). SB 342 would eliminate the current prohibition that prevents a contractor from seeking compensation for any work performed if they were not duly licensed at all times during the contracting activity. Instead, the bill would permit a contractor to pursue compensation for work completed during periods in which they were properly licensed, even if they were unlicensed at other times. Staff recommended that the Board take a “WATCH” position on this bill, and Chief May was asked to provide further details.

Chief May acknowledged industry concerns that current law may allow consumers to avoid paying for work if a contractor’s license briefly lapses, which can create major financial impacts, especially on large commercial or public works projects. Staff noted that existing law already offers flexibility, including a 90-day retroactive renewal period when the contractor is otherwise eligible and acts promptly, and courts may apply the doctrine of substantial compliance when the contractor made good faith efforts to maintain licensure. Staff cautioned that SB 342 could significantly increase both the volume and complexity of complaints if CSLB has to determine work performed when the licensee was appropriately licensed, resulting in added enforcement workload and an estimated cost increase of over \$2 million in fiscal year 2027-28 and beyond, costs that would require new funding. Because most CSLB complaints involve home improvement, staff recommended excluding home improvement work from the bill to reduce workload while preserving consumer protection. The author and sponsors indicated support for this change, and amendments were anticipated to address these concerns.

Board Comment

There was no comment.

Public Comment

There was no comment.



Motion: To adopt a “watch” position on SB 342. Moved by Michael Mark; seconded by Rodney Cobos. Motion carried, 10-0.

YEA: Miguel Galarza, Alan Guy, Joël Barton, Rodney Cobos, Amanda Gallo, Diana Love, Michael Mark, Henry Nutt III, Josef Preciado, and Thomas Ruiz

NAY: None

ABSTAIN: None

ABSENT: Jacob Lopez, Steve Panelli, Omar Passons, James Ruane and Mary Teichert.

The Board took a 15-minute break at 10:28 a.m. and reconvened at 10:46 a.m.

F. Enforcement

Chair Galarza proceeded to the Enforcement agenda items. Enforcement Committee Chair Michael Mark was given the floor to lead this next section.

1. Review and Discussion on 2025 Accomplishments and Activities Report

Chair Mark introduced Item F1, the review of the 2025 Accomplishments and Activities Report. He highlighted the extensive work of SWIFT, including wildfire-related consumer protection efforts, 52 sweeps, 28 sting operations, and 2,770 investigations statewide, resulting in 869 administrative or criminal actions. SWIFT’s collaboration with the Joint Enforcement Strike Force and the Labor Enforcement Task Force led to license suspensions tied to more than \$22 million in tax liabilities and nearly \$900,000 in civil penalties for labor and safety violations. Chair Mark then reviewed accomplishments from the Intake and Mediation Centers, which settled 1,814 cases and saved consumers over \$17 million, offering examples involving solar installation damage and a kitchen remodel dispute. Investigation Centers issued 3,225 administrative actions, with 1,053 cases referred for criminal prosecution, while the Multiple Offender Unit completed 585 investigations and referred over 150 cases for accusation or criminal charges. Case Management helped secure over \$3 million through arbitration, issued more than 1,600 citations, collected over \$6 million in penalties, and revoked 261 licenses. New laws, SB 291 and SB 779, will significantly increase minimum civil penalties beginning in 2026. Finally, 248 accusations were filed in 2025, resulting in 215 license revocations and additional restitution and cost recovery.

Board Comment

Board Chair Galarza revisited the earlier discussion about SB 291 and the new \$10,000 minimum civil penalty for employing workers without workers' compensation insurance. He noted concerns that such a high fine could severely impact contractors and referenced previous conversations about possibly using a tiered penalty structure. Chair Galarza asked whether SB 291 explicitly includes a tiered approach for repeated or egregious violations, expressing concern that it would be illogical for a first offense to carry a \$10,000 penalty but subsequent offenses to fall back to lower amounts, such as \$500.

Committee Chair Mark clarified that the discussion involved two completely separate laws, not a tiered penalty structure within one law. SB 291 establishes the \$10,000 minimum civil penalty for a sole owner who employs workers without workers' compensation insurance. That amount is fixed by statute and applies when the violation is proven. While SB 779, raises the minimum penalties for various non-workers' compensation violations from the long-standing \$100–\$200 range up to \$500. So, the \$10,000 penalty and the \$500 minimums apply to different types of violations and are not part of a tiered or escalating system within a single bill.

Board Chair Galarza specified that his concern relates to the \$10,000 workers' compensation penalty. He understood that the first proven violation resulted in a mandatory minimum \$10,000 fine, but he wants to ensure that a second offense would carry an even higher penalty, rather than dropping back to a lower minimum such as \$500. In other words, he was asking whether the law includes an escalating penalty structure for repeat violations.

Chief May explained that the penalty increased over time, starting at \$10,000, then rising to \$20,000, and ultimately reaching \$30,000 for subsequent violations.

Registrar Fogt clarified that although a second violation could result in a \$30,000 fine, CSLB may not continue issuing repeated citations, especially if the company is appealing. Instead, after an initial \$10,000 fine for lacking workers' compensation coverage, CSLB may pursue an accusation or refer the case to a district attorney for misdemeanor prosecution if the employer remains noncompliant. This approach avoids the additional costs associated with defending multiple appeals.

Chair Galarza asked whether, at that point, they are required to obtain workers' compensation insurance in addition to paying the \$10,000 penalty.



Registrar Fogt confirmed that the contractor cannot file an additional exemption after the initial violation. Failure to obtain a workers' compensation policy will result in license suspension.

Chair Galarza wanted to make sure there was some follow-up.

Member Nutt asked how restitution funds are handled once collected, specifically, whether victims receive the full amount they were out of pocket or only a portion, how that process works, and how long it typically takes for people to receive their money back.

Registrar Fogt clarified that much of the restitution process occurs through the Intake and Mediation Center, which handles more than 14,000 complaints annually with about 100 staff, including 30 analysts who work to mediate resolutions. Restitution is paid by the contractor directly to the consumer and can happen in several ways. In many cases, consumers have already hired someone else to complete or correct the work, creating a hard cost that is documented through a demand letter. Another method involves the Industry Expert Program, where an expert evaluates the work and provides a report used to calculate the financial injury using a specific formula. Restitution can also be ordered through administrative action, although consumers often feel the amount is lower than their actual cost. He noted that CSLB must base restitution on specific legal violations, such as poor workmanship, abandonment, or misuse of funds, not on broader civil arguments. Ultimately, it is the contractor's responsibility to resolve the complaint by paying the consumer.

Public Comment

There was no comment.

2. Enforcement Program Update

Chair Mark introduced the next item on the agenda: the Enforcement Program Statistical Update and requested that Enforcement Chief Steve Grove present key highlights from the update.

Chief Grove presented three key case highlights. The first case involved a San Ramon consumer who experienced significant discoloration in newly installed hardwood flooring. After unsuccessful repair attempts and a rejected \$10,000 offer, CSLB's Intake and Mediation Center negotiated a settlement in which the contractor agreed to replace the entire floor. The second case involved an elderly couple in San Diego who contracted for an ADU and remodel totaling more than \$950,000 after unauthorized change orders. The



contractor, who lacked the required B-General Building license, collected approximately \$450,000 while performing minimal work and failed to pay for materials, resulting in a mechanics lien. CSLB filed an accusation citing numerous violations, leading to the contractor's license revocation in December 2025, and the case was referred to the San Diego County District Attorney's Office, which filed criminal charges. The final case concerned unlicensed individual Marko Mendoza, who impersonated a licensed contractor and entered into contracts for ADU projects financed through PACE and HERO programs. Following a multi-year investigation, Mendoza was criminally charged and in January 2026, pleaded no contest to all 74 counts. His plea agreement requires restitution payments, 10 years of probation, and imposes two strike convictions. Chief Grove concluded the highlights and returned the floor to Chair Mark.

Chair Mark continued with the Enforcement Program Statistical Update with staffing information. Of the 228 authorized positions in the Enforcement Division, 28 are currently vacant, an increase resulting from the addition of three new Special Investigator positions in the Multiple Offender Unit and several recent retirements. Chair Mark noted data from July 1, 2025, to January 31, 2026, shows that 12,663 complaint investigations were initiated. With current staffing, the optimal caseload is 4,895 complaints; however, as of January 31, 2026, the pending caseload was 5,595. The Executive Office is working with Enforcement leadership on strategies to address the increase in consumer complaints, and an Enforcement Committee meeting is planned for May to review complaint-handling approaches in alignment with Board expectations. Chair Mark noted staff at the CSLB Intake Mediation Centers continue to perform strongly in resolving consumer complaints. One Board goal is to have fewer than 100 complaints older than 270 days. As of January 31, 2026, there were 176 such cases, which down significantly from 277 reported in September.

Chair Mark shared CSLB-sponsored arbitration and disciplinary statistics, including \$2.1 million in restitution ordered for injured parties. He noted that from July through January, SWIFT conducted 24 sting operations, participated in 230 sweep days, responded to 373 leads, closed 1,645 cases, and produced 550 administrative or criminal actions along with 597 advisory notices. Chair Mark discussed the work of the Experience Verification Unit, which completed 221 application investigations during the reporting period. Of these, 105 were approved, 45 withdrawn, 66 denied, and 5 appealed.



Board Member Comment

Member Love asked whether, in cases like the one referenced involving the recovery fund, staff become involved in trying to resolve issues related to HERO Program assessments, specifically when consumers begin having payments added to their property taxes.

Chief Grove explained that CSLB has very limited authority over the financial institutions that issue those types of loans. While the lenders may try to work with consumers, CSLB itself has little ability to intervene in those situations.

Registrar Fogt added that they typically refer consumers to the the Department of Financial Protection and Innovation (DFPI), which is the appropriate state department with limited jurisdiction over lenders. He noted the importance of directing more of these cases to that agency since CSLB itself lacks the authority to intervene.

Manager Jamnetski explained that SB 784, discussed earlier, is a direct response to address problematic practices by non-bank lenders that provide these types of funds. He noted that the issue ties into broader consumer protection efforts and added that CSLB also maintains a partnership with the FBI related to these matters.

Manager Jamnetski noted that he wasn't sure whether the HERO program is still active.

Registrar Fogt explained that although HERO is not as widely used as it once was, it remains important for any consumer who believes they were subjected to a predatory loan to file a complaint with DFPI. He added that while CSLB collaborates with DFPI, its own jurisdiction is limited to enforcing the Contractors State License Law and does not extend to lending practices.

Chair Mark commented that the SWIFT team is doing excellent work despite limited resources. He expressed interest in the results of the ongoing study to determine how the unit might receive additional resources, noting that he has previously suggested the team should ideally be expanded. Chair Mark emphasized that SWIFT's role is crucial, as they address the underground economy and collaborate with numerous partner agencies. He also highlighted the importance of the Experience Verification Unit, explaining that after applications pass through Licensing, this unit takes a deeper look, ensuring applicants truly have journey-level experience. Chair Mark stated this is essential for consumer protection, since homeowners hiring licensed contractors expect quality workmanship.



Public Comment

There was no comment.

G. Licensing

Chair Miguel Galarza moved on to the Licensing items. Licensing Committee Chair Nutt was asked to provide the Licensing Update.

1. Review and Discussion on 2025 Accomplishments and Activities Report

Chair Nutt reported the 2025 Accomplishments and Activities Report for Licensing and Testing. In 2025, CSLB’s Licensing and Public Affairs teams delivered 24 licensing workshop presentations, 12 in English and 12 in Spanish, with a recorded version available on YouTube while five California universities received a total of \$225,000 in Construction Management Education Account (CMEA) grant funding. Chair Nutt noted the Judgments Unit processed 2,164 judgments, recovering more than \$30 million in restitution. He added that two tribal governments received contractor licenses following the implementation of tribal licensure in 2025. CSLB also expanded reciprocity with North Carolina and those in other states who have passed the NASCLA exam and whose license has been in good standing for five years. The Veterans Application Assistance Program expedited 477 licenses in 2025. Testing access expanded to allow candidates to take certain exams at 20 additional DCA-approved sites nationwide. Chair Nutt concluded by noting CSLB also increased applicant outreach, adding automatic reminder letters at nine months of inactivity and follow-up reminders 45 days after bond and fee letters are issued, with the goal of reducing abandoned applications.

Board Comment

There was no comment.

Public Comment

There was no comment.

2. Licensing and Testing Program Update

Chair Nutt presented the Licensing Program Update noting CSLB received over 12,000 applications last quarter, while processing times remain at three weeks or less. CSLB received 1,400 more applications in FY 2024-25 than the prior year. More than 28,000 renewal applications were received last quarter, and staff began outreach to contractors affected by the Los Angeles County fires who deferred renewal fees under the Governor’s executive order.



Chair Nutt then turned the update over to Chief Gagnon for the Testing Program Update

Chief Gagnon reported that Testing, through vendor PSI Exams, administered more than 59,000 exams, including 273 taken at out-of-state test centers, between February 2025 and January 2026. The Exam Development Unit released updated C-9 Drywall and C-15 Flooring trade exams and has several additional item banks in programming or development. Nearly all 48 exam item banks have been updated to the new Title 24 Building Codes, and updated study guides are being prepared for the website. Chief Gagnon noted that staff continued to convert laminated exam booklets into digital formats for nationwide release with several exams, including C-15, C-35, and C-55, fully digitized, and more trades are in development for digital conversion, which will reduce shipping costs and improve exam security. She added that CSLB continued expanding Spanish-language access with more than 11,000 exams were taken in Spanish during the reporting period, most commonly in Law and Business, B-General Building, C-33 Painting, and C-39 Roofing.

Board Member Comment

Member Love noted she appreciates Licensing was saving on postage with the digitized booklets.

Public Comment

There was no comment.

3. Review and Discussion of B-2 Residential Remodeling Survey

Chair Nutt returned the floor to Chief Gagnon to provide an update on the next item.

Chief Gagnon explained that the Licensing Division had surveyed all B-2 Residential Remodeling contractors to gauge their interest in adding a B General Building classification. Survey results showed that while 63 percent of B-2 licensees are satisfied with the current scope, which excludes structural or behind-the-wall work, 79 percent still plan to pursue a B classification in the future. Many plan to rely on their B-2 experience or existing structural experience, while others intend to gain experience under a B contractor or hire a responsible managing officer. Chief Gagnon noted the challenge that B-2 contractors are prohibited from performing the structural work needed to qualify for a B license. She reviewed the history and purpose of the B-2 classification and to address this gap, recommended a certification



pathway allowing B-2 contractors to gain limited, supervised structural experience. This pathway would require a CSLB exam, allow construction of non-habitable framed structures with building permits, exclude any structures intended for human habitation, and require holding the certification for two years before applying for a B license. Applicants would then provide verified permits and demonstrate four years of qualifying experience, which could include work performed under the new certification. Chief Gagnon noted that B-2 contractors already meet core licensing requirements such as bonding, fingerprinting, and passage of the Law and Business exam.

Chair Nutt stated he appreciated the hard work staff have put into developing this pathway to obtain the certification.

Board Member Comment

Member Mark questioned the proposed certification pathway that would allow B-2 contractors to perform limited structural work on non-habitable structures, some of which may require permitted electrical, plumbing, or HVAC work. He noted that since B-2 licensees are not authorized to perform these specialty trades, it is important that the proposal clearly require the use of properly licensed subcontractors for any such work.

Chief Gagnon clarified that a regulation has not yet been drafted for the proposed certification pathway. The immediate request is for the Board's permission to begin developing the regulation language. If authorized, staff will prepare a draft regulation and present it at the June Board meeting for review and consideration. This process would allow the Board to evaluate the proposed framework in detail and address concerns, such as ensuring that any required electrical, plumbing, or HVAC work on these structures continues to be performed by appropriately licensed subcontractors.

Member Mark requested the language should state if a B-2 licensee is required to pull a permit for a structure such as a new garage, the work in specialty classifications must be subcontracted to appropriately licensed specialty contractors.

Vice Chair Guy asked whether the requirement to subcontract specialty work, such as electrical, plumbing, or HVAC, is currently mandated under the existing B-2 license classification.

Registrar Fogt clarified that this is not currently a requirement under the B-2 license.



Member Mark agreed that B-2 contractors are not precluded from performing specialty work themselves on existing residential structures, which is why he sought clarification on the issue.

Chief Gagnon noted that under the current B-2 classification, contractors are not permitted to perform any behind-the-wall work. B-2 licensees may replace light fixtures, plumbing fixtures, and similar surface-level items, but they are prohibited from installing or altering any components located behind walls, such as electrical wiring, plumbing lines, or other structural or concealed systems.

Member Mark noted that as B-2 contractors begin taking on larger projects under the proposed certification pathway, those projects may involve work that triggers the need for properly licensed specialty subcontractors.

Public Comment

There was no comment.

Motion: To direct staff to draft proposed regulations for B-2 certification to allow B-2 license holders the opportunity to safely gain structural and framing experience. Moved by Miguel Galarza; seconded by Michael Mark. Motion carried, 10-0.

YEA: Miguel Galarza, Alan Guy, Joël Barton, Rodney Cobos, Amanda Gallo, Diana Love, Michael Mark, Henry Nutt III, Josef Preciado, and Thomas Ruiz

NAY: None

ABSTAIN: None

ABSENT: Jacob Lopez, Steve Panelli, Omar Passons, James Ruane and Mary Teichert.

H. Public Affairs

Board Chair Galarza transitioned to Public Affairs and turned the discussion over to Public Affairs Committee Chair Diana Love.

1. Review and Discussion on 2025 Accomplishments and Activities Report

Chair Love reported key accomplishments from the 2025 Public Affairs Accomplishments and Activities Report, noting that CSLB hosted 52 Senior



Scam Stopper seminars statewide, including events with Assemblymember Alex Lee, and developed a new video version of the seminar for on-demand public access. Public Affairs also made significant updates to the CSLB website, including enhancements to the Disaster Help Center following the Los Angeles County wildfires, and broader efforts to improve accessibility, clarity, and user-friendliness in alignment with Strategic Plan Goal 4.4. Staff have been reviewing all online content to ensure accuracy, removing outdated materials, fixing broken links, and reorganizing pages to improve navigation as part of a larger website audit initiative. Additional improvements include the development of an online contact form for the executive office and Board members, allowing the public to submit messages that will be screened and routed by staff. This feature is under development, with further updates expected before the June Board meeting.

Board Member Comment

There was no comment.

Public Comment

There was no comment.

2. Public Affairs Program Update

Chair Love presented that the Public Affairs Office (PAO), responsible for media relations, consumer and licensee communications, and outreach, continued extensive disaster-related outreach following the Palisades and Eaton fires. PAO participated in task force meetings, posted frequent guidance on hiring licensed contractors, and joined partner agencies at a February 2026 “Hire a Contractor” workshop. PAO also staffed a Local Assistance Center in San Bernardino County after a December mudslide.

Chair Love noted that PAO produced multiple videos through January 2026, including the “What You Should Know Before Building an ADU” video and new social media content helping consumers find and verify licensed contractors. CSLB maintains active social media engagement across Facebook, Instagram, X, and LinkedIn. Recent high-performing posts included information on reporting unlicensed activity and updates on new laws affecting contractors. Chair Love noted recent publications such as the 2026 California Contractors License Law & Reference Book and that PAO also continues producing internal communications that recognize staff achievements and highlight morale-building events. She added that the Public Information Center report shows that call wait times have generally remained under the six-minute goal, though January increased to about seven minutes.



Many calls relate to licensing application status, and PAO regularly partners with Licensing to clarify instructions and update FAQs to reduce call volume.

Board Member Comment

Chair Love noted that an ADU is intended to be an extension or accessory dwelling unit to an existing residence already on the property and asked whether an ADU can be built on a vacant parcel and still be considered an ADU.

Registrar Fogt noted that in many cases, projects on vacant lots, particularly in wildfire-affected areas, use manufactured or factory-built housing rather than traditional stick-built structures. Although these units are not attached to an existing primary residence, they may still function similarly to accessory dwelling units in terms of size and design. He noted in current rebuilding efforts, many of these manufactured homes are being placed on vacant parcels where the original structures were lost, and because they are not conventional multi-bedroom homes, they are still considered ADUs.

Public Comment

There was no comment.

I. Closed Session

- 1. Closed Session: Pursuant to Government Code section 11126(e)(1), the Board will move into closed session to confer with, and receive advice from, its legal counsel regarding the following pending litigation: Los Angeles County Superior Court, Case No. 20STCV45568.**

Closed Session began approximately 11:50 a.m. and closed 12:00 p.m.

J. Adjournment

Meeting adjourned at approximately 12:00 p.m.

AGENDA ITEM D-2

Review, Discussion, and Possible Action on Nominations Committee Recommendations for Election of 2026-27 Board Officers



Registrar's Report

- a. Update Regarding Consideration of Transferring the Administration of the Electrician Certification Unit from the Labor Commissioner's Office to CSLB
- b. Update Regarding Reciprocity Advisory Committee Recommendations





CONTRACTORS STATE LICENSE BOARD

ELECTRICIAN CERTIFICATION UNIT UPDATE

Update Regarding Consideration of Transferring the Administration of the Electrician Certification Unit from the Labor Commissioner's Office to CSLB

Labor Code section 108.2 (b)

(1) Certification is required only for those persons who perform work as electricians for contractors licensed as class C-10 electrical contractors under the Contractors' State License Board Rules and Regulations.

(2) Certification is not required for persons performing work for contractors licensed as class C-7 low voltage systems or class C-45 electric sign contractors as long as the work performed is within the scope of the class C-7 or class C-45 license, including incidental and supplemental work as defined in Section 7059 of the Business and Professions Code, and regardless of whether the same contractor is also licensed as a class C-10 contractor.

Labor Code section 108 (c)

As used in this section, "electricians" includes all persons who engage in the connection of electrical devices for electrical contractors licensed pursuant to Section 7058 of the Business and Professions Code, specifically, contractors classified as electrical contractors in the Contractors' State License Board Rules and Regulations. This section does not apply to electrical connections under 100 volt-amperes. This section does not apply to persons performing work to which Section 7042.5 of the Business and Professions Code is applicable, or to electrical work ordinarily and customarily performed by stationary engineers. This section does not apply to electrical work in connection with the installation, operation, or maintenance of temporary or portable electrical equipment performed by technicians in the theatrical, motion picture production, television, hotel, exhibition, or trade show industries.

AGENDA ITEM D-4

Review, Discussion and Possible Action Regarding California Energy Commission Proposed Rulemaking on HVAC Equipment Data Reporting



AGENDA ITEM D-5

Information Technology Update





Information Technology Update

Business Modernization Update: Sole Owner Online Application

The CSLB Information Technology Division is pleased to announce the soft launch of the online sole owner license application, built on the SimpliGov platform, this summer. A soft launch allows CSLB to release the application quietly to evaluate the user experience, collect feedback, and use the results to guide improvements ahead of the formal rollout.

Work on this project began after the contract was executed in July 2024. Transforming CSLB's detailed, paper-based original application — containing extensive background, experience, and documentation requirements — into a fully digital format was a significant undertaking.

The new online application allows sole owner applicants to submit all required information, signatures, and payments entirely online.

The sole owner license type was selected as the first to transition to an online application because this group will benefit the most from the system. Approximately 45 to 50 percent of original license applicants are sole owners, and they represent nearly half of CSLB's licensing population. Automating this process will result in:

- Nearly half of CSLB's license applicants being able to apply entirely online
- The ability for applicants to complete their application at any time, without mailing documents or visiting CSLB Headquarters
- Fewer submission errors, significantly reducing processing times
- Reduced manual processing of original exam applications for Licensing and Administration staff.

The CSLB Executive Team commends the Licensing and Information Technology staff for their hard work and dedication in developing this new online application system.

Business Modernization Update: Enterprise Document Management System

CSLB's cloud-based Enterprise Document Management System (EDMS), launched in May 2025, continues to improve how staff manage and access records across the organization. The system has enhanced efficiency, strengthened document security, and made workflows easier to track. Staff report EDMS and its integrated Box platform are user-friendly and performing well.

Since go-live, the system has added more than 1.4 million new documents, migrated over one million archived records, and supported the issuance of more than 34,000 licenses. It now holds more than 26 million documents overall and averages about 110,000 pages scanned each month. These results reflect strong adoption and mark a major milestone in CSLB's ongoing modernization efforts.



Network Alignment Initiative

CSLB IT, in partnership with the Department of Consumer Affairs, is modernizing the agency’s network to improve reliability, security, and long-term scalability. This includes updating how the network is structured so it is easier to manage and better protected against security threats.

Several field offices — including Santa Rosa, San Francisco, Redding, Carmel, Santa Clarita, Oxnard, West Covina, San Diego, San Bernardino, Bakersfield, and Norwalk — have already transitioned to the new system. Fresno and CSLB’s Sacramento Headquarters are next.

After all locations are updated, IT will complete final testing and work with DCA to ensure the new network remains stable and secure. This initiative strengthens CSLB’s overall technology foundation and aligns the agency with statewide modernization efforts.

AGENDA ITEM D-6

Budget Update





CSLB Budget Update

Fiscal Year (FY) 2025-26 CSLB Budget Summary

CSLB has an authorized Governor’s Budget of \$83 million.

CSLB projects the final year-end revenue at \$99.9 million and board expenditures at \$83 million. In addition to its board expenditures, the board projects almost \$6 million in external mandatory costs, for total expenditures of \$89 million.

As a result of these figures and projections, CSLB assumes the fund reserve would increase to \$65.9 million (approximately 8.2 months’ reserve) at fiscal year-end.

This information is summarized in the chart below:

FY 2025-26 BUDGET SUMMARY

Description	Amount
Adjusted Beginning Reserve Balance	\$55,110,000
<i>Projected Fiscal Year-End Totals:</i>	
Revenue	\$99,900,000
Board Expenditures	\$83,260,000
External Costs	\$5,851,000
Total Expenditures	\$89,111,000
Ending Reserve Balance (Projected)	\$65,899,000
Months in Reserve	8.2

What follows are details of CSLB’s budget for each of the following topics:

- Fiscal Year 2025-26 Expenditures
- Fiscal Year 2025-26 Revenue
- CSLB fund condition
- Construction Management Education Account (CMEA) fund condition



Expenditures

Through April 30, 2026, CSLB spent or encumbered \$68 million, roughly 82 percent of its FY 2025-26 budget:

EXPENDITURE DESCRIPTION	FY 2025-26 BUDGET ACT	APRIL 2026 EXPENSES	BALANCE	% OF BUDGET REMAINING
PERSONNEL SERVICES				
Salary & Wages (Staff)	\$34,789,000	\$26,394,721	\$8,394,279	24.1%
Board Members	16,000	6,300	9,700	60.6%
Temp Help	560,000	567,557	-7,557	-1.3%
Overtime	146,000	60,503	85,497	58.6%
Staff Benefits	18,271,000	14,622,532	3,648,468	20.0%
TOTALS, PERSONNEL	\$53,782,000	\$41,651,613	\$12,130,387	22.6%
OPERATING EXPENSES AND EQUIPMENT (OE&E)				
Operating Expenses	\$18,320,000	\$18,091,768	\$228,232	1.2%
Exams – Subject Matter Experts	436,000	332,450	103,550	23.8%
Enforcement	11,075,000	8,719,798	2,355,202	21.3%
TOTALS, OE&E	\$29,831,000	\$27,144,016	\$2,686,984	9.0%
TOTALS	\$83,613,000	\$68,795,629	\$14,817,371	17.7%
Scheduled Reimbursements (i.e., fingerprint, public sales)	-353,000	-87,043	-265,957	
Unscheduled Reimbursements (i.e., invest. cost recovery)		-383,022	383,022	
GRAND TOTALS	\$83,260,000	\$68,325,564	\$14,934,436	17.9%

Revenue

CSLB received the following revenue through April 30, 2026:

Revenue Category	Through 04/30/2026	Percentage of Revenue	Change from prior year (04/30/2025)
Duplicate License/Wall Certificate Fees	\$473,170	0.5%	1.5%
New License and Application Fees	\$20,543,986	22.3%	-3.5%
License and Registration Renewal Fees	\$62,514,949	67.8%	3.8%
Delinquent Renewal Fees	\$3,690,700	4.0%	0.1%
Citation Penalty Assessments	\$2,630,688	2.8%	19.1%
Interest (i.e., reserve funds invested)	\$2,176,078	2.4%	14.9%
Misc. Revenue	\$175,863	0.2%	17.1%
Total	\$92,205,434	100.00%	2.5%



CSLB Fund Condition

Below is the fund condition for the Contractors' License Fund, which shows the final fiscal year (FY) 2024-25 reserve with adjustments (\$56.8 million, approximately 7.5 months' reserve), along with the projected reversion amounts for current year (CY) 2025-26 through budget year (BY) 2026-27:

<i>(Dollars in thousands)</i>	Final FY 2024-25	Projected CY 2025-26	Projected BY 2026-27
Beginning Balance <i>(Fund/Savings Account)</i>	\$41,741	\$56,810	\$65,899
Prior Year Adjustment	(\$826)	(\$1,700)	\$0
Adjusted Beginning Balance	\$40,915	\$55,110	\$65,899
Revenues and Transfers			
Revenue	\$101,546	\$99,900	\$97,000
Transfer from General Fund (Disaster Response)	\$131		
Total Resources <i>(Revenue + Fund/Savings Acct.)</i>	\$142,592	\$155,010	\$162,899
Expenditures			
Board Expenditures	\$80,455	\$83,260	\$87,509
External Costs	\$5,327	\$5,851	\$6,458
Total Expenditures	\$85,782	\$89,111	\$93,967
Ending Balance <i>(Fund/Savings Account)</i>	\$56,810	\$65,899	\$68,932
Months in Reserve	7.5	8.2	8.3
Dollars in Reserve	\$56.8 M	\$65.9 M	\$68.9 M

Notes:

- 1) Board expenditures include staff pay, benefits, and operating expenses.
- 2) External costs include statewide pro rata.
- 3) CY 2025-26 & BY 2026-27 assumes workload and revenue projections.
- 4) CY 2025-26 assumes board expenditures is final Governor's budget with no savings and BY 2026-27 assumes a 3% increase in board expenditures over current year budget.



Construction Management Education Account (CMEA) Fund Condition

Below is the CMEA fund condition, which shows the final fiscal year (FY) 2024-25 reserve of \$493,000, along with the projected reversion amounts for current year (CY) 2025-26 through budget year (BY) 2026-27:

<i>(Dollars in thousands)</i>	Final FY 2024-25	Projected CY 2025-26	Projected BY 2026-27
Beginning Balance	\$ 509	\$ 493	\$ 479
Prior Year Adjustment	\$0	\$0	\$0
Adjusted Beginning Balance	\$ 509	\$ 493	\$ 479
Revenues and Transfers			
Revenue	\$223	\$225	\$225
Totals, Resources	\$ 732	\$ 718	\$ 704
Expenditures			
Disbursements:			
Program Expenditures (State Operations)	\$14	\$14	\$14
Local Assistance Grant Disbursements	\$225	\$225	\$225
Total Expenditures	\$ 239	\$ 239	\$ 239
Fund Balance			
Reserve for economic uncertainties	\$ 493	\$ 479	\$ 465

Notes:

- 1) Projected CY 2025-26 and ongoing includes increased grants based on approved CMEA annual augmentation.
- 2) Program Expenditures are costs to administer the fund.



CONTRACTORS STATE LICENSE BOARD

STATISTICS SUMMARY

Statistics Summary

All Applications Received

Month	2022-23	2023-24	2024-25	2025-26
July	3,749	3,794	4,449	4,137
August	5,926	4,511	4,362	4,183
September	5,094	3,920	4,307	4,319
October	4,640	4,324	4,369	4,326
November	3,683	4,002	3,589	3,538
December	3,523	3,911	3,860	3,940
January	4,116	4,365	4,317	4,052
February	4,177	4,943	4,724	4,769
March	4,488	5,115	5,007	5,040
April	4,562	5,108	5,093	4,927
Total	43,958	43,993	44,077	43,231

% Change from Prior FY -1.9%

Original Applications Received (includes exam and waivers)

Month	2022-23	2023-24	2024-25	2025-26
July	1,779	1,973	2,457	2,385
August	2,235	2,289	2,444	2,343
September	1,767	2,084	2,321	2,407
October	2,126	2,256	2,520	2,442
November	1,517	2,023	2,070	1,974
December	1,601	2,108	2,193	2,266
January	1,959	2,292	2,378	2,410
February	2,122	2,668	2,695	2,694
March	2,294	2,753	2,743	2,954
April	2,229	2,728	2,860	2,968
Total	19,629	23,174	24,681	24,843

% Change from Prior FY 0.7%

% of Apps Rcvd are Original Apps 57.0%



Original Licenses Issued

Month	2022-23	2023-24	2024-25	2025-26
July	1,571	1,350	1,658	1,863
August	1,408	1,937	1,574	1,742
September	1,375	1,473	1,477	1,647
October	1,278	1,663	1,611	1,675
November	1,050	1,441	1,359	1,274
December	1,128	1,379	1,607	1,675
January	1,035	1,569	1,453	1,477
February	1,138	1,658	1,539	1,612
March	1,380	1,643	1,545	1,791
April	1,101	1,649	2,001	1,838
Total	12,464	15,762	15,824	16,594

% Change from Prior FY 4.9%

Licenses Renewed

Month	2022-23	2023-24	2024-25	2025-26
July	10,339	10,042	11,360	10,396
August	10,445	10,269	10,226	9,417
September	9,784	8,809	8,851	9,477
October	9,029	9,576	10,159	10,081
November	8,680	8,665	8,120	8,242
December	8,335	9,025	8,787	9,963
January	9,984	9,804	9,761	9,577
February	8,924	9,390	8,729	9,190
March	10,591	10,780	10,878	11,411
April	9,032	10,805	9,765	10,483
Total	95,143	97,165	96,636	98,237

% Change from FY 2023-24 1.1%

% Change from FY 2024-25 1.7%

Original HIS Registrations Issued

Month	2022-23	2023-24	2024-25	2025-26
July	693	701	664	552
August	830	578	622	583
September	821	691	591	530
October	779	828	517	558
November	754	650	583	443
December	567	665	541	444
January	864	661	410	386
February	852	600	568	398
March	729	730	571	538
April	850	813	887	580
Total	7,739	6,917	5,954	5,012

% Change from Prior FY -15.8%



HIS Registrations Renewed

Month	2022-23	2023-24	2024-25	2025-26
July	551	578	634	676
August	596	703	717	646
September	602	598	702	705
October	576	668	633	731
November	529	547	563	531
December	483	530	558	572
January	591	650	658	604
February	549	573	607	646
March	712	588	790	720
April	602	591	713	640
Total	5,791	6,026	6,575	6,471

% Change from Prior FY -1.6%

License Population by Status

Status	May 1, 2023	May 1, 2024	May 1, 2025	May 1, 2026
Active	235,658	238,822	241,882	244,620
Inactive	48,542	46,806	44,665	43,405
Total	284,200	285,628	286,547	288,025

% Change from Prior FY 0.5%

HIS Registration Population by Status

Status	May 1, 2023	May 1, 2024	May 1, 2025	May 1, 2026
Active	28,326	30,627	30,025	28,241

% Change from Prior FY -5.9%

Complaints By Fiscal Year

Complaints	2020-21	2021-22	2022-23	2023-24
Received	16,551	19,158	21,158	19,746
Reopened	1,058	1,231	1,578	1,479
Closed	16,851	19,397	22,181	21,503
Pending (As of June 30)	4,716	5,747	6,361	6,142

AGENDA ITEM D-7

Administration Update





CONTRACTORS STATE LICENSE BOARD

ADMINISTRATION UPDATE

Personnel Unit

Transactions

During the third quarter of fiscal year 2025-26 (January 1, 2026-March 31, 2026), CSLB Personnel staff completed 20 personnel transactions. This included the addition of six employees from other state agencies and four employees new to state service. Within CSLB, there were five promotions and three transfer appointments. One Retired Annuitant and one Student Assistant were also hired.

Total Number of Personnel Transactions Per Quarter – FY 2025-26

Recruitment Type	Quarter 1 <i>July-Sep</i>	Quarter 2 <i>Oct-Dec</i>	Quarter 3 <i>Jan-March</i>	Quarter 4 <i>April-June</i>
From other State Agencies	3	7	6	---
New to State Service	2	6	4	---
Student Assistants	1	0	1	---
Retired Annuitants	0	0	1	---
Promotions	11	9	5	---
Transfers within CSLB	4	7	3	---
Total Per Quarter	21	29	---	---

Total Number of Personnel Transactions Per Quarter – FY 2024-25

Recruitment Type	Quarter 1 <i>July-Sep</i>	Quarter 2 <i>Oct-Dec</i>	Quarter 3 <i>Jan-March</i>	Quarter 4 <i>April-June</i>
From other State Agencies	12	2	3	9
New to State Service	19	4	11	4
Student Assistants	1	0	1	0
Retired Annuitants	2	1	1	0
Promotions	6	7	3	5
Transfers within CSLB	7	5	2	1
Total Per Quarter	47	19	21	19

Vacancies

CSLB averaged 36 vacancies out of 423.5 authorized positions during the third quarter of fiscal year 2025-26 (January 1, 2026-March 31, 2026), which is a 8.5 percent vacancy rate (the goal is a 5 percent vacancy rate). The Personnel Unit continuously works with CSLB hiring managers and the Department of Consumer Affairs' Office of Human Resources to identify and minimize any delays in recruitment for key positions.



Average Monthly Vacancies by Fiscal Year

Fiscal Year	Jul	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun
2025-26	28	30	31	28	28	27	32	37	39	38	---	---
2024-25	26	22	23	23	24	30	30	28	26	24	24	26
2023-24	38	36	32	30	30	35	38	42	41	37	36	34
2022-23	52	51	54	48	46	44	46	45	45	43	41	40

Performance Management

During the third quarter of fiscal year 2025-26 (January 1, 2026-March 31, 2026), CSLB Personnel continued to provide supportive guidance to managers and supervisors about employee Performance Management, including the preventative phase and helping employees to succeed.

Examinations

The majority of examinations are now done online through CalHR at <https://jobs.ca.gov/>. Listed below are the CSLB classifications with examinations administered by DCA.

ADMINISTERED BY DCA	STATUS	DATE
Office Services Supervisor II	Effective date of last exam:	December 2025
	Effective date of next exam:	June 2026
Supervising Special Investigator II (Non-Peace Officer)	Effective date of last exam:	December 2025
	Effective date of next exam:	June 2026

Business Services

Facilities

- **Norwalk:** The lease renewal is in progress. Tenant improvements will be completed as part of this lease renewal.
- **Oxnard:** The lease renewal is in progress. Tenant improvements will be a part of the space reduction project.
- **Santa Clarita:** The lease renewal is in progress. Tenant improvements will be completed as part of this lease renewal.
- **San Francisco:** The lease renewal is in progress. Tenant improvements will be completed as part of this lease renewal.
- **West Covina:** The lease extension is through December 31, 2026. Tenant improvements will be completed as part of this lease renewal.



Contracts in process

The following contracts are being processed by the DCA Business Services Office (BSO):

- California Highway Patrol interagency contract for protection services for fiscal year 2026-27.
- Department of Industrial Relations (DIR) interagency agreement to lease the old Oxnard Test Center until the new lessor assumes ownership.

Executed contracts

- Cedars Business Services, LLC contract for debt collection services for collecting delinquent fines and cost reimbursements ordered paid by respondents to a CSLB enforcement action.

Fleet: Vehicle Utilization

CSLB is currently at 71 percent (40 out of 56) vehicle utilization based on a General Services guidelines average (the utilization goal is 100 percent).

Administration Update Regarding Support Services

The Cashiers Unit completed 31,123 transactions during the second quarter of FY 25/26 and 34,427 transactions during the third quarter.

The Mailroom processed 166,988 incoming and outgoing mail items during the second quarter of FY 25/26 and 170,038 items during the third quarter.

During the second quarter of FY 25/26, CSLB Headquarters incurred a combined total of \$170,012 in postage costs through the Mailroom and Warehouse and \$207,658 postage costs during the third quarter.

The Electronic Data Management System (EDMS)/Scanning Unit continues to work diligently to ensure contractor documents are processed in a timely manner, with 318,366 documents scanned during the second quarter of FY 25/26 and 348,207 during the third quarter.

Cashier’s Transactions

FY	Oct	Nov	Dec	Jan	Feb	Mar
25/26	11,249	9,209	10,665	10,954	11,355	12,118

Processed Incoming Mail

FY	Oct	Nov	Dec	Jan	Feb	Mar
25/26	35,050	25,415	32,351	29,477	31,079	34,078

Processed Outgoing Mail

FY	Oct	Nov	Dec	Jan	Feb	Mar
25/26	27,446	20,448	26,278	23,593	23,833	27,978



Postage Usage

FY	Oct	Nov	Dec	Jan	Feb	Mar
25/26	\$52,012	\$54,755	\$63,245	\$61,692	\$70,081	\$75,885

Scanned Documents

FY	Oct	Nov	Dec	Jan	Feb	Mar
25/26	115,900	94,336	108,130	104,796	115,753	127,658

AGENDA ITEM E

Legislation



AGENDA ITEM E-1

Review, Discussion, and Possible Action on 2027 Proposed Legislation

- a. Proposal to Add Business and Professions
Code Section (BPC) 7057.6 – B-2 Residential
Remodeling Contractor Pathway Toward
Licensure as a General Building Contractor





Review, Discussion, and Possible Action on 2027 Proposed Legislation

E1a. B-2 Residential Remodeling Contractor Pathways Toward Licensure as a General Building Contractor

IDENTIFICATION OF PROBLEM: The Contractors State License Board (CSLB) has identified a barrier to licensure for B-2 Residential Remodeling contractors wanting to obtain a B General Building license. The current scope of work authorized under the B-2 Residential Remodeling contractor classification does not include structural construction, which is an essential component required for the issuance of a B General Building contractor license. As a result, B-2 Residential Remodeling contractor experience does not currently qualify a licensee for General Building contractor experience. Despite no current pathway, 80 percent of B-2 Residential Remodeling contractors would like to pursue a B General Building contractor license.

PROPOSED CHANGE: This legislative proposal would authorize a B-2 Residential Remodeling contractor to engage in certain structural framing construction projects provided they pass a structural framing certification examination developed by CSLB. Specifically, this proposal would add the following to California Contractors State License Law (Contractors Law):

Business and Professions Code (BPC) Section 7057.6

(a) Notwithstanding Section 7057.5, a residential remodeling contractor may contract for the construction of sheds, garages, carports, pergolas, gazebos, patio covers, greenhouses and other structures affixed or adjacent to the wood frame residential structure but excluding accessory dwelling units, provided the qualifier for the license passes a structural framing certification examination to be developed by the board.

(b) A residential remodeling contractor with two years of active licensure in the residential remodeling classification may apply for the structural framing certification described in subdivision (a).

(c) The registrar may consider an application for a general building contractor classification to be acceptable for public posting pursuant to Section 7080.5 if the applicant has contracted for work described in subdivision (a) while holding the structural framing certification. Work performed while holding the structural framing certification may be considered among the qualifying experience for a general building contractor classification that the board deems necessary for the classification within the meaning of Section 7068. Nothing in this section shall be construed to alter any requirements for licensure as a general building contractor pursuant to Section 7057.



(d) A residential remodeling contractor may self-perform carpentry and framing but shall subcontract to the appropriate specialty contractor any specialty trades required for the construction of the work described in this section.

(e) This section shall become effective January 1, 2029.

JUSTIFICATION: CSLB conducted a survey of B-2 Residential Remodeling contractors in December 2025 to assess their interest in obtaining a B General Building classification. 79 percent of respondents indicated that they plan to pursue a B license in the future. Despite strong interest among B-2 Residential Remodeling contractors in expanding into the B General Building classification, the B-2 Residential Remodeling contractor classification does not permit structural or framing work.

Applicants for the B General Building classification must demonstrate verifiable experience on construction projects that include structural or framing work. However, the B-2 Residential Remodeling contractor classification does not include structural, load-bearing, and behind-the-wall work, instead reflecting the type of multi-trade work typically performed by residential handypersons and remodelers. Because the B-2 Residential Remodeling contractor classification neither requires nor authorizes structural work, holding a B-2 Residential Remodeling contractor license alone does not provide the necessary experience to qualify for a B General Building license.

Under this proposal, CSLB would develop a structural framing certification and allow B-2 Residential Remodeling contractor license holders, with two years of active licensure as a B-2 Residential Remodeling contractor, to take and pass a structural framing examination. Upon passage of the certification examination, the B-2 Residential Remodeling contractor would be allowed to perform certain structural work outside of a primary residence, including sheds, garages, carports, pergolas, gazebos, patio covers, greenhouses, and other structures affixed or adjacent to the wood frame residential structure. While holding the certification alone would not satisfy the experience requirements needed to qualify for the B General Building classification, the certification would allow a B-2 Residential Remodeling contractor who has demonstrated sufficient structural-framing knowledge by passing a structural-framing exam to gain structural experience within the scope of the B-2 Residential Remodeling contractor that can be applied toward qualifying for the B General Building classification.

While providing a pathway for a B-2 Residential Remodeling contractor to a B General Building contractor license where one does not currently exist, this proposal ensures consumer protection is upheld. This proposal preserves all existing requirements for obtaining a B General Building contractor license, including the requirement that applicants demonstrate no less than four years of experience as a journeyman, foreman, supervising employee, or contractor in the scope of work performed by a B General Building contractor. The proposal also specifies the types of structural framing



experience certified B-2 Residential Remodeling contractors can perform, while prohibiting them from constructing accessory dwelling units.

PREVIOUS LEGISLATION: SB 1189 (Chapter 264, Statutes of 2020) created the B-2 Residential Remodeling license type. A B-2 Residential Remodeling contractor license allows contractors who have experience in multiple areas (carpentry not included disqualifying them from a “B” license), to obtain a contractor license.

FISCAL IMPACT: CSLB anticipates one-time costs of \$80,000 to implement a B-2 structural framing certification, which is absorbable within current resources. While the certification exam will be developed in the normal course of business by CSLB Exam Development staff, there are anticipated IT and subject matter expert costs. Future certification application fees may offset these costs over the course of several years.

STAFF RECOMMENDATION: Staff recommend the Board approve a legislative proposal to create a certification that will establish a pathway to licensure as a B General Building contractor by the B-2 Residential Remodeling contractor.

AGENDA ITEM E-2

Review, Discussion, and Possible Action on 2025-2026 Legislation

- a. AB 559 (Berman) Contractors: home improvement contracts: prohibited business practices.
- b. AB 1796 (Jackson) Licensed Professional Interior Designer Act.
- c. AB 1915 (Gabriel) Accelerated restaurant equipment permitting approval: retail food safety.
- d. AB 1980 (Caloza) Labor: apprenticeship: Equal Representation in Construction Apprenticeship Grants Program.
- e. AB 2287 (M. Rodriguez) Contractors: disciplinary action.
- f. AB 2550 (Caloza) Women in the construction industry: report.
- g. SB 342 (Umberg) Contractors: unlicensed work.
- h. SB 784 (Durazo) Home improvement loans: right to cancel contracts.
- i. SB 1165 (Caballero) Contractor licenses: outstanding liabilities assessed by the California Department of Tax and Fee Administration.
- j. SB 1263 (McGuire) Contractors: debris removal.





Review, Discussion, and Possible Action on 2025-2026 Legislation

E2a. [Assembly Bill 559](#) (Berman) Contractors: home improvement contracts: prohibited business practices.

STATUS/LOCATION (as of May 21, 2026): Pending the Senate Floor.

SUBJECT: Home improvement contracts: accessory dwelling units (ADUs).

SUMMARY: AB 559 would add accessory dwelling units (ADUs) to the definition of “home improvement” in Contractors State License Law (Contractors Law) and specify that individuals (licensed and non-licensed) who violate progress payment provisions causing financial harm to their customers are subject to a \$10,000 or possible license suspension or revocation.

COMMENT/ANALYSIS: The Contractors State License Board (CSLB) firmly believes that residential ADU onsite construction or installation are home improvement under existing law. As described below, the construction or erection of structures including garages and basements and other improvements on or next to a residence, is considered home improvement. A residential ADU is the construction or erection of a structure next to a residence. Therefore, this bill is merely clarifying existing law to the benefit of consumers and the construction industry.

CSLB sponsored this bill to prevent any argument that an ADU is considered new construction simply because the term is not included in the definition of home improvement. By clearly including ADU in the home improvement definition, consumers, contractors, and the legal community will be more aware of the protection of the down payment and progress payment restrictions in home improvement contract laws. CSLB sponsored a similar bill that added “solar energy systems” to the definition of home improvement in 2021.

With the demand for the construction of ADUs rising in recent years, CSLB has received a significant increase in the number of consumer-filed complaints against contractors for failing to complete ADU construction projects. Most of the complaints allege considerable consumer financial harm because the contractor abandoned the project after requesting and accepting payments that exceeded the value of work completed and delivered.

Contractors on home improvement projects are prohibited from charging a down payment of more than \$1,000 or 10 percent of a home improvement contract, whichever is less. Contractors can establish a payment schedule for the balance of what they are owed but are prohibited from requesting or accepting payments that exceed the value of the work performed or materials delivered. These payment requirements are generally referred to as “progress payments.” This bill provides that individuals who violate



progress payment rules resulting in a financial loss to the consumer of 10 percent or more of the contract price are subject to a civil penalty of \$10,000 minimum.

Including the definition of ADUs in home improvement and strengthening existing civil penalties for progress payment violations would discourage would-be violators from taking excessive payments and failing to deliver the work or materials outlined in the project contract for which they have been paid. This bill strengthens existing consumer protections while posing no burden to law-abiding contractors.

Staff is aware of concerns regarding home improvement payment restrictions from ADU manufacturers that also install ADUs, with the manufacture, sale and installation under a master contract. However, this bill and current law only apply to the installation of ADUs as part of a home improvement contract and the assembly and sale of manufactured homes off-site is not regulated in Contractors Law (if there is no obligation for the ADU manufacturer to install the ADU). CSLB staff is working closely with the author's office to determine if the opposition's concerns can be alleviated.

BACKGROUND: Contractors Law defines "home improvement" as repairing, remodeling, altering, converting or modernizing, or adding to a residential property, as well as the reconstruction, restoration, or rebuilding of a residential property damaged or destroyed by a natural disaster. "Home improvement" includes (but is not limited to) the construction, erection, installation, replacement or improvement of driveways, swimming pools, terraces, patios, awnings, solar energy systems, garages, basements, and other improvements of the structures **or land adjacent to a dwelling home** (emphasis added). Contractors Law also defines a "home improvement contract" as an agreement between a contractor and a homeowner or tenant for the performance of home improvement.

Contractors Law prohibits contractors on residential home improvement projects from requesting or accepting a down payment exceeding \$1,000 or 10 percent of the contract price (whichever is lower) or requesting or accepting payments that exceed the value of the work performed or materials delivered.

PREVIOUS LEGISLATION: SB 757 (Chapter 249, Statutes of 2021) added solar energy systems, as defined, to the definition of a type of home improvement (Business and Professions Code section 7151) which had the effect of preventing any argument that solar energy systems are not home improvement and enhanced consumer protection.

FISCAL IMPACT: The costs to implement this bill are minimal and can be absorbed within current resources.

STAFF RECOMMENDATION: None. The Board voted to approve the sponsorship of this legislation at the December 2024 board meeting.



Review, Discussion, and Possible Action on 2025-26 Legislation

E2b. [Assembly Bill 1796](#) (Jackson) Licensed Professional Interior Designer Practice Act.

STATUS/LOCATION (as of May 21, 2026): Pending the Assembly Floor.

SUBJECT: Creates professional licensure for professional interior designers.

SPONSOR: International Interior Design Association

SUMMARY: AB 1796 would establish the Licensed Professional Interior Designer Practice Act. Specifically, this bill:

1. Requires the California Architects Board (CAB) to license and regulate professional interior designers.
2. Defines the scope of practice for professional interior design to include offering or finishing or being responsible for or in control of the planning, design, and oversight of interior spaces, in buildings and structures in California in a manner complying with generally applicable codes and regulations.
3. Includes the coordination of work, administration of contracts and observation of construction in the definition of “professional interior design.”
4. Excludes the practice of a professional engineer, a professional land surveyor, architecture, a structural engineer, and changes to the construction classification of the building or structure according to the California Building Standards Code from the definition of “professional interior design.”
5. Exempts licensed contractors from licensure as a professional interior designer.

EXISTING LAW: Existing law provides for the certification of interior designers by the California Council for Interior Design Certification (CCIDC). Certified interior designers (CIDs) are exempt from California Contractors State License Law (Contractors Law) to the extent they are designing systems for work to be performed by a licensed contractor.

COMMENT/ANALYSIS: As drafted, AB 1796 does not sufficiently differentiate between the newly proposed scope of practice for professional interior designers and the existing scope of practice for licensed contractors. This bill would allow professional interior designers to coordinate work, administer contracts, and observe construction. AB 1796 would also allow professional interior designers to be responsible for or in control of the



planning, design, and oversight of interior spaces. Pursuant to Contractors Law, licensed contractors are responsible for managing and coordinating construction work, overseeing subcontractors, maintaining jobsite safety and ensuring construction work meets building code standards. Allowing professional interior designers to duplicate oversight tasks already performed by licensed contractors may potentially lead to unlicensed construction activity by professional interior designers and undermines the licensed contractor's responsibility for the jobsite and the work of subcontractors, putting consumers at risk.

Further, AB 1796 also provides that "professional interior design" does not include the practice of professional engineering, professional land surveying, architecture, structural engineering, or changes to the construction classification of the building or structure according to the California Building Standards Code. Omitting the practice of licensed construction from the list of exempted activities under the bill suggests that professional interior designers would be authorized to perform oversight functions currently undertaken by licensed contractors as long as it is not structural or seismic work. This overlap in scope would create ambiguity for consumers about who is ultimately responsible for construction projects.

BACKGROUND: The CCIDC is a nonprofit organization authorized to issue a certification to any applicant meeting certain minimum qualifications and who passes interior design courses and examinations as determined by CCIDC. A certified interior designer (CID) can obtain a stamp from CCIDC that bears the name of the CID and an identifying number that uniquely identifies the individual as a CID and requires any plans for submission to any local building department by a CID to be affixed by this stamp. CID laws do not preclude any individual from submitting interior design plans for commercial or residential buildings to local building officials without the CID stamp. CID can prepare and submit interior plans to local building departments that are detailed and complex enough that a licensed contractor is needed to carry them out, provided those plans are nonstructural or non-seismic.

The sponsor of AB 1796 maintains that this bill is needed because the lack of a practice act forces interior designers to practice under the oversight of other licensed professionals to engage with any part of the construction industry, like bidding for work, procuring insurance, etc. despite being qualified to perform this work independently. They further maintain that the lack of state regulation creates gaps in public safety and confusion for consumers regarding the roles, responsibilities, and qualifications of commercial interior designers. It is unclear how consumer harm would be mitigated if interior designers are provided with professional licensure that significantly overlaps with the work of licensed contractors.



PREVIOUS LEGISLATION:

AB 2482 (Ma, 2012) would have established a California Registered Interior Designers Board within the Department of Consumer Affairs to regulate interior designers. AB 2482 failed passage.

SB 153 (Chapter 396, Statutes of 1990) established the CCIDC and a voluntary certification process for interior designers.

FISCAL IMPACT: Pending. AB 1796 would complicate CSLB's investigations and prosecution of unlicensed contracting activity given the overlap in scope between interior designers and licensed contractors proposed by this bill.

STAFF RECOMMENDATION: CSLB staff recommend that the Board adopt an OPPOSE position. This bill would allow professional interior designers to encroach upon the scope of work reserved for licensed contractors by authorizing them to perform tasks that currently require a contractor's license. Expanding interior designers' authority in this manner would complicate CSLB's investigation and prosecution of unlicensed contracting activity, create confusion within the business community and among regulated professionals, and increase the risk of consumer harm.



Review, Discussion, and Possible Action on 2025-26 Legislation

E2c. [Assembly Bill 1915](#) (Gabriel) Accelerated restaurant equipment permitting approval: retail food safety.

STATUS/LOCATION (as of May 21, 2026): Pending the Assembly Floor.

SUBJECT: Allows contractors performing commercial restaurant equipment installation to self-certify the work meets applicable building codes in lieu of final inspection by a local building department.

SPONSOR: Independent Hospitality Coalition

SUMMARY: AB 1915 would allow contractors who meet certain requirements to self-certify their installation of like-for-like restaurant equipment meets applicable building codes in lieu of submitting to a final inspection conducted by a local building department. The bill also provides that a negligent or false certification subjects the contractor to disciplinary action by the Contractors State License Board (CSLB). Specifically, AB 1915:

- 1) Defines “licensed commercial contractor” as a licensed contractor holding a valid and active license in good standing in the appropriate classification for the work performed.
- 2) Defines “like-for-like equipment installation” to mean the installation or replacement of commercial food service equipment that is substantially similar in size, function, and utility demand to existing approved equipment and does not include changing use or occupancy of the building; altering structural or load-bearing elements; modifying fire or life safety systems; increasing approved utility capacity; or requiring “discretionary review.”
- 3) Defines “qualified licensed contractor certifier” to mean a licensed commercial contractor who holds a valid license in good standing in the appropriate classification; has no less than five years of experience performing commercial food service equipment installation or commercial restaurant construction experience; maintains general liability insurance for at least \$2 million per occurrence; and is not subject to any current suspension, probation, or enforcement action by CSLB.
- 4) Authorizes local building departments to allow a qualified licensed contractor to submit a certification of compliance with applicable codes *in lieu of* performing an inspection for a like-for-like restaurant equipment installation.



- 5) Provides that the certification, under penalty of perjury, shall attest that the equipment installation complies with all applicable building, electrical, mechanical, plumbing, fire, and health and safety codes in effect at the time of installation and that the work performed is limited to a like-for like installation.
- 6) Requires a local building department to approve or deny the certification within 10 business days, and failing to do so will deem the permit approved for permitting purposes, provided all fees have been paid.
- 7) Provides that a qualified licensed contractor certifier is liable for damages arising from negligent or false certification and that they will indemnify the local agency from property damage or personal injury arising from construction performed.
- 8) Provides that a false statement on the certification subjects the contractor to disciplinary action by CSLB and may constitute grounds for a conviction of perjury.
- 9) Requires the Building Standards Commission to make certain updates to the California Building Standards Code related to restaurant establishments.
- 10) Makes other updates to food preparation safety requirements pursuant to the Health and Safety Code.

EXISTING LAW: Pursuant to Contractors State License Law (Contractors Law), failure to obtain a building permit or comply with a correction order from a local building department is cause for disciplinary action (Business and Professions Code Section 7110).

COMMENT/ANALYSIS: Construction work requiring a permit cannot begin until the permit has been issued by a local building department. Once the work is complete, local building officials perform an inspection to verify that the work has been done correctly and safely. This permitting process provides essential oversight designed to protect consumers and business owners from harm, by requiring a contractor to resolve any non-compliant work before the final permit is approved. The permit process ensures that construction work meets minimum safety standards and helps prevent unsafe or substandard construction work before it becomes a hazard.

This bill would allow a “qualified licensed contractor certifier” to self-certify that their installation of like-for-like restaurant equipment meets industry standards and complies with state and local building codes, thereby bypassing a final permit inspection. While intended to streamline permit approvals, this creates an incentive for some contractors to declare their work compliant in order to obtain final payment, even when deficiencies exist. Although the bill excludes certain higher-risk projects including structural or load-bearing components and any modification to fire or life-safety systems, it still creates significant risk for consumers. Safety or quality issues become apparent



through a final inspection, and without that safeguard, issues might not emerge until long after the contractor has completed the project. Under this proposal, problems that a building inspector would typically identify at the final inspection stage could go undetected, potentially creating hazardous conditions for property owners and occupants.

Further, by allowing contractors to bypass a final inspection, this bill effectively diverts responsibility for code and trade-standard compliance from building departments to CSLB. Deprived of a final inspection to root out issues and resolve them, restaurant owners who encounter subpar construction work will undoubtedly seek resolution by filing complaints with CSLB.

SUGGESTED AMENDMENT: Staff recommend AB 1915 be amended to remove provisions allowing contractors to self-certify that their installation of like-for-like restaurant equipment complies with building standards and codes in lieu of an inspection by a local building official. This amendment will preserve important consumer protections served by the permitting process and prevent the shift of code compliance from local building departments to CSLB, a function that would be fiscally unsustainable.

FISCAL IMPACT: CSLB anticipates a substantial increase in complaints from local building departments, other agencies, and consumers regarding negligent or false certifications resulting from this bill. With more than 85,000 restaurants statewide, if even 1 percent of these establishments has perceived non-compliant installations, CSLB would receive approximately 850 additional complaints per year. These cases require the same level of investigative work as other disciplinary matters, including reviewing certification packets, interviewing witnesses, coordinating with building departments to verify permit code compliance, and determining whether deficient building practices, misrepresentation or false statements occurred that warrant disciplinary action.

To meet this new workload, CSLB would need to establish a new enforcement unit with 19.0 positions. This includes 1.0 Office Technician, 16.0 Special Investigators, and 2.0 Supervising Special Investigators at a cost of \$3.56 million in the first year and \$3.41 million in the second year and ongoing. Additionally, approximately 25 percent of cases (about 213 per year) will be referred to the Attorney General (AG) for the filing of accusations and potential perjury prosecution, resulting in an estimated \$2.13 million in annual AG costs. The total fiscal impact – \$5.7 million initially and \$5.5 million ongoing – cannot be absorbed within existing resources.

STAFF RECOMMENDATION: CSLB staff recommend that the Board take an OPPOSE UNLESS AMENDED position on AB 1915. This bill removes permitting oversight from local building departments on restaurant construction projects, denying consumers the security of knowing the work was completed correctly. This lack of



CSLB

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oversight will increase the number of complaints and subsequent workload at CSLB and is not absorbable under current resources.



Review, Discussion, and Possible Action on 2025-26 Legislation

E2d. [Assembly Bill 1980](#) (Caloza) Labor: apprenticeship: Equal Representation in Construction Apprenticeship Grants Program.

STATUS/LOCATION (as of May 21, 2026): Pending Assembly Floor.

SUBJECT: Requires the Department of Industrial Relations (DIR) via its Division of Apprenticeship Standards (DAS) to establish and administer the Equal Representation in Construction Apprenticeships (ERiCA) Grant Program.

SPONSOR(S): California Commission on the Status of Women and Girls (Co-Sponsor)
Women in Non-Traditional Employment Roles (Co-Sponsor)

SUMMARY: AB 1980 would require the Division of Apprenticeship Standards to establish and administer the ERiCA Grant Program, upon appropriation by the Legislature. Specifically, this bill:

- 1) Requires DAS to establish and administer the ERiCA Grant Program to increase equitable access to building and construction career pathways for women, nonbinary individuals, and underrepresented populations in California.
- 2) Requires DIR to issue a competitive request for applications for qualified organizations that meet certain criteria.
- 3) Defines “qualified organization” to include community-based organizations, workforce boards, unions, nonprofit organizations, local education agencies, and registered construction apprenticeship and pre-apprenticeship program sponsors, as specified.
- 4) Requires DIR to prioritize awarding grants to qualifying organizations that serve women and nonbinary individuals and underrepresented populations meeting certain criteria.
- 5) Provides that grants are only to be used to: direct participant stipends to offset lost wages and enable full participation in registered pre-apprenticeship and registered apprenticeship programs; supportive services necessary to improve participant retention and completion; career navigation, job placement, and transition supportive services; outreach to women, nonbinary individuals, and underrepresented populations interested in careers in the building and construction industry; worksite culture improvements; and administrative and program management costs, as specified.



- 6) Requires each grantee to report certain information including: number of participants enrolled in a registered pre-apprenticeship or apprenticeship program, and how many enrollees completed the program; amount and distribution of stipends; amount and distribution of supportive services; amount and uses of outreach funding; gender demographics for program participants; and employment retention outcomes at six and 12 months post program exit.
- 7) Requires DIR to provide a summary report to the Legislature to support ongoing oversight, budget evaluation, and potential program expansion.
- 8) Authorizes DIR to issue rules, regulations, guidelines, policies, or procedures necessary to implement this bill.

EXISTING LAW: Existing law requires the Employment Development Department (EDD) to establish, with other state agencies, a systemwide policy of actively promoting the training of women in nontraditional occupations.

COMMENT/ANALYSIS: According to the author, “California’s growing economy depends on a skilled workforce capable of meeting labor demand in high-growth industries, including construction and other skilled trades that provide family-sustaining wages and long-term career mobility. Women, particularly low-income women, women of color, and women who are primary caregivers, remain significantly underrepresented in registered apprenticeship programs and other high-road workforce pathways due to structural barriers. Pre-apprenticeship programs have demonstrated to effectively prepare participants for apprenticeship opportunities. However, the lack of financial support during training often prevents women from being able to fully participate and complete programs.”

The 2022-23 Budget Act created the Women in Construction Priority Unit (WCPU) at DIR to increase opportunities for women and underrepresented groups in construction. The WCPU partners with apprenticeship programs and industry to further recruitment and remove barriers to participation. AB 1980 further specifies how funding can be used to promote and support women in the construction trades through the ERiCA grant program and establishes additional applicant eligibility and prioritization criteria.

RELATED LEGISLATION: AB 2550 (Caloza, 2026) requires the EDD to collect and report data regarding women in the construction industry to the Legislature. AB 2550 is pending the Assembly Floor.

SB 191 (Committee on Budget and Fiscal Review, Chapter 67, Statutes of 2022) established the WCPU within DIR to coordinate and help ensure collaboration across DIR’s divisions and maximize state and federal funding to support women and nonbinary individuals in the construction workforce.



FISCAL IMPACT: CSLB does not anticipate any costs associated with this bill.

STAFF RECOMMENDATION: CSLB staff recommend that the Board take a SUPPORT position. CSLB supports efforts to encourage professional licensure by women and increasing resources to women served by pre-apprenticeship and apprenticeship providers will increase opportunities in the construction industry for this underrepresented population.



Review, Discussion, and Possible Action on 2025-2026 Legislation

E2e. [Assembly Bill 2287](#) (Michelle Rodriguez) Contractors: disciplinary action.

STATUS/LOCATION (as of May 21, 2026): Held in the Assembly Business and Professions Committee.

SUBJECT: Provides that contractors using any technologies, tools, or equipment when performing construction work are not subject to disciplinary action.

SPONSOR: California State Council of Laborers

SUMMARY: AB 2287 would prevent the Contractors State License Board (CSLB) from disciplining a licensed contractor based on the tools, equipment, or technology they use on a job — even if another state or local agency finds that the contractor’s use of that equipment violated a trade standard, building code, or safety law.

EXISTING LAW: CSLB may currently take disciplinary action against a contractor who violates state building code or safety laws, even when those laws fall outside the Contractors State License Law.

BACKGROUND: This bill arises from an ongoing dispute between two labor groups – the Operating Engineers and the California State Council of Laborers – regarding the worker classification to perform land surveying (based on equipment used) and if a license is required by the Board for Professional Engineers, Land Surveyors, and Geologists (BPELSG).

The sponsors of AB 2287 are concerned that if BPELSG issues a citation for unlicensed land surveying to a contractor, CSLB might discipline the contractor solely because another agency took enforcement action. They want the law to clearly state that contractors cannot be disciplined by CSLB based on the equipment or technology their workers use – even if another agency believes the CSLB licensee should have had a separate license with their respective board to perform the work or to use the equipment. For example, they want to prevent a situation where BPELSG determines a contractor performed unlicensed land surveying activities and CSLB subsequently disciplines the contractor based solely on that conclusion.

COMMENT/ANALYSIS: CSLB does not take a position on what is or is not considered land surveying or the appropriate worker classification to perform land surveying. Any license requirement for land surveying rests with BPELSG, pursuant to their Business and Professions Code (BPC) sections [8725](#) and [8726](#). However, CSLB staff have concerns with the bill’s current language for the following reasons:



- The bill seeks to amend BPC section 7110, which is the statute CSLB uses to collaborate with local building departments to enforce permit requirements.
- CSLB does not regulate individual workers or the tools or equipment they use; CSLB regulates contractor conduct and compliance with its practice act found in BPC section 7000 et seq.
- In some investigations, how a tool or piece of equipment was used serves as key evidence of a violation. This bill could limit CSLB’s ability to rely on such evidence, even when necessary to protect the public.

AB 2287 attempts to address a very narrow concern, but the current wording is broad and may create confusion or compromise CSLB’s ability to ensure licensees comply with existing requirements.

PREVIOUS LEGISLATION: AB 1341 (Hoover, 2025) attempted to address a similar issue by adding several categories of unlicensed professional practice – including land surveying – as grounds for CSLB disciplinary action. The bill was held in the Senate Appropriations Committee.

PROPOSED AMENDMENT: Pursuant to direction provided by the Board at the March 19, 2026, quarterly meeting, staff offered the following amendments to the bill’s sponsor to alleviate the concerns noted above:

Delete Section 1 of the bill and instead amend Business and Professions Code Section 7090 as follows:

7090. The registrar may upon his or her own motion and shall upon the verified complaint in writing of any person, investigate the actions of any applicant, contractor, or home improvement salesperson within the state and may deny the licensure or the renewal of licensure of, or cite, temporarily suspend, or permanently revoke any license or registration if the applicant, licensee, or registrant, is guilty of or commits any one or more of the acts or omissions constituting causes for disciplinary action.

The registrar may proceed to take disciplinary action as in this article provided against an applicant or a person licensed or registered under the provisions of this chapter even though the grounds or cause for such disciplinary action arose upon projects or while the applicant, licensee, or registrant was acting in a capacity or under circumstances or facts which, under the provisions of Sections 7044, 7045, 7046, and 7048, would otherwise exempt the person or his or her operations from the provisions of this chapter.

Notwithstanding any provision of this chapter, if the registrar finds that any contractor licensed or registered under the provisions of this chapter has willfully and deliberately violated any state or local law relating to the issuance of building



permits, other than failure to obtain a county or city permit for repair, maintenance, and adjustment of equipment where such repair, maintenance, or adjustment is valued at less than five hundred dollars (\$500) for labor or materials, or where the repair of a part or component part of mechanical equipment consists of replacing such part or component part of mechanical equipment in need of repair with the identical part or component part, the registrar shall take disciplinary action against the contractor's license in accordance with this chapter.

The use of technologies, tools and equipment in the course of performing construction work shall not be the sole grounds for discipline under this chapter.

For the purpose of this section, there shall be a rebuttable presumption affecting the burden of proof that construction performed without a permit is a willful and deliberate violation.

For the purposes of this section, with respect to administrative proceedings or hearings to suspend or revoke a contractor's license, the registrar at all times shall have the burden of proof to establish by clear and convincing evidence that he or she is entitled to the relief sought in the petition.

FISCAL IMPACT: Pending.

STAFF RECOMMENDATION: None. The Board took a WATCH position on AB 2287 at its March 19, 2026, quarterly board meeting, with the understanding that staff would develop and provide amendments to the sponsor for consideration (please see blue highlighted text above). AB 2287 was held in the Assembly Business and Professions Committee and is not anticipated to move forward. As currently drafted, the bill does not improve consumer protection and may unintentionally limit CSLB's ability to enforce existing trade, building code, and workplace safety requirements.



Review, Discussion, and Possible Action on 2025-26 Legislation

E2f. [Assembly Bill 2550](#) (Caloza) Women in the construction industry: report.

STATUS/LOCATION (as of May 21, 2026): Pending the Assembly Floor.

SUBJECT: Requires the Employment Development Department (EDD) to collect and report data regarding women in the construction industry to the Legislature.

SPONSOR: Women in Non-Traditional Employment Roles

SUMMARY: AB 2550 requires EDD to collect data regarding the current supply of women in construction, including geographical distribution and diversity, by specialty. The bill also requires EDD to collect data regarding the educational capacity to produce trained, certified, and licensed women in construction, by specialty and geographic distribution, including the number of educational slots, number of enrollments, attrition rate, and wait times to enter a program of study. Additionally, AB 2550 requires EDD to work with the Department of Industrial Relations' (DIR) Division of Apprenticeship Standards (DAS) to determine this capacity within state-registered construction pre-apprenticeship and apprenticeship programs as well as to determine the number of construction pre-apprentices and apprentices in any given year who are women. Lastly, the bill requires EDD to report the data collected pursuant to the bill to the Legislature by July 1, 2027, and every three years thereafter.

EXISTING LAW: Existing law requires the EDD to establish, with other state agencies, a systemwide policy of actively promoting the training of women in nontraditional occupations.

COMMENT/ANALYSIS: According to the author, "The construction industry has historically been male-dominated, limiting access and awareness of opportunities for women across California. Nationally, women hold approximately 10 percent of construction trade jobs and apprenticeships, despite accounting for more than half of the United States population. Although careers in construction offer strong career pathways and economic mobility that support families and strengthen the State's economy, women remain significantly underrepresented in the field.

"As it stands, there is no comprehensive statewide dataset that extensively analyzes the supply, geographic distribution, diversity, labor demand, and training pipeline programs for women in construction. Without this data, legislators and workforce development leaders lack the necessary information to create effective plans and strategies that address workforce shortages and expand access to opportunities in the field."

The Contractors State License Board (CSLB) does not collect demographic data as part of its licensing process but does circulate a voluntary survey on a monthly basis to



individuals who recently received their license. The survey's primary purpose is to measure new licensees' satisfaction with the licensing process.

Beginning in October 2024, the survey was expanded to include voluntary demographic questions. These questions request information on education and experience, race and ethnicity, age, gender, disability status, and military service. Based on responses collected between July 2025 and March 2026, approximately 5 percent of new licensees are women.

California faces major construction labor shortages. By encouraging more women to pursue licensure, the state can increase the number of qualified contractors available to support critical housing and infrastructure construction needs. Requiring EDD to collect and publicly report data on women in construction could assist CSLB's effort to effectively conduct outreach strategies for this underserved population.

RELATED LEGISLATION: AB 1980 (Caloza, 2026) requires DIR establish the Equal Representation in Construction Apprenticeship (ERiCA) grant program upon appropriation by the Legislature. AB 1980 is pending the Assembly Floor.

SB 191 (Committee on Budget and Fiscal Review, Chapter 67, Statutes of 2022) established the Women in Construction Priority Unit within DIR to coordinate and help ensure collaboration across DIR's divisions and maximize state and federal funding to support women and nonbinary individuals in the construction workforce.

FISCAL IMPACT: CSLB does not anticipate any costs associated with this bill.

STAFF RECOMMENDATION: CSLB staff recommend that the Board take a SUPPORT position. CSLB supports efforts to encourage professional licensure by women and better understanding the data regarding women in construction may assist CSLB's outreach to this underrepresented population.



Review, Discussion, and Possible Action on 2025-2026 Legislation

E2g. [Senate Bill 342](#) (Umberg) Contractors: unlicensed work.

STATUS/LOCATION (as of May 21, 2026): Pending referral to an Assembly policy committee.

SUBJECT: Allows contractors to bring an action for the recovery of compensation for work while duly licensed.

SPONSOR: California Conference of Carpenters

SUMMARY: SB 342 removes the prohibition on a contractor from bringing an action for recovery of compensation for all work conducted if the contractor was not duly licensed at all times during the contracting activity. Further, the bill would allow a contractor to bring an action for compensation for work conducted while the contractor was duly licensed.

EXISTING LAW: Existing law prohibits any person from recovering compensation for work requiring a contractor's license unless they were licensed at all times during the performance of the work, except as specified. Additionally, existing law allows a person who has hired an unlicensed contractor to bring an action to recover all compensation paid for the performance of any act or contract.

COMMENT/ANALYSIS: According to the author, "If a contractor is unlicensed at any point, no matter how brief, the contractor risks recovering payment and in some cases, if licensure lapses, may have to return all money they've been paid, even if the project was completed or near completion. As written, current law is harsh and allows no flexibility for minor administrative licensure issues, such as a late license renewal, even if the coverage gap is only one day. In extreme cases, clients can demand full project costs refunds from temporarily unlicensed contractors, preventing contractors from being paid even for work that has been completed. These rules can create financial instability and hardships for contractors."

Requiring a contractor to maintain an active license at all times is essential to protecting consumers because consumers have fewer protections and limited recourse when a contractor lacks a license. Contractors State License Law (Contractors Law) prohibits a contractor from suing to collect payment for any work performed while they were unlicensed. It also allows a consumer to sue for any money paid to a contractor who was unlicensed at any point during the job. These protections relate to civil actions and are not directly implemented or enforced by the Contractors State License Board (CSLB). However, they carry important consumer protection implications because they affect a licensee's ability to maintain standing in court to sue a consumer, even if the licensee was unlicensed at some point or for the entire duration of the project. Further,



these protections were designed to deter violations of licensing requirements by minimizing financial gain from unlicensed activity.

CSLB understands industry concerns that current statute may enable a consumer to avoid paying for services rendered when a contractor's license lapses, even for a minimal period of time. This can be a ruinous consequence for contractors who work on large-scale commercial or public works projects, for what is perceived as a clerical error. However, staff notes there is flexibility for administrative licensing issues, such as late renewals and other administrative errors, that are corrected timely by the licensee.

Pursuant to SB 1474 (Chapter 312, Statutes of 2020), CSLB is required to grant retroactive renewal up to 90 days from the license expiration date if the licensee is otherwise eligible, submits a renewal application and pays any outstanding renewal and delinquency fees. In most cases a lapse in licensure results from the licensee failing to complete the required renewal steps despite having an additional 90 days to comply. Further, SB 1474 allowed the judicial doctrine of substantial compliance to be applied in cases when the person who acted as a contractor had been duly licensed prior to the performance of the act or contract, acted reasonably and in good faith to maintain proper licensure, and acted promptly and in good faith to remedy the failure to comply with the licensure requirements upon learning of the failure.

Staff anticipate a substantial increase in both the volume and complexity of complaints if it becomes more difficult to pursue civil actions to recover compensation for work performed while a contractor was unlicensed. Because the vast majority of CSLB's complaints involve home improvement, excluding home improvement from the bill's scope would significantly reduce this potential workload increase and ensure that most consumers remain protected under Contractors Law as originally intended.

PREVIOUS LEGISLATION: SB 1474 (Committee on Business, Professions and Economic Development, Chapter 312, Statutes of 2020) required CSLB to grant retroactive renewal of a contractor's license within 90 days of the expiration date if certain requirements are met. The bill removed the previous requirement for the contractor to demonstrate that the renewal was late due to circumstances beyond their control.

PENDING AMENDMENTS: Staff anticipates SB 342 will be amended to remove home improvement projects from the bill's scope, significantly lowering the bill's fiscal impact and maintaining essential consumer protections. At the time this analysis was drafted, AB 342 has not yet been amended.

FISCAL IMPACT: As currently drafted, this bill is expected to generate approximately 400 additional complaints each year, substantially increasing enforcement workload. Managing this increase will require hiring additional staff and will result in added enforcement costs for contested administrative cases, estimated at \$2,248,000 in fiscal



year 2027-28 and \$2,208,000 ongoing. These costs cannot be absorbed within existing resources and would require additional funding. Staff anticipate this bill will be amended to remove home improvement projects from the scope of this bill, which will alleviate cost concerns significantly.

STAFF RECOMMENDATION: None. The Board took a WATCH position on SB 342 at its March 19, 2026, quarterly board meeting with the understanding that amendments to remove home improvement from the scope of the bill were pending.



Review, Discussion, and Possible Action on 2025-2026 Legislation

E2h. [Senate Bill 784](#) (Durazo) Home improvement loans: right to cancel contracts.

STATUS/LOCATION (as of May 21, 2026): Pending the Assembly Appropriations Committee.

SUBJECT: Home improvement loans: right to cancel contracts.

SPONSOR: Housing and Economic Rights Advocates (HERA) and the Consumer Federation of California

SUMMARY: SB 784 increases the existing three- and five-day right to cancel in home improvement contracts (HICs) to five and seven days, respectively, for contracts entered into on and after January 1, 2026. This bill delays a consumer's repayment obligations on home improvement loans until the lender has confirmed that the home improvements, excluding solar energy systems, have been given final approval by all permitting agencies and are operational. This bill also delays a consumer's repayment obligations on solar energy systems until the lender confirms that the utility supplying electricity to the property has been connected to the solar energy system and has granted permission to operate the solar energy system. Lastly, this bill establishes multiple requirements for lenders to abide by when executing a contract for a home improvement loan with a consumer.

EXISTING LAW: The Contractors State License Law provides that a consumer has three days to cancel a home improvement contract unless they are a senior citizen, in which case they have five days.

COMMENT/ANALYSIS: While CSLB does not oversee lenders or lending practices, CSLB often receives complaints related to home improvement projects that are incomplete despite loan payments being due. This is particularly true with the financing of solar energy systems and accessory dwelling units, where the increased complaint volume necessitated the formation of a multiple offender unit within CSLB's enforcement division to address misconduct.

This bill enhances consumer protection by extending the three- and five- day cancellation timeline in HICs and by requiring lenders to follow transparent practices when executing a home improvement loan. Notably, this bill prohibits lenders from requiring repayment on home improvement loans before determining whether the project has been completed and is operational.

Consumer harm by lending institutions who partner with unscrupulous contractors or salespersons has been significant. Many of these loans appear to have been negotiated at the same time as the home improvement contract itself, and consumers often report



they did not understand the loan terms or have the ability to make the required payments. Enforcement staff report cases where the consumer was misled verbally by the construction company, or their salesperson, about the terms of the loan, available rebates or incentives, or were given false representations about a supposed “program” that would make the project free, provide significant reimbursements, require no out-of-pocket costs, offer tax incentives, and similar promises. Often these claims are not true.

Opponents from the financial and financial technology industries have voiced concerns that this bill undermines the efficiency of new financial technologies that provide a valuable and more affordable financial product. The author of SB 784 asked the Board to consider co-sponsorship of this bill, alongside HERA and the Consumer Federation of California. While the Board voted to support SB 784 at its March 14, 2025, quarterly board meeting, the author believes CSLB’s co-sponsorship would be especially impactful in underscoring the consumer protection need for this bill.

FISCAL IMPACT: Any costs related to the implementation of this legislation are minor and absorbable within existing resources.

STAFF RECOMMENDATION: None. The Board approved co-sponsorship of SB 784 at its March 19, 2026, quarterly meeting.



Review, Discussion, and Possible Action on 2025-26 Legislation

E2i. [Senate Bill 1165](#) (Caballero) Contractor licenses: outstanding liabilities assessed by the California Department of Tax and Fee Administration.

STATUS/LOCATION (as of May 21, 2026): Pending the Assembly Business and Professions Committee.

SUBJECT: Updates outstanding liability enforcement provisions of Contractors State License Law (Contractors Law) to include the California Department of Tax and Fee Administration (CDTFA).

SPONSOR: California Department of Tax and Fee Administration

SUMMARY: SB 1165 updates Contractors Law to reflect the 2017 restructuring of the State Board of Equalization (BOE), when most of its duties were transferred to the CDTFA.

EXISTING LAW: Under Business and Professions Code section 7145.5, the Registrar may refuse to issue, reinstate, reactivate, or renew a license or may suspend a license for the failure to resolve all outstanding final liabilities, assessed by the Contractors State License Board (CSLB), Department of Industrial Relations, Employment Development Department, Franchise Tax Board and the BOE. Specific to BOE, this provision does not apply if the licensee has entered into, and is complying with, an installment payment agreement.

COMMENT/ANALYSIS: Contractors Law authorizes the Registrar to refuse to issue, reinstate, reactivate, or renew a license or to suspend a license when the licensee fails to resolve outstanding liabilities from other state agencies, including BOE. The purpose of this law is to encourage licensees and applicants to meet their legal obligations by linking compliance to their ability to obtain or maintain a license.

AB 102 (Committee on Budget, Chapter 16, Statutes of 2017) restructured BOE and transferred most of its tax administration and fee collection duties to the newly formed CDTFA. This bill updates Contractors Law to reflect this change and to confirm CDTFA's authority to direct final outstanding liabilities to CSLB for the Registrar's consideration. Since the transfer of duties from BOE to CDTFA, CSLB has continued to process judgments received from CDTFA, consistent with Government Code section 15570.24, which provides that statutory references to BOE for functions now performed by CDTFA shall be understood as referring to CDTFA instead. This bill does not create any new processes for CSLB to implement, and staff anticipate no change to its current operations from this bill.



PREVIOUS LEGISLATION: AB 102 (Committee on Budget, Chapter 16, Statutes of 2017) transferred various duties, powers, and responsibilities of the BOE relating to the administration of certain taxes and fees to the CDTFA. AB 102 also provided that when statutes referring to BOE refer to duties now assigned to CDTFA, those references are understood to refer to CDTFA instead. This clarification accounts for the many remaining statutory references to the BOE, including those in Contractors Law.

FISCAL IMPACT: CSLB does not anticipate any workload increases resulting from SB 1165. Accordingly, any costs to implement this bill are minor and absorbable.

STAFF RECOMMENDATION: CSLB staff recommend that the Board take a SUPPORT position on SB 1165. This bill clarifies existing law and does not have any anticipated impact on workload.



Review, Discussion, and Possible Action on 2025-2026 Legislation

E2j. [Senate Bill 1263](#) (McGuire) Contractors: debris removal.

STATUS/LOCATION (as of May 21, 2026): Pending the Assembly Business and Professions Committee.

SUBJECT: Debris removal during a declared disaster.

SUMMARY: SB 1263 clarifies that a contractor can engage in debris removal after a disaster, including muck-out (soil removal) and ash-out, if they hold an A-General Engineering Contractor license, a B-General Building Contractor license, or both a C-12 Earthwork and Paving and a C-21 Building Moving/Demolition classification. Additionally, the bill requires contractors to have passed a Contractors State License Board (CSLB) Hazardous Substance Removal Certification examination and comply with HAZWOPER requirements established by the Department of Industrial Relations (DIR) before providing debris removal after a disaster.

COMMENT/ANALYSIS: California Contractors State License Law (Contractors Law) does not designate who can perform debris removal during a declared disaster, nor does it impose additional safety and educational requirements, such as passing the Hazardous Substance Removal Certification examination or complying with DIR's hazardous waste operations and emergency response (HAZWOPER) requirements. This creates confusion about the appropriate license classification for disaster debris removal and risks exposing workers to dangerous working conditions and the public to unsafe removal and disposal practices in the aftermath of a declared disaster. By specifying who is authorized to perform debris removal during a declared disaster, including muck-out and ash-out operations, and requiring that eligible contractors possess sufficient training and certification to conduct debris removal, worker safety is enhanced and the risk of additional health and environmental hazards resulting from improper debris removal and disposal practices can be mitigated.

In the wake of unprecedented natural disasters in California over the past several years, residential rebuilding efforts have commenced across the state in areas devastated by floods, fires, and earthquakes. CSLB has received inquiries from concerned parties about whether contractors digging to remove contaminated materials from these devastated areas are trained or have the qualifications to do the work safely. SB 1263 does not change existing law or classification restrictions as it relates to debris removal on sites unrelated to a disaster declaration. Limiting this proposal to the removal of debris by certain classifications who hold Hazardous Substance Removal Certification in a disaster area *only* is intended to ensure a sufficient number of qualified licensed contractors to address the safe disposal of dangerous contaminants and chemicals left behind after property is damaged or destroyed by a disaster.



BACKGROUND: A contractor must already hold a CSLB license to apply for a Hazardous Substance Removal Certification, which is added to the license once the qualifier passes the required examination. Under Business and Professions Code section 7058.7, the certification is currently required only for the removal of underground storage tanks or when a project site is listed as a “hazardous site” on specified government websites. CSLB has confirmed that California disaster-declared sites are not included on those lists.

Los Angeles County’s experience during recent wildfires demonstrated that requiring contractors to have the specified license classification and the Hazardous Substance Removal Certification to obtain a debris removal permit was instrumental in ensuring proper construction practices and protecting both public and worker safety. This bill will help safeguard public safety during future disaster events by ensuring only qualified contractors perform hazardous debris removal work.

CSLB updates the Hazardous Substance Removal Certification examination every five years with extensive input from subject matter experts who help design questions based on federal, state, and local law. However, existing statute only requires the Hazardous Substance Removal Certification for removal and installation of underground storage tanks or if the project site is listed on state or federal websites, and as a result the certification examination questions are limited in scope to these issues. By codifying these provisions in statute, CSLB can update the examination to ensure that new licensees possess the skills necessary to safely perform debris removal during a declared disaster.

PREVIOUS LEGISLATION: [SB 641](#) (Ashby, 2025) would have limited disaster debris removal to the A-General Engineering Contractor, B-General Building Contractor license, or both a C-12 Earthwork and Paving classification and a C-21 Building/Moving Demolition classification. SB 641 would also have required licensees to have passed a CSLB Hazardous Substance Removal Certification examination and comply with HAZWOPER requirements established by DIR to perform debris removal. Lastly, the bill would have authorized the registrar to allow other classifications to perform debris removal, including muck-out services, on a case-by-case basis during a declared emergency or disaster. SB 641 was vetoed by the Governor for provisions it included that were unrelated to CSLB.

FISCAL IMPACT: Pending. There may be costs associated with updating the Hazardous Substance Removal Certification examination and absorbable costs related to updating the website and materials.

STAFF RECOMMENDATION: None. The Board voted to approve the sponsorship of this legislation at the December 2025 board meeting.

AGENDA ITEM E-3

Discussion and Possible Action to Initiate a Rulemaking to Amend California Code of Regulations, Title 16, Section 870 (Factors to Apply in Determining Earliest Date a Revoked Licensee May Apply for Licensure) regarding the factors used to determine the earliest reapplication date after revocation.





Discussion and Possible Action Regarding Factors to Apply in Determining Earliest Date a Revoked Licensee May Apply for Licensure

In 1989, the Contractors State License Board (CSLB) promulgated California Code of Regulations (CCR) section 870, which identifies the criteria the Registrar considers when determining whether to extend the minimum one-year period of ineligibility for re-licensure, up to a maximum of five years, following a license revocation.

The current regulations include a chart that categorizes the criteria into one-, two-, three-, four- and five-year periods of ineligibility. This chart has remained unchanged for many years. However, due to changes in enforcement procedures and the nature of violations more commonly seen today compared to the past, the chart no longer provides effective guidance for determining the appropriate period of ineligibility for re-licensure.

The current criteria reference the issuance of citations within one year of license revocation, a standard tied to the former “Quick Cite” program used for complaint disclosure. The Quick Cite program was discontinued after legislation amended Business and Professions Code section 7124.6 to provide for disclosure of complaints involving probable violations meeting specified criteria. In addition, the current criteria do not take into consideration CSLB’s authority to issue Letters of Admonishment and are overly prescriptive, as they fail to reflect the nature of today’s violations of Contractors State License Law, which are more often financially related rather than focused on workmanship issues.

The proposed regulatory rulemaking will better reflect current practices including consideration of mitigation efforts undertaken by the respondent when determining how long a revoked license is ineligible to reapply.

The request of the board is as follows:

Approve the regulatory proposal to amend California Code of Regulations section 870. Direct staff to submit the text to the Director of the Department of Consumer Affairs and the Business, Consumer Services, and Housing Agency for review, and if the Board does not receive any comments providing objections or adverse recommendations specifically directed at the proposed action, then the Board authorizes the Registrar to take all steps necessary to initiate the rulemaking process, make any technical or non-substantive changes to the package, and set the matter for hearing, if requested.

If after the 45-day public comment period, no adverse comments are received, and no public hearing is requested, authorize the Registrar to take all steps necessary to



complete the rulemaking, and amend the proposed regulations, as described in the text notice for CCR, title 16, section 870.

California Code of Regulations (CCR) Section 870 Proposed Text:

870. Factors to Apply in Determining Earliest Date a Revoked Licensee May Apply for Licensure

(a) The Registrar shall have exclusive authority in setting the earliest date a revoked licensee may reapply for reissuance or reinstatement of a license.

(b) When ~~extending~~ determining the ~~minimum one-year period~~ earliest reapplication date, between the statutory one-year minimum and five-year maximum, the Registrar shall give due consideration to the gravity of the violation, the history of previous violations and criminal convictions, and ~~evaluate the application based on~~ including the following ~~criteria~~ factors:

~~Reapplication Dates:~~

5 years	License has been revoked:	
	(1)	one or more times or
	(2)	for committing fraudulent acts or
	(3)	committing acts which have seriously endangered the public welfare and safety or
	(4)	for being convicted of a construction-related crime. (For the purposes of determining if a crime is construction-related, CCR Title 16, Chapter 8, Section 868 shall apply.)
4 years	License has been revoked:	
	(1)	for committing violations on multiple construction projects; or



	(2) for committing multiple violations of law for reasons other than fraud, danger to the public welfare and safety and for conviction of a construction-related crime.
3 years	License has been revoked and revoked licensee:
	(1) has been issued more than one citation which has become final within one year immediately preceding the date of revocation or
	(2) has been previously suspended by the Register as the result of a disciplinary action.
2 years	License has been revoked and revoked licensee has been issued a citation, which has become final within one year immediately preceding the date of revocation.
1 year	Licensee has been revoked for the first time and revoked licensee has no previous legal action history with the Board.

(1) Gravity of violation

(A) Endangerment of public welfare and safety.

(B) Commission of fraudulent acts.

(C) Causing material injury.

(D) Nature and extent of financial harm.

(E) Multiple violations of law.

(2) The history of previous violations



(A) Violation of Contractors State License Law on multiple construction projects.

(B) Previous revocations or suspensions.

(3) Criminal convictions

(A) Conviction of a substantially related crime.

(B) Whether the conviction(s) is a misdemeanor or felony.

(4) Corrective actions

(A) Compliance with disciplinary prior orders.

(B) Efforts to remedy harm.

(C) Proof that all financial loss has been fully resolved, except where discharged in bankruptcy.

(D) Efforts to address causes of violations committed.

Credits

Note: Authority cited: Section 7008 and ~~7059~~ 7102, Business and Professions Code.

Reference: Section ~~7058 and 7059~~ 7102, 7115, 7116, and 7119 Business and Professions Code.

AGENDA ITEM F

Enforcement



AGENDA ITEM F-1

Review, Discussion, and Possible Action Regarding Process Changes to Address an Increase in Consumer-Filed Complaints





Review and Discussion of Potential Process Changes to Address an Increase in Consumer-Filed Complaints

Discussion during the April 29, 2026, Enforcement Committee Meeting focused on the significant increase in consumer-filed complaints resulting in extremely high caseloads in the Intake Mediation Centers.

The optimum pending caseload for the Intake Mediation Center is 1,800 (60 complaints for 30 staff). Most analysts are currently carrying over 100. The optimum pending caseload for the Investigation Centers is 2,450 (35 complaints for 70 staff), making the total optimum pending caseload for the Enforcement Division 4,250. The current pending caseload is significantly higher at 5,850 (1,600 over optimum).

Historically, only 3 percent of all licensed contractors receive a complaint during any given year. Over the past 18 months, this number has nearly doubled, to 5.6 percent. Further research into this has shown that nearly 70 percent of the contractors who received a complaint recently had received prior complaints.

In other words, 94 percent of licensed contractors did not receive a complaint during the past 18 months, but those who did receive a complaint are often receiving multiple complaints, creating a significant strain on Enforcement resources.

The following chart shows CSLB received over 1,500 more complaints during the first four months of 2026 than received during the same time period in 2025.

	2026	2025	2024
January	1,578	1,067	1,162
February	1,367	1,140	1,225
March	1,491	1,212	1,312
April	1,620	1,283	1,361
Totals	4,436	3,419	3,699

This significant increase in consumer-filed complaints is compromising CSLB's ability to meet Board-approved or statutorily mandated complaint-handling cycle times; therefore, complaint-handling process changes are necessary.

**Enforcement Expenditures/Resources**

Investigating consumer complaints is quite costly to CSLB. On average, a single complaint costs more than \$2,585 to process and investigate. (This includes Enforcement operating expenses and DCA pro rata against the number of complaints received).

In contrast, the cost for a licensee to maintain their license (which is the primary source of funding for all of CSLB) is \$450 every two years for sole owners and \$750 every two years for non-sole owners.

Proposed Enforcement Program Strategies

To address the excessive number of complaints being filed with CSLB, temporary process changes are needed as follows:

Increase issuance of Letters of Admonishment (LOAs) for non-financial violations related to less egregious complaints.

- LOAs are an intermediate form of corrective action to enhance public protection by promptly addressing non-egregious violations by licensed contractors
- LOAs provide for up to two years of public disclosure after issuance, offers an option for requiring corrective action by the contractor, and provides written documentation that can be used to support formal disciplinary action in the future, if warranted.

Additional strategies:

- Overtime has been offered to staff
- Increased legal action against repeat offenders
- Pursue Business and Professions Code section 17200 against contractors continuing to receive multiple complaints.

You will see a letter on the next page that is set to be sent to consumers whose complaint meets specified criteria.



Complaint Number: NA 2025 ____

Dear [Complainant Name]:

The Contractors State License Board (CSLB) Intake and Mediation Center (IMC) received your complaint. Protecting the public is CSLB's primary mission. The CSLB is receiving more complaints than it can process with existing resources. This is due to an increase in licensed contractors receiving multiple complaints in a short period. As a result, CSLB's enforcement efforts are focused on holding contractors accountable for violations of Contractors State License Laws and public disclosure of any such violations.

In order to strengthen public protection, as of July 1, CSLB has shifted its enforcement approach from mediating individual complaints to publicly disclosing complaints. A review of your complaint establishes that the potential financial injury is within the small claims court amount of \$12,500. Consequently, your complaint will not be mediated.

CSLB will issue a Letter of Admonishment (LOA) to the contractor. Letters of Admonishment are publicly disclosed on a contractor's License Detail Page on CSLB's website. Public disclosure serves as a deterrent to contractors from receiving additional complaints while also allowing future consumers to see a contractor's complaint history and make informed hiring decisions. This approach allows us to address increased complaint volume while providing broader consumer protection.

Please note that closing your complaint at CSLB does not affect your ability to pursue restitution through civil court. Our review indicates that the amount at issue with your complaint falls within the Small Claims Court limit of \$12,500. Information about filing in Small Claims Court is available on CSLB's website under "Small Claims Court – CSLB," and we can provide "A Consumer Guide to Using Small Claims Court" upon request.

You may also want to consider filing a claim with the Surety company that issued the contractor's license bond. Claims may be filed directly with the Surety company. Contact information for the Surety is located in the "Bonding Information" section of the contractor's License Detail Page which you can access by using the license lookup feature on our website www.cslb.ca.gov.

If you obtain a judgment and the contractor does not comply with the court's order, you may notify CSLB. While CSLB cannot change a court judgment, we may suspend a contractor's license for failure to satisfy an outstanding civil judgment under Business and Professions Code section 7071.17. Information on CSLB's civil judgment processes is available on our website under "Civil Judgments – CSLB."

To report an unpaid judgment, please contact CSLB's Judgment Unit at:
P.O. Box 26000, Sacramento, CA 95826.

Thank you for bringing this matter to our attention. Please let us know if you need additional assistance.



Current Policies Remain in Effect

CSLB Enforcement staff will continue addressing the following Core Values:

- Down payment and progress payment restriction
- Permit compliance
- Workers’ compensation requirement
- Willful and fraudulent acts

CSLB Enforcement staff will continue to follow the Board-approved Complaint Prioritization Guidelines displayed in the chart below:

URGENT	HIGH	ROUTINE	LOW
Health & Safety Code Violations	Aiding and Abetting/ Misuse of a License	Workmanship	Standalone Contract Violations
Elder Abuse	Worker’s Comp. Violations	Abandonment	Advertising Violations
Predatory Criminal Acts	Fraud/ Misrepresentation	Working out of Classification	Failing to Display License Number
Diversion of Funds	Subsequent Arrest	Building Permit Violations	Bonds
Significant Public Interest	Repeat Offender	Public Contract Code Violations	
	Absentee Qualifier	Unlicensed Activity	

AGENDA ITEM F-2

Review and Possible Approval of April 29, 2026, Enforcement Committee Meeting Summary





Enforcement Committee Meeting Summary Report

A. Call to Order, Roll Call, Establishment of Quorum, and Chair's Introduction

Enforcement Committee Chair Michael Mark called the meeting of the Contractors State License Board (CSLB) to order on Wednesday, April 29, 2026, at 10:00 a.m., via Microsoft Teams. A quorum was established.

Committee Members Present

Michael Mark, Chair
Joël Barton
Rodney Cobos
Henry Nutt III
Jim Ruane
Thomas Ruiz
Omar Passons

CSLB Staff Present

David Fogt, Registrar
Michael Jamneski, Interim Chief Deputy Registrar
Steve Grove, Chief of Enforcement
Katherine White, Chief of Public Affairs
David Gower, Public Affairs Supervisor
Ana Rodriguez, Enforcement Program Manager
Natalie Watmore, Information Officer
Amy Lawrence, Television Specialist
Alison Adams, Enforcement Analyst
Larry Williams, Enforcement Analyst

DCA Staff Present

John Kinn, DCA Legal Counsel

B. Public Comment Session for Items Not on the Agenda and Future Agenda Item Requests (*Note: Individuals may appear before the committee members to discuss items not on the agenda; however, CSLB's committee can neither discuss nor take official action on these items at the time of the same meeting (Government Code sections 11125, 11125.7(a)).*)

Committee Member Comment

There was no committee member comment.

Public Comment

There was no public comment.



C. Review and Discussion of Potential Process Changes to Address and Increase in Consumer Filed Complaints

Enforcement Chief Steve Grove provided information on the increase in consumer-filed complaints. He stated that in January through March 2026, CSLB received approximately 1,000 more complaints compared to the same period in the previous year, explaining that if the upward trend continues complaint-handling process changes will be needed in order to meet Board and statutory mandated complaint-handling cycle times.

Chief Grove reminded the Committee that the Board's complaint-handling goals include resolution of approximately 70 percent of licensee complaints within 60 days, ensuring that no more than 100 field investigated complaints exceed 270 days in age, and completion of all investigations within 12 months of receipt. He noted that out of over 244,000 licensed contractors, only 5.6 percent have received a complaint in the last 18 months (up from the historical average of only 3 percent). Chief Grove added that 70 percent of licensed contractors who have received complaints had prior complaints filed against them.

Chief Grove stated that the current pending caseload is 5,580, which is 1,600 cases over the optimum level. Current caseload for many analysts is more than 100 complaints while optimum level would be 60 complaints.

Chief Grove explained that there is also a financial impact on CSLB. The cost of staff hours spent mediating and investigating one complaint exceeds \$2,000.

Chief Grove described the filing a complaint video being finalized by the Public Affairs Office includes guidance on the complaint process and recommends that consumers issue a demand letter (a sample available on CSLB's website) prior to filing their complaint.

Chief Grove said the Enforcement Division will continue to address complaints that fall under CSLB's core values and that Board-approved Complaint Prioritization Guidelines will remain in effect while some temporary adjustments are made to address the high caseloads with the goal being a reduction in multiple complaints filed against the same contractor.

Chief Grove stated the Enforcement Division proposed an increase in the number of Letters of Admonishment (LOAs) issued for non-egregious violations. A brief background on LOAs was provided covering when it's appropriate to issue appeals, corrective action, the one-two year LOA complaint, and disclosure.

Chief Grove shared that staff will refer complaints involving contracts and/or financial injuries under \$10,000 to small claims court. This strategy will not be used for complaints alleging egregious violations or involving contractors with a significant complaint history. He added that staff will continue to provide complainants with resources to address financial restitution – including small claims court and bond claims. Chief Grove stated that Enforcement is also looking into hiring temporary help, in the form of limited term analysts and special investigators to assist with the current backlog of complaints.



Registrar David Fogt informed the group that new Committee Member Omar Passons was also present. Passons introduced himself to the Board, provided a brief overview of his background and expressed his appreciation for the opportunity to serve.

Committee Member Comment

Committee Member Jim Ruane inquired whether Chief Grove believes the number of complaints is up because of “bad actors” or due to ease of the complaint process.

Chief Grove explained that staff is researching to determine an explanation for the increase in complaints.

Registrar Fogt added that Interim Chief Deputy Registrar Michael Jamnetski’s research suggests that the increase in consumer complaints may be attributed to a significant increase in the number of solar-related complaints received (to well over 300 complaints received per month), a small number of licensees continually getting complaints, and an increase in accessory dwelling unit (ADU) projects.

Chair Mark reviewed the Board-approved Complaint Prioritization Guidelines to reiterate that CSLB’s core values will be enforced and expressed support for the proposed strategies.

Registrar Fogt introduced Intake and Mediation Center Program Manager Ana Rodriguez to provide information on two possible strategies to address the increase in complaints.

Manager Rodriguez reported that IMC staff are utilizing e-processing resources to quickly issue advisory notices, and efforts are underway with IT to add the LOAs to the e-processing system, which would greatly assist staff. In addition, IMC staff noted that many consumers are resolving issues after sending demand letters and are subsequently requesting their case be closed as settled.

Public Comment

There was no public comment.

D. Review and Discussion of Available Closing Dispositions for Complaints Filed by the Underground Safety Board (USB)

Chair Mark provided some general information about the California Underground Safety Board and background on Government Code section 4216.6, which is the law that addresses the requirements set forth by the Dig Safe Act. Chair Mark explained that in April CSLB received 35 complaint referrals from USB with an additional batch of 30-40 complaints expected in August 2026. He noted as USB’s enforcement program ramps up, they anticipate increasing referrals to CSLB over the next year to approximately 800 complaints per year. Chair Mark stated this would be unsustainable for CSLB considering existing caseloads and would require additional staff.

Chair Mark explained that Government Code section 4216.6 requires all related civil and administrative penalties to be deposited into the Safe Energy Infrastructure and



Excavation Fund, preventing CSLB from retaining penalties that normally offset enforcement costs. He noted that issuing and defending a citation costs an average of \$7,000 and issuing citations on 800 referrals would exceed \$5.6 million, with no penalty revenue returned to CSLB. Due to these costs, Enforcement will address violations of Government Code section 4216.6 with LOAs, when supported by evidence.

Chief Grove stated that he is hoping for a legislative fix for this issue and reiterated that CSLB cannot handle the estimated additional 800 referrals. He added that ideally USB would issue their own citations with CSLB stepping in to suspend the license for failure to pay an outstanding civil penalty.

Registrar Fogt confirmed that CSLB will work with industry partners, USB, and the Senate/Assembly committees to explore a legislative solution to address the issue, with the goal of providing an update at the June board meeting.

Registrar Fogt expressed concern that if civil penalties are issued up to \$100,000, respondents will be more likely to appeal, increasing CSLB costs to defend the citation. The cost of issuing an LOA is estimated at around \$500. Registrar Fogt stated that if USB issues their own citations, CSLB can assist with collecting unpaid fines through the outstanding liabilities suspension program.

Committee Member Comment:

Member Passons inquired about how it was determined that disclosing LOAs on the CSLB website serves as an effective deterrent and how the impact on contractor behavior is measured.

Registrar Fogt clarified that only 30 percent of licensees who received an LOA received a subsequent complaint. He added that LOAs are not utilized if there is a financial injury established and there is no civil penalty assessed or order of correction.

Public Comment

There was no public comment.

E. Adjournment

The meeting adjourned at approximately 10:43 a.m.

AGENDA ITEM F-3

Enforcement Program Update





CONTRACTORS STATE LICENSE BOARD

ENFORCEMENT PROGRAM UPDATE & STATISTICAL REVIEW

Enforcement Program Update and Statistical Review

Staff Vacancy Update

There are currently 32 vacancies in the Enforcement Division. Twelve of these vacancies are in the Special Investigator/Investigator classifications, due in large part to the creation of new positions that existing staff have transferred into, and need for a comprehensive background review for the two peace officer positions.

The division’s management team is working hard to fill these vacancies. Candidates were selected and are pending approval for 9 positions. There are 17 positions publicly posted or under review prior to public posting. The remaining 6 positions are going through the interview process with interviews now scheduled or to be scheduled soon. The current vacancies are listed below by position classification.

Position Classification	Vacant
Supervising Special Investigator II (Peace Officer)	1
Supervising Special Investigator I	3
Special Investigator	10
Special Investigator (Peace Officer)	2
Office Technician (Typing)	9
Program Technician II	4
Analyst I	2
Analyst II	1
Total	32

Intake and Mediation Center Highlights

Home Rebuild Project Stalled; Consumer Seeks Refund

A property owner in Altadena entered into a written contract with a contractor to rebuild a home destroyed in the Eaton fire. The contract amount was \$1,265,541, and the contractor collected a \$250,000 deposit. According to the consumer, no construction work began, and no materials were delivered following payment.

After several months without progress, the consumer terminated the contract and asked for a refund of the \$250,000 deposit. The contractor did not respond to the refund request, prompting the consumer to file a complaint with CSLB.

The analyst mediated a resolution between the parties and successfully secured a full refund of \$250,000. The complaint was closed as settled, and the contractor was issued a Letter of Admonishment for violations of home improvement contract requirements.



Investigation Center Highlights

San Francisco ADU Costs a Quarter of a Million Dollars More than Expected

In March 2021, a homeowner entered into a written agreement with a licensee to construct a second-story accessory dwelling unit (ADU) at their San Francisco residence for \$693,420.30. Subsequent verbal change orders increased the scope of work, resulting in an unknown final contract amount. The licensee ultimately received payments totaling \$954,252.70 for the project.

Construction began in April 2021 but ceased in August 2022, following a breakdown in communication between the parties. During the investigation, it was determined that the licensee had been operating under an expired license, failed to provide written change orders, failed to provide workers' compensation insurance for its employees, and accepted payments in advance of performing work or delivering materials.

On August 12, 2024, the complaint was closed with a recommendation for citation based on Business and Professions Code violations. The citation was issued on November 27, 2024. The licensee failed to comply, leading to a license suspension on May 1, 2025, and ultimately, license revocation on August 11, 2025, due to continued noncompliance.

Kitchen Remodel Project Results in Civil Lawsuit and DA Referral

CSLB investigated a complaint in Mission Viejo involving a homeowner who entered into a written home improvement contract with a licensed contractor for \$156,965 to complete a full kitchen remodel. The contract was negotiated on June 15, 2023, and work began on June 21, 2023, but ceased one year later on June 28, 2024. Due to numerous verbal change orders, the full scope of work and amount owed could not be clearly determined. The homeowner ultimately paid \$330,696, more than double the original contract amount. A civil lawsuit filed by the complainant is currently pending.

The investigation identified numerous violations, including the omission of required provisions in the home improvement contract, failure to provide written change orders, and requesting payments that exceeded the value of the work performed or materials delivered prior to performing work. The investigation also revealed a lack of direct supervision and control over contracting activities, failure to complete the project, and failure to obtain building permits. Additionally, the contractor did not maintain a valid workers' compensation policy during the project. The completed investigation has been referred for possible criminal prosecution and an accusation has been requested seeking license revocation.

Unlicensed ADU Contractor Referred to Riverside County DA

In May 2025, a complainant contracted with Orlando Rivera, operating as Rivera Construction Commercial & Residential Inc., for a full remodel of her rental property in Jurupa Valley for \$221,500. The scope of work included permits, labor, and materials. Two subsequent change orders brought the total contract amount to \$481,500. Rivera began work on May 8, 2025, and continued until July 17, 2025.



Rivera requested and received \$15,000 as an initial deposit, \$10,000 for kitchen cabinets that were never delivered, and \$25,000 for ADU foundation work that was never started. In total, the complainant paid \$90,000 before terminating Rivera upon discovering he was unlicensed.

A CSLB investigation confirmed multiple violations including contracting without a license, advertising by an unlicensed person, fraudulent use of incorrect license number, excessive down payment, requesting or receiving payment that exceeded the value of the work performed or material delivered, and diversion of construction funds. The case was referred to the Riverside County District Attorney's Office, requesting consideration on filing criminal charges.

Unlicensed Contractor Facing Multiple Criminal Charges in Two Counties

Between December 8, 2024, and March 8, 2025, unlicensed contractor Cuong Nguyen entered into at least five home improvement contracts in Placer and Sacramento counties totaling \$182,800. In each case, Nguyen accepted excessive down payments before work began, used a contractor's license number without authorization, and utilized employee labor to perform landscaping work. In at least two projects, he requested payments in advance of work performed or materials delivered, and in one project, he committed theft by false pretense.

Through detailed investigative work, CSLB was able to establish Nguyen's identity, despite receiving no direct contact from him. All five complaints were referred to the Sacramento County and Placer County District Attorney's Offices for review and potential prosecution that includes five counts of fraudulent use of incorrect license, five counts of engaging in business without a license, five counts of receiving excessive down payments, two counts of requesting or accepting payment that exceeded the value of the work performed or material received, five counts for willfully failing to secure workers' compensation insurance, and theft by false pretense.

Notably, Nguyen has now been referred to prosecution 11 times since 2016, including one prior appearance in a SWIFT sting operation. Currently, Nguyen has three active warrants/pending criminal matters against him with Sacramento County District Attorney's Office.

Millions of Dollars Obtained Through Egregious Business Practices

An Investigator from CSLB's Special Investigations Unit (SIU) worked in conjunction with Ventura County District Attorney's Office and conducted an investigating involving multiple victims spanning multiple counties. The main suspects in the investigation were Ben Hunter, formerly known as Ben Halifi, and Moran Elkarif. Both men are revoked CSLB licensees.

Shortly after his revocation, Hunter contracted with two elderly homeowners in Santa Clara County as an unregistered salesperson working for a licensed company. The complaints were referred to the Santa Clara District Attorney's Office and a criminal case was filed in June 2020 against Hunter and other associates of the license. Hunter subsequently pleaded to an accessory to a crime violation. The other associates pleaded to various charges and the defendants paid a total of \$65,727.99 in restitution.



In March 2021, Elkarif applied for a contractor's license. In June 2021, Hunter was added to the license as a corporate officer. In March 2022, Elkarif applied for contractor's license 1089307 dba Welbilt Inc, and in January of 2024, Hunter was added to the license as a corporate officer. A CSLB complaint was filed against one of the licenses that resulted in an administrative accusation ordering Hunter and Elkarif to pay restitution to the victims in the amount of \$320,000. After failing to pay the restitution and penalty, the licenses were revoked in July 2024.

Hunter and Elkarif contracted with and continued to work even after their license was revoked. In one case, they collected \$2,420,955 and a CSLB Industry Expert determined the value of work was approximately \$85,446. In another case, they collected \$308,000 and an Industry Expert determined the value of work was approximately \$95,523.

On December 3, 2025, Hunter and Elkarif were arrested on outstanding warrants for multiple cases filed against them by Ventura County District Attorney's Office for construction-related activity. They are charged with seven felony counts of grand theft, conspiracy to defraud another's property, and diversion of construction funds. They are also charged with two misdemeanor violations for contracting without a license and accepting excessive payment. The charges include special allegations and aggravating factors, including causing an excessive loss of more than \$1.3 million, taking advantage of a position of trust, and targeting a particularly vulnerable victim.

The following day, SIU and the Ventura District Attorney's office executed a search warrant at the home of a CSLB licensee who is suspected of receiving payments from renting his contractor license to Hunter and Elkarif. The Ventura County District Attorney's Office issued a press release encouraging any additional victims or witnesses to come forward by contacting the Investigator. Multiple calls have been received from consumers and SIU will be triaging new complaints as they come in. As of May 2026, a preliminary hearing date is pending for Hunter and Elkarif.

Statewide Investigative Fraud Team

CSLB's Statewide Investigative Fraud Team (SWIFT) is comprised of Special Investigators who enforce license and workers' compensation insurance requirements at active jobsites, respond to leads, and conduct enforcement sweeps and undercover sting operations targeting unlicensed persons.

From July 1, 2025, to March 31, 2026, SWIFT conducted 29 sting operations days, participated in 323 sweep days, and responded to 452 leads. SWIFT closed 2,154 cases as a result of stings, sweeps, and leads. Of these cases, 733 resulted in administrative or criminal legal action, as well as the issuance of 749 advisory notices for minor violations.

District Attorney Referrals

From July 1, 2025, to March 31, 2026, SWIFT referred 309 cases to local district attorneys' offices for criminal prosecution – 257 for contracting without a license and 52 against licensees, primarily for failure to secure workers' compensation insurance.



Administrative Actions

From July 1, 2025, to March 31, 2026, SWIFT issued 335 licensee and non-licensee citations, issued 88 Letters of Admonishment, one accusation, and assessed \$535,300 in non-licensee citation civil penalties. Administrative violations include working out of classification, working under a suspended or expired license, failing to obtain permits, and other license law violations that do not warrant a criminal referral.

Stop Orders

A Stop Order is a legal demand to cease all employee labor at a jobsite due to workers' compensation insurance violations until an appropriate policy is obtained. Failure of a contractor to comply with a stop order is a misdemeanor criminal offense, punishable by up to 60 days in county jail and/or a fine of up to \$10,000. From July 1, 2025, to March 31, 2026, SWIFT issued 229 Stop Orders to licensed and unlicensed individuals for using employee labor without having a valid workers' compensation policy.

Outstanding Tax and State Agency Liability Suspensions

CSLB can suspend a license if the licensee is delinquent in paying outstanding liabilities owed to CSLB or to other state agencies. The table below summarizes liabilities owed to state agencies that were collected or resolved to avoid a license suspension or to reinstate a suspended license.

	2023	2024	2025	2026 (through 3/31/26)
CSLB	\$100,190	\$108,848	\$44,995	\$25,550
EDD	\$10,485,549	\$10,897,189	\$9,081,107	\$11,388,553
DIR-Cal/OSHA	\$493,104	\$697,638	\$324,125	\$183,327
DIR-DLSE	\$4,620,847	\$3,116,644	\$208,823	\$1,187,597
FTB	\$5,344,249	\$4,768,829	\$1,301,867	\$521,282
Total	\$21,043,939	\$19,589,147	\$10,960,917	\$13,306,309

Labor Enforcement Task Force

The Labor Enforcement Task Force (LETF) is comprised of investigators from CSLB, the Department of Industrial Relations' (DIR) Division of Labor Standards and Enforcement (DLSE) and Division of Occupational Health and Safety (Cal/OSHA), as well as the Employment Development Department (EDD). LETF combats the underground economy in California and aims to ensure workers receive proper payment of wages and are provided a safe work environment. Below are LETF statistics for July 1, 2025, to March 31, 2026:

Number of Contractors Inspected	138
Number of Contractors Out of Compliance	120
Percentage of Contractors Out of Compliance	87%
Total Initial Assessments	\$747,698

Note: The results reflect joint LETF inspections with Cal/OSHA, CSLB, DLSE & EDD. Total initial assessments reflect the amount assessed by Cal/OSHA and DLSE at the time of the inspection. These amounts are subject to change.



Complaint-Handling Statistics (For July 1, 2025, to March 31, 2026)

Investigations Initiated & Complaints Received

- CSLB received 15,722 complaints.
- CSLB self-initiated 929 investigations.

Complaints Closed

- Intake and Mediation Centers closed 8,685.
- Investigation Centers closed 3,954.

Pending Investigations

With current staffing levels, the optimum maximum Enforcement Division caseload is 4,895 pending complaints. As of March 31, 2026, the pending caseload was 6,026.

Complaint-Handling Cycle Time

The Board’s goal is to appropriately disposition all but 100 complaints within 270 days of receipt. As of April 5, 2026, 151 complaints exceeded 270 days in age. Enforcement supervisors and managers continue to conduct monthly case reviews and help investigators resolve aged cases.

Restitution to Financially Injured Persons

CSLB continues to assist consumers and help licensees resolve non-egregious consumer complaints. Complaint negotiation efforts by the Intake and Mediation and Investigative Centers resulted in more than \$24 million in restitution to financially injured parties.

Investigative Center Legal Actions

The Investigative Centers referred 625 (41 percent) of the 1,543 legal action investigations for criminal prosecution.

Case Management Update and Statistics (For July 1, 2025, to March 31, 2026)

Arbitration Statistics

- 273 arbitration cases were initiated, resulting in \$2,784,412 in ordered financial restitution.
- 25 licenses were revoked for non-compliance with an arbitration award.

Citation Statistics

	Licensees	Non-Licensed	Total
Citations Issued	579	488	1,067
Citations Appealed	304	162	466
Citations Complied With	395	271	666



Licensee Civil Penalties Collected

	Total
Informal Citation Conferences (ICC) Conducted	213
Citations Resolved Through ICCs	99
Civil Penalties Collected	\$1,834,206
Restitution Ordered	\$914.986

Non-Licensee Citation Civil Penalties

	Total
Informal Citation Conferences (ICC) Conducted	125
Citations Resolved Through ICCs	109
Civil Penalties Collected	\$558,164.66

Accusations

	Total
Accusations Filed	143
License Revocations	167
Licenses Placed on Probation	50
Restitution Paid to Injured Parties	\$1,332,933
Cost Recovery Collected	\$343,801

Letter of Admonishment Statistics for July 1, 2025, to March 31, 2026

The Letter of Admonishment (LOA) is a form of disciplinary action CSLB was authorized to use in 2018 to enhance public protection by promptly addressing less-egregious violations by licensed contractors. The letter provides for up to two years of public disclosure after issuance, offers an option for requiring corrective action by the contractor, and provides written documentation that can be used to support formal disciplinary action in the future, if warranted.

Additionally, contractors who receive an LOA are given an opportunity to contest its issuance via an Office Conference. The Office Conference procedures provide CSLB with the discretion to uphold, modify, or withdraw the Letter of Admonishment based on a second review of the case. Below are Office Conference statistics for July 1, 2025, to March 31, 2026:

	Total
Office Conferences Conducted	21
LOA Decisions Upheld	12
LOA Decisions Withdrawn	2
LOA Decisions Modified	3
LOA Decisions Pending	4



Beginning in 2020, contractors who have violated local permit requirements have been issued an LOA with a corrective order to complete a video training session on building permit requirements and public benefit. Violators who do not complete the training are subject to an Administrative Citation. Below are Corrective Action Plan statistics for July 1, 2025, to March 31, 2026:

	Total
Corrective Action Plans (CAP) Ordered	39
CAP Compliance Pending	6
CAP Compliance Complete	29
LOA Elevated to Citation/Non-Compliant	4

Application Experience Verification Statistics

The chart on the next page provides the breakdown for appeals, denials, withdrawals, experience verification, and pending applications by classification. The statistics primarily relate to the work performed by the Enforcement field application investigator and do not include application investigations by other Enforcement or Licensing units.



Experience Verification by Classification
July 1, 2025, to March 31, 2026

Table with 7 columns: CLASSIFICATION, APPEALED, WITHDRAWN, VERIFIED, DENIED, TOTAL. Rows include various classifications like General Engineering, General Building, Residential Remodeling, etc., ending with a TOTAL row showing 7 appealed, 61 withdrawn, 136 verified, 80 denied, and 284 total.



Training Update

Industry Expert Training

On February 11, Program Manager Caleb Cameron trained Enforcement supervisors on the recently revised Industry Expert Inspection Report. Included with the training was a handout “Helpful Hints for Completing the Industry Expert Report,” which should benefit both the Special Investigators and Industry Experts.

Prosecution of Common CSLB Charges

On March 13, Riverside County Deputy District Attorney Evan Goldsmith provided training on best investigative practices, including witness identification, report clarification, exculpatory evidence, restitution, and potential defenses. He also reviewed commonly used Penal Code and Business and Professions Code charging sections, along with elements, statutes of limitations, and relevant case law. A pre-training survey was distributed to Special Investigators and Supervising Special Investigators to gather questions that guided the session’s content.

CSLB Enforcement Academy

On March 23-27, CSLB staff from across Southern California gathered for the Enforcement Academy, a week-long intensive training designed to strengthen foundational investigative skills. During the training, participants covered key topics such as investigation strategies, report writing, interviewing techniques, evidence handling, courtroom testimony, and code compliance.

Deputy Attorney General Liaisons Galen Currens and Christine Lee, along with CSLB Program Manager Jerry Hassan, led the week-long training, providing instruction and hands-on guidance to participants.

AGENDA ITEM G

Licensing



AGENDA ITEM G-1

Review and Possible Approval of April 30, 2026, Licensing Committee Meeting Summary





CONTRACTORS STATE LICENSE BOARD

LICENSING COMMITTEE MEETING SUMMARY REPORT

Licensing Committee Meeting Summary Report

A. Call to Order, Roll, Establishment of Quorum, and Chair's Introduction

Licensing Committee Chair Henry Nutt III called the meeting of the Contractors State License Board (CSLB) Licensing Committee to order on April 30, 2026, at 10:09 a.m. via Microsoft Teams teleconference. A quorum was established.

Committee Members Present

Henry Nutt III, Chair
Amanda Gallo
Alan Guy
Jacob Lopez
Jim Ruane
Mary Teichert

Steve Panelli had an approved absence.

CSLB Staff Present

David Fogt, Registrar
Michael Jamneski, Interim Chief Deputy Registrar
Carol Gagnon, Chief of Licensing and Examinations
Rebecca May, Chief of Legislation
Katherine White, Chief of Public Affairs
David Gower, Public Affairs Supervisor
Natalie Watmore, Information Officer
Amy Lawrence, Television Specialist

DCA Staff Present

John Kinn, DCA Legal Counsel

B. Public Comment Session for Items Not on the Agenda and Future Agenda Item Requests (Note: Individuals may appear before the committee members to discuss items not on the agenda; however, CSLB's committee can neither discuss nor take official action on these items at the time of the same meeting (Government Code sections 11125, 11125.7(a)).

Committee Member Comment

There was no committee member comment.

Public Comment

There was no public comment.



C. Recognition of Staff Receiving DCA Superior Accomplishment Awards

Chair Nutt noted that Registrar David Fogt would provide this update.

Registrar Fogt noted that nine CSLB staff from the Examination Development Unit (EDU) won a DCA Team Superior Accomplishment award for their work digitizing the exam booklets. EDU has been working since August 2024 to digitize all of the blueprints, graphs, charts, photos, and other materials used in the examination booklets. Before this effort, every candidate received a laminated, spiral-bound trade-specific booklet to reference while answering certain questions in their trade exam.

Registrar Fogt shared that EDU Manager Doan Nguyen recognized that digitizing these graphics would save CSLB money and increase the security of test materials. She and the entire team have worked to digitize the graphics for each exam item so they can be transmitted securely through an online portal rather than shipped each month. In addition, without the need to ship booklets, the exams can now be opened at DCA-approved test centers nationwide. This results in significant savings on postage, paper, and laminate. It also makes testing more accessible for out-of-state candidates, who will no longer need to fly to California to take their trade exams.

Registrar Fogt noted that five CSLB trade exams have already been released to out-of-state test centers with digitized graphics instead of laminated hard copy booklets. Nine more trade exams have been digitized and are being pretested at California test centers before being released to PSI’s out-of-state test centers. Twelve more exam publications are in development, and the remaining trades will have their booklets digitized over the next couple of years as part of their exam development cycle. CSLB estimates that this digitization effort will save approximately \$70,000 annually on postage, paper, and laminate.

Staff were nominated for the superior accomplishment award for this effort in January 2026. DCA selected EDU for the Superior Accomplishment award at the “gold level,” so each of the nine staff received a maximum award of \$500 each.

Committee Member Comment

Chair Nutt congratulated staff on receiving the award.

Member Mary Teichert also congratulated staff.

Public Comment

There was no public comment.

D. Review and Discussion of B-2 Residential Remodeling Contractor Pathways Toward Licensure as a General Building Contractor

Chair Nutt introduced Chief of Licensing and Examinations Carol Gagnon to present the next item.



Chief Gagnon stated that the B-2 Residential Remodeling classification was created to address a barrier to licensure faced by applicants, many of them handypersons, with experience in multiple residential trades who could not qualify for the B General Building classification because they lacked rough carpentry or framing experience. The B-2 classification does not require — and currently does not allow — performance of structural or framing work, or any behind-the-wall electrical or plumbing work. It was designed specifically for candidates who work in three or more unrelated trades but do not have structural or framing experience.

Chief Gagnon shared in a January 2026 survey of B-2 license holders, 79 percent indicated they would like a pathway to add a B General Building classification to their license in the future. This would require staff to develop a safe and practical pathway for B-2 licensees to gain the structural and framing experience required for the B classification. At the March 2026 Board meeting, the Board authorized staff to draft regulations to create a certification process allowing B-2 license holders to gain this experience. After further review, staff determined that statutory changes, rather than regulatory changes, would be more effective.

Chief Gagnon explained the staff proposal for the new limited structural certification. B-2 classification holders would be required to hold the B-2 license for at least two years and to take and pass a new limited structural certification exam. This certification would allow B-2 licensees to perform a defined scope of structural work outside the primary residence, including sheds, garages, carports, pergolas, gazebos, patio covers, and greenhouses. This work would help licensees gain the structural experience needed to qualify for the B General Building classification. The scope would be limited to structures that are commonly added to residential properties but are not intended for occupancy. In California, buildings of these types require permits once they exceed certain size thresholds. Chief Gagnon noted that all specialty trade work associated with these structures would still need to be subcontracted to the appropriate specialty contractor.

The committee members were shown the draft wording that would be added to the trade description for their consideration. The next step would be to take the wording to the June Board meeting for the full board to vote on possible sponsorship of a legislative bill, then have our Legislative Chief find an author for the bill this winter. If it becomes a law, then CSLB's Examination Development Unit will create an exam for the new certification, testing candidates' knowledge of structural and framing requirements.

Committee Member Comment

Chair Nutt said he liked the addition of having B-2 licensees subcontract specialty trades, instead of allowing the B-2 classification holders to do it themselves.

Member Alan Guy asked for a timeline on the type of experience the B-2 licensees would have before qualifying for a B.



Chief Gagnon replied that the B-2 requires four years of journey-level experience to get the classification and then they would need to hold the B-2 for two years before they could apply to add the limited structural certification.

Registrar Fogt further clarified that the B-2 licensees have multi-trade experience on remodeling projects to get the classification and noted they lack the framing or carpentry experience to qualify for a B.

Member Guy then stated that staff should add to the new wording how long they would have to hold the certification before they could apply for a B General Building license.

Registrar Fogt agreed that they would need to hold the certification for two years before applying for a B license and noted this would be added to the statute wording.

Chair Nutt noted there should provide proof of their experience for B-2 applicants who are applying for a B with the limited structural certification.

Member Guy agreed with this and asked for it to be clear in the language.

Registrar Fogt said this would be clarified in the language and make the requirements more defined.

Chair Nutt noted it's important to have clarity in the language.

Public Comment

There was no public comment.

E. Review and Discussion Regarding Developing Trade-Specific Licensing Workshops

Chair Nutt provided an overview of CSLB's current licensing workshops and developing trade-specific workshops.

Licensing and Public Affairs staff work together each month to conduct online Get Licensed to Build workshops in both English and Spanish. These monthly workshops provide helpful information about how to apply for a license and the overall process of obtaining one. They cover general information that relates to all trades. Attendees can ask staff questions during the sessions, and the workshops are also available on YouTube for individuals who cannot attend at the scheduled times. Viewers are provided with the general Licensing email address so they can follow up with questions.

Chair Nutt shared that Board Member Michael Mark has been instrumental in assisting qualified people to obtain an HVAC license and suggested that CSLB could do trade-specific workshops marketed to various trade associations and builder groups. These would include information relevant to specific trades, such



as apprenticeship experience opportunities, trade specific certifications, and other trade related topics.

Chair Nutt noted staff propose offering trade specific workshops once each quarter and conducting targeted outreach to the appropriate trade organizations and other industry partners. He added staff are suggesting that the first two groups would be HVAC and landscaping. The resulting Get Licensed to Build videos would be added to the CSLB YouTube channel for future candidates interested in those specific trades. Before each trade specific workshop, staff would conduct targeted outreach to individuals in that trade through trade associations, apprenticeship programs, social media, contacts with other state agencies, and local community college building trades programs.

Chair Nutt mentioned that Member Mark has been a strong proponent of these types of workshops and he also wants to be a part of working together to do outreach to specific groups.

Committee Member Comment

There was no committee member comment.

Public Comment

There was no public comment.

F. Adjournment

The Licensing Committee adjourned at approximately 10:38 a.m.

AGENDA ITEM G-2

Licensing and Testing Program Update





CONTRACTORS STATE LICENSE BOARD

LICENSING PROGRAM UPDATE

Application Processing Statistics

The charts below provide the total number of incoming applications received by the application units each month, quarter, and calendar year.

Total Number of Applications Received Per Month

	2025 Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	2026 Jan	Feb	Mar
Original Exam	1,943	1,796	1,661	1,649	1,563	1,581	1,708	1,352	1,503	1,539	1,811	1,982
Original Waiver	917	853	803	736	780	826	734	622	763	871	883	972
Add Class	569	483	488	454	484	533	513	412	469	480	565	590
Qualifier Replacer	302	267	272	259	304	314	299	244	254	290	316	330
Home Improvement	987	932	996	761	807	789	796	680	720	653	943	839
Total Per Month	4,718	4,331	4,220	3,859	3,938	4,043	4,050	3,310	3,709	3,833	4,518	4,713

**3 – Month
Totals**

Apr – Jun: 13,269

Jul – Sep: 11,840

Oct – Dec: 11,069

Jan – Mar: 13,064

Total Applications Received – Prior Calendar Years

	CY 2021	CY 2022	CY 2023	CY 2024	CY 2025
Original Exam	15,729	15,861	17,816	20,100	19,943
Original Waiver	7,558	7,970	8,737	9,205	9,753
Add Class	4,138	4,112	4,482	5,422	5,980
Qualifier Replacer	2,813	3,024	3,288	3,326	3,386
Home Improvement Salespersons	12,411	12,466	12,792	11,799	10,276
Total Received	42,649	43,433	47,115	49,852	49,338



Weeks to Process

CSLB management closely monitors processing times for the various licensing units on a weekly and monthly basis.

The chart below provides the “weeks to process” for applications, license transactions, and public information unit documents (i.e., record certification) received each month. “Weeks to process” refers to the average number of weeks before an application or document is initially pulled for processing by a technician after it arrives at CSLB.

	2025									2026		
	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar
Original Exam	2.9	2.9	3.6	4.0	3.5	3.3	2.1	2	2.6	2.3	2.2	2.1
Original Waiver	2.4	2.1	2.6	2.0	2.0	2.3	2.2	2	2.0	1.2	1.7	2.0
Add Class	2.6	1.7	2.0	2.0	1.9	2.0	2.4	2.4	2.9	2.5	2.2	3.0
Qualifier Replacer (Exams & Waiver)	2.6	1.7	2.0	2.0	1.9	1.9	2.3	2.4	2.4	2.2	2.7	2.8
Home Improvement Salesperson	2.0	1.6	1.8	2.0	1.4	1.6	1.4	1.4	2.1	1.8	1.5	2.0
Renewal	0.7	0.7	1.4	1.4	1.0	1.4	0.8	0.9	1.1	0.9	0.9	1.0
Add New Officer	2.3	1.8	1.9	1.7	1.5	1.8	1.3	1.3	2.1	1.8	1.8	2.0
Address / Name Change	2.3	1.8	1.9	1.9	1.9	1.7	1.0	1.4	2.3	1.8	2.1	2.0
Bond / Bond Exemption	0.6	1.0	2.5	1.2	0.9	1.0	0.9	1.0	1.4	1.7	2.6	1.7
Workers' Comp / Exempt	1.2	1.5	2.9	3.0	2.8	2.6	2.4	2.8	2.5	2.1	2.9	2.6
Certified License History	0.2	0.1	2.0	0.0	0.1	0.0	0.0	0.1	0.0	0.0	0.1	2.0
Copies of Documents	0.1	0.0	0.0	0.0	0.1	0.0	0.0	0.0	0.1	0.0	1.0	0.0
Criminal Offender Record Information (CORI) Review*	2.2	2.1	2.5	2.0	2.1	1.8	2.0	2.1	2.3	2.4	2.3	2.1

*Outside CSLB Control—DOJ/FBI timeframe



The chart below illustrates the number of applications received in the previous fiscal years and the final disposition of these applications, regardless of the year they were processed. This is the combined total for all exam, waiver, add class, qualifier replacement, and home improvement salesperson applications. This report allows staff to monitor application cycle times and dispositions.

Disposition of Applications by Fiscal Year

Fiscal Year	Number of Apps Received	Processed & Issued	Voided	Pending*
2021-2022	43,707	19,148	4,801	19,758
2022-2023	47,042	22,301	5,197	19,544
2023-2024	49,008	25,189	4,694	19,125
2024-2025	50,424	24,303	6,126	19,995

* These are the total number of applications pending at the close of each fiscal year.

An application may be classified as pending because:

- The applicant does not pass the exam but is still within the 18-month window during which they may retest.
- The application is in the experience verification process.
- The application is not yet cleared by CSLB’s Criminal Background Unit.
- The applicant has not submitted final issuance requirements (proof of bond, workers’ compensation insurance, asbestos open book examination results, and/or fees).

Renewal Processing Statistics

The charts below provide the number of incoming renewals received by the Renewals Unit each month, quarter, and calendar year.

Total Number of Renewals Received Per Month

	2025 Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	2026 Jan	Feb	Mar
Reactivation	118	80	107	109	71	105	106	60	83	96	101	92
Active	7,722	8,468	8,130	8,254	7,438	7,337	7,924	6,574	7,949	7,488	7,315	9,331
Inactive	762	846	761	822	702	704	767	564	733	761	630	776
Delinquent Active	1,142	1,000	1,026	1,196	1,144	1,296	1,243	992	1,138	1,204	1,100	1,156
Delinquent Inactive	139	125	119	124	133	140	147	112	143	124	145	148
Received Per Month	9,883	10,519	10,143	10,505	9,488	9,582	10,187	8,302	10,046	9,673	9,291	11,503

3 – Month Totals **Apr – June: 30,545** **Jul – Sept: 29,575** **Oct – Dec: 28,535** **Jan – Mar: 30,467**



Total Renewals Received – Prior Calendar Years

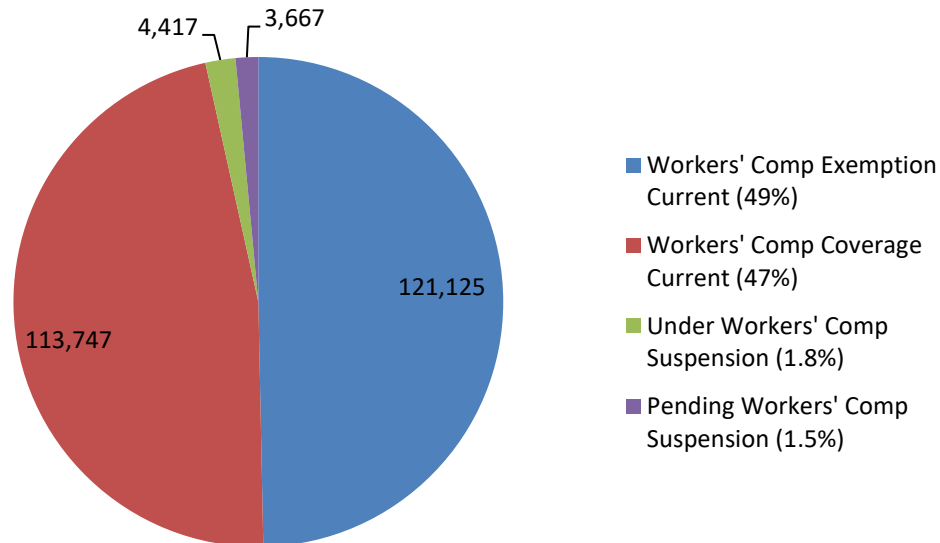
	CY 2021	CY 2022	CY 2023	CY 2024	CY 2025
Reactivation	1,230	1,250	1,293	1,248	1,156
Active	94,480	93,180	92,088	92,458	92,666
Inactive	11,351	9,087	9,689	9,994	9,129
Delinquent Active	13,162	12,519	12,911	13,776	13,697
Delinquent Inactive	2,163	1,658	1,661	1,799	1,678
Total Received	122,386	117,694	117,642	119,275	118,326

Workers' Compensation Recertification Statistics

The law requires that at the time of renewal, an active licensee with an exemption for workers' compensation insurance on file with CSLB either recertify that exemption or provide a current and valid Certificate of Workers' Compensation Insurance or Certificate of Self-Insurance. If at the time of renewal, the licensee fails to comply, then the law allows for the retroactive renewal of the license if the licensee submits the required documentation of the missing information within 30 days after notification by CSLB.

The chart below provides a snapshot of workers' compensation coverage for active licenses.

Workers' Comp Coverage for Active Licenses - March 31, 2026



Total Number of Active Licenses: 244,203

The following chart shows the workers' compensation coverage (policies and exemptions) on file as March 31, 2026, for active licenses by classification and the percentage of exemptions per classification.

**Active License Classifications Workers' Comp Status: As of March 31, 2026**

Classification	Exemptions on File	WC Policies on File	Total Policies & Exemptions	% of Total with Exemptions
A General Engineering	5,312	9,673	14,985	33%
B General Building	62,394	42,905	105,299	59%
B2 Residential Remodeling	1,142	375	1,517	75%
C2 Insulation and Acoustical	257	919	1,176	22%
C4 Boiler Hot Water	111	580	691	16%
C5 Framing / Rough Carp	528	528	1,056	50%
C6 Cabinet-Millwork	2,392	1,955	4,347	55%
C7 Low Voltage Systems	1,989	2,789	4,778	42%
C8 Concrete	10	5,212	5,222	0.2%
C9 Drywall	1,327	1,896	3,223	41%
C10 Electrical	14,769	13,456	28,225	52%
C11 Elevator	50	165	215	23%
C12 Earthwork & Paving	954	1,511	2,465	39%
C13 Fencing	766	1,049	1,815	42%
C15 Flooring	3,497	3,436	6,933	50%
C16 Fire Protection	741	1,478	2,219	33%
C17 Glazing	1,157	1,917	3,074	38%
C20 HVAC	5	11,301	11,306	0.04%
C21 Building Moving Demo	546	1,279	1,825	30%
C22 Asbestos Abatement	1	313	314	0.3%
C23 Ornamental Metal	446	628	1,074	42%
C27 Landscaping	5,034	7,069	12,103	42%
C28 Lock & Security Equipment	140	222	362	39%
C29 Masonry	781	1,293	2,074	38%
C31 Construction Zone	77	374	451	17%
C32 Parking Highway	194	316	510	38%
C33 Painting	8,811	6,995	15,806	56%
C34 Pipeline	142	389	531	27%
C35 Lath & Plaster	626	1,198	1,824	34%
C36 Plumbing	9,352	8,183	17,535	53%
C38 Refrigeration	407	1,215	1,622	25%
C39 Roofing	3	5,302	5,305	0.06%
C42 Sanitation	343	624	967	35%
C43 Sheet Metal	253	1,053	1,306	19%
C45 Sign	376	481	857	44%
C46 Solar	412	783	1,195	34%
C47 Gen Manufactured House	216	243	459	47%
C49 Tree and Palm	69	397	466	15%
C50 Reinforcing Steel	63	198	261	24%
C51 Structural Steel	446	1,089	1,535	29%
C53 Swimming Pool	1,269	1,617	2,886	44%
C54 Ceramic & Mosaic Tile	3,544	2,708	6,252	57%
C55 Water Conditioning	125	179	304	41%
C57 Well Drilling	262	463	725	36%
C60 Welding	579	517	1,096	53%
C61 Limited Specialty	7,351	13,162	20,513	36%



Fingerprinting/Criminal Background Unit Statistics

As mandated in January 2005, CSLB continues to fingerprint all license applicants. The California Department of Justice (DOJ) and the Federal Bureau of Investigation (FBI) conduct criminal background checks and provide criminal offender record information to CSLB for in-state convictions and for out-of-state and federal convictions.

DOJ and FBI typically provide responses to CSLB within two days of an applicant being fingerprinted, but occasionally the results are delayed. This does not necessarily indicate a conviction, as sometimes the results reveal a clear record. Most delays are resolved within 30 days; however, some continue for up to 90 days or longer because DOJ and FBI may need to obtain court records. Since DOJ and FBI are independent agencies, CSLB has no control over these delays and must wait for the fingerprint results before issuing a license. Staff will follow up with DOJ regarding delayed responses to confirm the review has commenced and to make sure DOJ requires no further information.

Below is a breakdown of Criminal Background Unit statistics for the past five calendar years.

	CY 2021	CY 2022	CY 2023	CY 2024	CY 2025	TOTALS
DOJ Records Received	35,114	37,895	39,500	40,129	37,680	190,318
CORI Information Received	6,818	7,303	5,616	5,778	5,077	30,592
Denials	8	13	10	7	5	43
Appeals	5	7	3	3	3	21
Probationary Licenses Issued (conditional license, requires periodic review)	177	222	185	206	179	969

**Judgment Unit Statistics**

Judgment Unit staff process all outstanding government liabilities, civil judgments, and payment of bond claims reported to CSLB by licensees, consumers, attorneys, credit recovery firms, bonding companies, CSLB's Enforcement Division, and other governmental agencies. The Judgment Unit also processes all documentation and correspondence related to resolving issues such as satisfactions, payment plans, bankruptcies, accords, motions to vacate, etc.

Outstanding liabilities are reported to CSLB by:

- Employment Development Department
- Department of Industrial Relations
 - Division of Occupational Safety and Health
 - Division of Labor Standards Enforcement
- Franchise Tax Board
- State Board of Equalization
- CSLB Cashiering Unit (dishonored checks)

Unsatisfied judgments are reported to CSLB by:

- Contractors
- Consumers
- Attorneys

Payment of claims are reported to CSLB by bonding (surety) companies.

The charts on the following page provide the number of notifications mailed to licensees related to outstanding liabilities, judgments, and payment of claims affecting their license status, including the savings to the public as a result of compliance.



Judgment Unit: Number of Reimbursements to State Agencies and Public

Outstanding Liabilities (from California state agencies)

	2025 Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	2026 Jan	Feb	Mar
Notice	72	73	59	65	61	60	62	61	63	56	78	59
Suspend	53	31	52	55	39	54	40	38	64	47	42	47
Reinstate	46	54	45	58	49	35	44	34	32	37	44	46
Total	171	158	156	178	149	149	146	133	159	140	164	152

Final Judgments (from court actions)

	2025 Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	2026 Jan	Feb	Mar
Notice	96	92	86	88	100	105	104	48	97	85	105	127
Suspend	15	12	20	24	17	19	18	20	30	19	15	22
Reinstate	85	66	70	90	98	71	83	52	55	72	93	80
Total	196	170	176	202	215	195	205	120	182	176	213	229

Payment of Claims (from bond surety companies)

	2025 Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	2026 Jan	Feb	Mar
Notice	235	191	148	163	210	172	229	153	198	152	135	212
Suspend	106	85	114	151	102	94	94	114	115	128	95	106
Reinstate	136	123	119	132	124	104	151	99	102	104	132	129
Total	477	399	381	446	436	370	474	366	415	384	362	447

**Total Reimbursement Amounts to State Agencies and Public
Prior Calendar Years**

	CY 2021	CY 2022	CY 2023	CY 2024	CY 2025
Outstanding Liabilities	\$18,765,840	\$22,921,075	\$20,951,291	\$20,371,835	\$22,636,826
Final Judgments	\$18,003,223	\$20,211,482	\$19,505,855	\$43,984,178	\$30,100,808
Payment of Claims	\$7,934,026	\$7,781,618	\$7,168,304	\$10,360,721	\$15,097,903
Total Monetary Recovery	\$44,703,089	\$50,914,175	\$47,625,450	\$74,716,734	\$67,835,537



CONTRACTORS STATE LICENSE BOARD

LICENSING PROGRAM UPDATE

Individual State Agency Outstanding Liabilities Collected by Month

	Employment Dev. Department (EDD)	Franchise Tax Board (FTB)	Department of Industrial Relations (DIR) Division of Labor Standards Enforcement (DLSE) Division of Occupational Safety & Health (DOSH) Office of the Director – Legal Unit (ODL)	Total Liabilities Collected
April 2025	\$2,541,157	\$368,187	\$163,842	\$3,073,186
May	\$1,208,736	\$539,105	\$1,995,261	\$3,743,102
June	\$1,170,348	\$191,457	\$1,388,761	\$2,750,566
July	\$2,479,458	\$390,713	\$3,095,017	\$5,965,188
August	\$2,168,707	\$210,916	\$185,749	\$2,565,372
September	\$819,048	\$40,509	\$16,738	\$876,295
October	\$853,689	\$432,276	\$102,017	\$1,387,982
November	\$1,345,509	\$153,064	\$37,044	\$1,535,617
December	\$1,414,697	\$74,388	\$45,247	\$1,534,332
January 2026	\$4,271,464	\$250,682	\$94,595	\$4,616,741
February	\$5,525,867	\$50,511	\$198,432	\$5,774,810
March	\$1,591,223	\$220,089	\$1,077,898	\$2,889,210
TOTALS	\$25,389,903	\$2,921,897	\$8,400,601	\$36,712,401



CONTRACTORS STATE LICENSE BOARD

TESTING PROGRAM UPDATE

Examination Administration Unit

The Testing Division’s Examination Administration Unit (EAU) utilizes PSI Exams to administer CSLB’s 48 examinations at 21 computer-based test centers. CSLB and PSI mail applicants instructions on how to schedule exams.

EAU provides reasonable accommodations to applicants when needed and approves translator requests for candidates.

Number of Examinations Scheduled Per Month May 2025 – Apr 2026

May 2025	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan 2026	Feb	Mar	Apr	Total
5,356	4,728	5,508	4,898	4,876	5,244	4,176	4,850	5,097	4,643	5,211	5,225	59,812

CSLB currently utilizes PSI test centers in the following locations:

- | | |
|---------------------------|-----------------|
| Agoura Hills | Sacramento |
| Atascadero | San Diego |
| Bakersfield | San Francisco |
| Carson | Santa Clara |
| Diamond Bar | Santa Rosa |
| El Monte/Santa Fe Springs | Union City |
| Fresno | Ventura |
| Irvine | Visalia |
| Lawndale | Walnut Creek |
| Redding | Wilsonville, OR |
| Riverside | |

In April 2024, the Law and Business exam was released to the other 20 DCA-approved PSI test centers nationwide. As of May 1, 2026, eight trade exams are offered nationwide. The exams are C-6 Cabinet, Millwork, and Finish Carpentry, C-9 Drywall, C-15 Flooring and Floor Covering, C-32 Parking and Highway Improvement, C-33 Painting and Decorating, C-35 Lathing and Plastering, C-39 Roofing, and C-55 Water Conditioning.



Number of Examinations Administered by Test Center

From May 2025 to April 2026, PSI test centers administered a total of 59,688 exams for CSLB candidates. The details about each test center are described below.

Test Center	Number of Examinations Administered
Agoura Hills – PSI	4,910
Atascadero – PSI	910
Bakersfield – PSI	1,577
Carson – PSI	1,279
Diamond Bar – PSI	830
El Monte/Santa Fe – PSI	4,901
Fresno – PSI	1,535
Irvine – PSI	4,880
Lawndale – PSI	2,193
Redding – PSI	774
Riverside/Mission Grove – PSI	4,659
Sacramento – PSI	6,667
San Diego – PSI	6,624
San Francisco – PSI	2,669
Santa Clara – PSI	3,199
Santa Rosa – PSI	2,433
Union City – PSI	2,106
Various - PSI*	228
Ventura – PSI	2,588
Visalia - PSI	1,382
Walnut Creek – PSI	3,044
Wilsonville - PSI	80
Total	59,688

Examination Development Unit

The Testing Division’s Examination Development Unit (EDU) ensures that CSLB’s 48 examinations are written, maintained, and updated in accordance with testing standards and guidelines, Department of Consumer Affairs policies, and CSLB regulations, as well as federal and California state law.

Examination Development

State law requires that all license examinations be updated at least every five to seven years. All CSLB examinations meet this standard. The revision process takes approximately one year and is conducted in two phases: 1) occupational

* 20 PSI nationwide test centers



analysis and 2) item bank development.

The occupational analysis determines what topics are relevant to each contractor classification and in what proportion they should be tested. This process starts with interviews of a statewide sample of active California licensees in each specific classification. The interviews result in a draft list of the job tasks performed by contractors in that trade and the knowledge needed to work safely and competently. EDU staff then conduct a workshop with licensees who act as subject matter experts to finalize the task and knowledge statements. A large-scale online survey is conducted with a greater number of subject matter experts. A second workshop is then conducted to develop a validation report, which includes an examination outline that serves as a blueprint for constructing examination versions/forms.

The item bank development phase involves numerous workshops with subject matter experts to review and revise existing test questions, write, and review new test questions, and determine the passing score for examinations.

The following new examinations were released between May 1, 2025, and March 31, 2026:

- C-23 Ornamental Metal
- C-5 Framing & Rough Carpentry
- C-35 Lathing & Plastering
- C-9 Drywall
- C-15 Flooring & Floor Covering
- C-43 Sheet Metal
- C-20 Warm Air Heating, Ventilating & AC
- C-8 Concrete
- C-32 Parking and Highway Improvement

The following item banks are being programmed at PSI for new release:

- ASB Asbestos Certification
- C-27 Landscaping
- C-29 Masonry
- C-22 Asbestos Abatement



Examination Programs in Progress as of March 2026

Occupational Analysis	Item Bank Development
C-31 Construction Zone Traffic Control	LAW Law and Business
C-33 Painting and Decorating	C-7 Low Voltage Systems
C-39 Roofing	C-17 Glazing
C-46 Solar	C-29 Mansory
C-49 Tree and Palm	C-53 Swimming Pool
C-54 Ceramic & Mosaic Tile	B-2 Residential Remodeling

Digitizing booklets

In September 2024, EDU started the transition from physical booklets to digital image integration in computer-based exams, streamlining the testing process and eliminating the cost of producing and shipping physical booklets. There are 19 trade exams currently in transition to digitized images. As of March 2026, there are 11 trades (B-2, C-6, C-8, C-9, C-15, C-20, C-33, C-35, C-39, C-43 and C-55) that no longer need physical booklets.

Spanish Translated Examinations

Candidates who request a translator for Spanish are now able to take their Law and Business exam and nine additional trade exams in Spanish instead of waiting for a translator to be approved. These 10 exams represent those that receive the most requests for a Spanish translator. Since November 1, 2024, EDU developed a toggle option for Spanish exams, allowing candidates to view the original English versions alongside their Spanish translations. Candidates will still have the option of utilizing a translator for their trade exam if it has not been translated into Spanish.

The following new Spanish examinations were released between May 1, 2025, and March 31, 2026:

- SB-1 General Building
- S-09 Drywall
- S-15 Flooring and Floor Covering
- S-36 Plumbing

The following item banks are being programmed at PSI for new release:

- S-8 Concrete
- S-27 Landscaping

From May 2025 to April 2026, PSI test centers administered a total of 11,764 Spanish exams. The exam counts for each trade are described on the next page.



Trade Exam	Number of Examinations Administered
Spanish Law and Business	6,963
Spanish B - General Building	2,091
Spanish C-8 Concrete	309
Spanish C-9 Drywall	231
Spanish C-15 Flooring and Floor Covering	191
Spanish C-27 Landscaping	387
Spanish C-33 Painting and Decorating	492
Spanish C-36 Plumbing	399
Spanish C-39 Roofing	499
Spanish C-54 Ceramic and Mosaic Tile	202
Total	11,764

AGENDA ITEM H

Public Affairs



AGENDA ITEM H-1

Public Affairs Program Update





CONTRACTORS STATE LICENSE BOARD

PUBLIC AFFAIRS PROGRAM UPDATE

Public Affairs Program Update

CSLB’s Public Affairs Office (PAO) is responsible for media, industry, licensee, and consumer communications, as well as outreach. PAO provides proactive public relations, response to media inquiries, publication and newsletter development and distribution, and contractor education and outreach.

PAO creates and posts content on CSLB’s social media channels to educate and inform consumers, licensees, the construction industry, the news media, and government officials. Staff also produce content for the CSLB website that includes webcasts and videos. Staff conduct Senior Scam StopperSM and Consumer Scam StopperSM seminars and present speeches to service groups and organizations. Internally, staff also produce content for the employee intranet.

Disaster Response

CSLB works to educate property and business owners, so they are not harmed by unlicensed and other unscrupulous contractors after a disaster. Many individuals try to take advantage of disaster survivors during the rebuilding process.

As recovery and rebuilding efforts continue following the Palisades and Eaton fires in January 2025, CSLB continued its disaster outreach, including participating in task force meetings and spreading awareness about hiring licensed contractors for the rebuild.

CSLB participated in a virtual “Rebuilding with Licensed Contractors” workshop in September with Los Angeles County Public Works, provided resources in October during a disaster case management webinar with Catholic Charities and through tabling at the Altadena Rebuild Center, and presented at a virtual rebuilding summit for Eaton and Palisades survivors in November and a “Hiring a Contractor” in-person workshop in February with the Los Angeles County District Attorney’s Office and the Los Angeles County Department of Business Consumer Affairs. Public Affairs is continuing to work with Los Angeles County and various local organizations for additional disaster outreach events.

From July 1, 2025, through March 31, 2026, CSLB staffed and participated in three local assistance centers (LACs)/disaster recovery centers (DRCs) throughout California.

Disaster	LAC/DRC Location	Resources
1. TCU Complex Fire	Sonora (Tuolumne County)	Materials Only
2. Pack Fire	Crowley Lake (Mono County)	Materials Only
3. Late December Storm	Hesperia (San Bernardino County)	In-Person Staffing



CSLB maintains a toll-free disaster hotline, serviced by Call Center staff, Monday through Friday from 8 a.m. to 5 p.m. The hotline is promoted in various publications and through CSLB’s social media channels, as well as on disaster signs posted in disaster zones and provided at the LACs. CSLB’s disaster response includes immediate and longer-term outreach, enforcement efforts, participation in multi-agency task forces, and assistance for affected licensees. CSLB also makes regular disaster-related posts through its social media channels, including Facebook, X, Instagram, and LinkedIn.

Task Force Participation

CSLB staff participate on a multi-agency task force established by the California Governor’s Office of Emergency Services that focuses on rebuilding and housing. The task force includes representatives from local, state, and federal agencies, with a goal of coordinating and streamlining the debris cleanup efforts and addressing both short-term housing needs for survivors and rebuilding.

Assistance for Licensees/Applicants

PAO communicates that CSLB continues its practice of waiving fees for licensees to replace their wall certificate and/or plastic pocket license in disaster zones. PAO also shares that CSLB waives delinquent fees for failure to renew a license before it expires for disaster survivors and works to expedite license applications for those planning to work in disaster areas.

The Governor’s Executive Order N-15-25, issued on January 29, 2025, authorized CSLB to postpone renewal payments for one year for licensees in designated zip codes in Los Angeles County. CSLB has received 89 requests to postpone renewal payments.

Video/Digital Services

Consumer, Licensee and Applicant Tips Videos

Public Affairs staff continue to produce and translate consumer, applicant, and licensee tips videos for promotion on CSLB’s website and social media platforms. Topics include how to navigate the CSLB website, how to rebuild after a disaster, tips for building an ADU and how to file a complaint.

Staff continue to produce English and Spanish versions of the monthly *Get Licensed to Build* workshop for those interested in obtaining a contractor’s license. The workshop covers each step required to obtain a contractor license and includes a live question and answer session for participants. These workshops have been well attended via WebEx and are archived on CSLB’s website and YouTube channel.

Livestreams/Videos Produced July 1, 2025 – March 31, 2026

Date Published	Video Title
7/11/2025	Get Licensed to Build Workshop



Date Published	Video Title
7/18/2025	Workshop para que obtenga licencia de construir
7/29/2025	Reconstrucción después de un desastre
8/1/2025	Senior Scam Stopper Seminar
8/1/2025	Get Licensed to Build Workshop
8/14/2025	Reconstrucción después de un desastre
8/15/2025	Workshop para que obtenga licencia de construir
8/29/2025	What Seniors Should Know About Hiring a Contractor
9/5/2025	CSLB Board Meeting, Sacramento
9/12/2025	Get Licensed to Build Workshop
9/19/2025	Workshop para que obtenga licencia de construir
10/3/2025	Get Licensed to Build Workshop
10/17/2025	Workshop para que obtenga licencia de construir
11/7/2025	Get Licensed to Build Workshop
11/13/2025	What You Should Know Before Building an ADU
11/17/2025	CSLB Executive, Enforcement and Public Affairs Committee Meetings
11/18/2025	CSLB Licensing and Legislative Committee Meetings
11/21/2025	Workshop para que obtenga licencia de construir
12/3/2025	Check the License (Social Media Short)
12/3/2025	Find a Licensed Contractor (Social Media Short)
12/5/2025	Get Licensed to Build Workshop
12/11/2025	CSLB Board Meeting, San Francisco
12/19/2025	Workshop para que obtenga licencia de construir



Date Published	Video Title
1/9/2026	Get Licensed to Build Workshop
1/20/2026	Get Licensed to Build Workshop (Social Media Promo)
1/23/2026	Workshop para que obtenga licencia de construir
2/6/2026	Get Licensed to Build Workshop
2/20/2026	Workshop para que obtenga licencia de construir
3/6/2026	Get Licensed to Build Workshop
3/19/2026	CSLB Board Meeting, Buena Park
3/20/2026	Workshop para que obtenga licencia de construir

Social Media

PAO continues to use social media as an outreach tool to better interact with applicants, licensees, the news media, and other stakeholders. CSLB currently utilizes Facebook, Instagram, X, and LinkedIn.

Social Media Highlights

- **Facebook:** 7,200 followers, a 1.41% increase since July 1.
- **Instagram:** 3,196 followers, a 2.37% increase since July 1.
- **X:** 3,141 followers, a 2.25% increase since July 1.
- **LinkedIn:** 1,413 followers, a 24.93% increase since July 1.

Facebook Growth

Between July 1, 2025, to March 31, 2026, CSLB had 222,100 views.

Follower Statistics

Of CSLB’s Facebook followers, 68 percent of CSLB Facebook followers are male; 32 percent are female. Of these followers, 1 percent of CSLB’s Facebook followers are ages 18 to 24, 12 percent are ages 25-34, 31 percent are ages 35-44, 26 percent are ages 45-54, 19 percent are ages 55-64, and 11 percent are ages 65 and up.

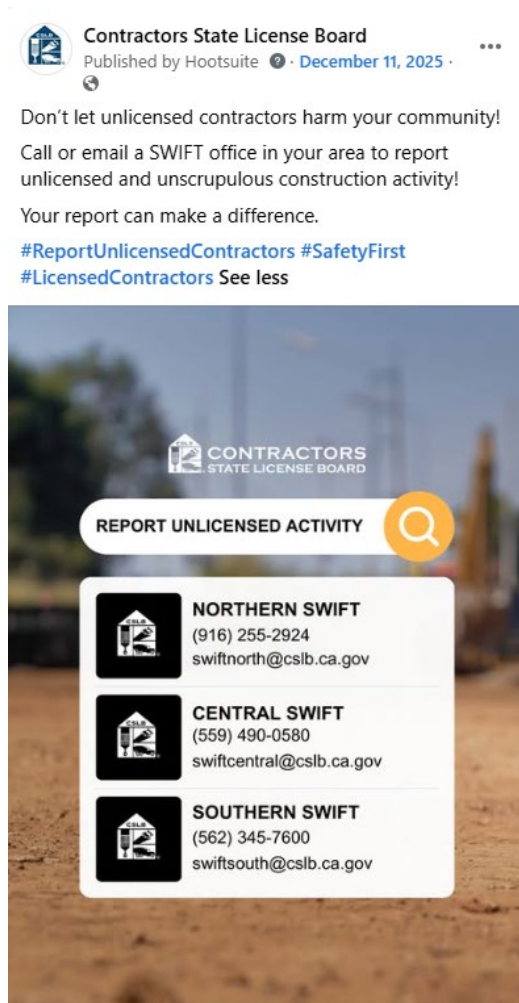
Top Facebook Post

CSLB’s top post (see next page) was published December 11, 2025, with 12,500 views, 8,200 viewers, 66 interactions, 1 link clicks, and 14 new follows. This post referred to information on contacting SWIFT to report unlicensed activity.



Published post:

Don't let unlicensed contractors harm your community!
Call or email a SWIFT office in your area to report unlicensed and unscrupulous construction activity!
Your report can make a difference.



Instagram Growth

Between July 1, 2025, and March 31, 2026, CSLB had 164,400 views on its Instagram page.

Follower statistics

Of CSLB's Instagram followers, 68 percent of CSLB's Instagram followers are male; 32 percent are female. Of these followers, 3 percent of CSLB's Instagram followers are ages 18 to 24, 23 percent are ages 25-34, 39 percent are ages 35-44, 19 percent are ages 45-54, 7 percent are ages 55-64, and 3 percent are ages 65 and over.



Top Instagram Post

CSLB's top post was published on January 1, 2026, with 14,100 views, a reach of 7,300, 602 interactions, and 142 follows. Insights measure total interactions across multiple engagement actions, while the public post view only reflects visible engagement metrics. The higher interaction count includes actions such as saves, shares, profile visits, and other engagement behaviors not publicly displayed on the post.

Published post:

CSLB Updates Coming in 2026: New laws strengthen worker protections, improve contract clarity, exempt muralists from licensing, and raise minimum penalties for violations.

Check out the 2026 CSLB Law Book for full details.



X Growth

This platform requires payment to collect analytics. CSLB continues to post content to 3,141 followers.

YouTube Channel Growth

CSLB's YouTube channel continues to grow, with an increase of approximately 789 subscribers, 3,352 hours of watch time, and 55,262 more views from July 1, 2025, to March 31, 2026. The channel has a total of 989,666 views (66,191 hours watched) and 9,847 subscribers since the page was created in 2009.



Channel analytics

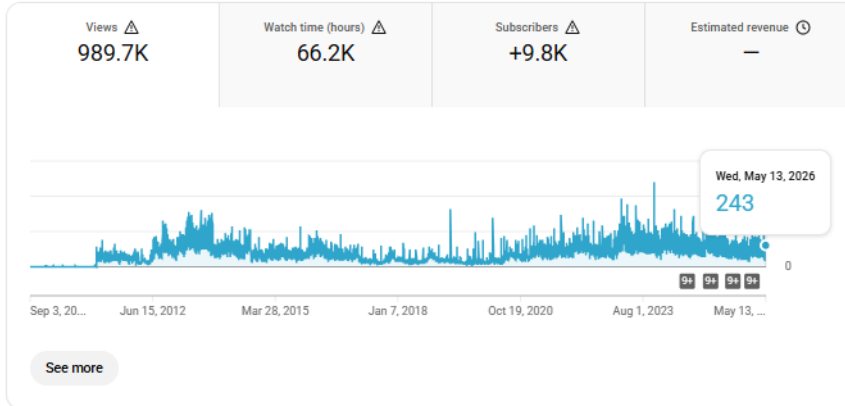
Advanced mode

- How did viewers find my content?
- How many new viewers did I reach?
- Summarize my latest video performance

Overview Content Audience Revenue Trends

Sep 3, 2009 – May 13, 2026
Lifetime

Your channel has gotten 989,666 views so far



Realtime

Updating live

9,847
Subscribers

See live count

473
Views - Last 48 hours

Top content

	CSLB Guide to Renewing Y...	217
	Get Licensed to Build Works...	37
	10 Tips for Hiring a Contract...	30

See more

Your top content in this period

Content	Average view duration	Views
1 CSLB Guide to Renewing Your Active Single Qualifier License Nov 23, 2022	1:43 (34.9%)	109,491
2 CheckTheLicenseFirst.com May 24, 2012	0:26 (83.4%)	59,377
3 CSLB Undercover Sting, San Rafael, California Mar 21, 2011	4:11 (43.9%)	51,172
4 Completing a Contractor License Application - Introduction Aug 28, 2012	2:48 (67.7%)	46,458
5 CSLB Undercover Sting, Truckee, California May 20, 2011	4:25 (48.9%)	38,754

Latest content

Why Get a License?

- Take Pride in Being a Licensed Professional
- Visible Contributions to Your Local Community
- Get Paid for the Work You Do
- You've Got Legal Options if Customers Don't Pay You
- Don't Have to Lash Out Your Shoulder
- More of What You Want
- Freedom of Choice in Your Practice
- Respect and Recognition

There are 30 Educational Requirements to Get a License

Get Licensed to Build Workshop 5/1/2026

First 12 days 22 hours

Views **256** 🟢

Impressions click-through rate **9.0%** 🟢

Average view duration **12:36** 🟢

See video analytics

1 of 10

LinkedIn Growth

PAO actively posts current job vacancies to LinkedIn, a business-oriented social networking site primarily used for professional networking. LinkedIn can increase exposure and act as an effective recruiting tool to attract quality employees for CSLB positions. CSLB has 1,414 followers. It received 5,156 page views from July 1, 2025, through March 31, 2026.



Email Alert Feature

CSLB has a website feature that allows people to subscribe to various email alerts. The total subscriber database currently is 192,521, which includes the Licensee Information database. Those interested in subscribing can click on the green “Subscribe” button on the CSLB homepage and then select which email alerts to receive.

These include:

- Industry Bulletins
- CSLB Job Openings
- Public Meeting Notices/Agendas
- *California Licensed Contractor Newsletters*
- News Releases/Consumer Alerts
- Podcasts/webcasts
- Licensee Information
- Home Improvement Salespersons

Industry Bulletins

Important CSLB updates are issued in Industry Bulletins, which are emailed to those who signed up via CSLB’s email alerts and are also posted on CSLB’s website.

Between July 1, 2025, and March 31, 2026, CSLB issued Industry Bulletins related to a new California law creating a license exemption for muralists, new laws affecting contractors taking effect in 2026, and publication of the 2026 *California Contractors License Law & Reference Book*.

Media Relations

Media Calls

Between July 1, 2025, and March 31, 2026, PAO responded to 34 media inquiries, providing information and/or interviews to a variety of media outlets. Inquiries were related to consumer complaints related to contractors, many involving either accessory dwelling units (ADUs) or solar projects.

News Releases

On November 3, 2025, PAO issued a news release highlighting CSLB’s participation in a multi-agency effort to combat unlicensed contracting across California.

Consumer/Community Outreach

Senior Scam StopperSM Seminars

CSLB’s Senior Scam StopperSM seminars have been offered throughout the state since 1999, in cooperation with legislators, state and local agencies, law enforcement, district attorneys, and community-based organizations. Seminars provide information about construction-related scams and how seniors, who are often preyed upon by unlicensed or unscrupulous contractors, can protect themselves when hiring a contractor. Sessions



feature expert speakers from local, state, and federal agencies, who present broader topics on consumer and financial scams.

The following outreach events were conducted from July 1, 2025, through March 31, 2026:

Date	Location	Legislative/Community Partner(s)
July 11, 2025	Palos Verdes Estates	Assemblymember Al Muratsuchi
July 12, 2025	Lakeside	Senate Minority Leader Brian Jones
July 19, 2025	San Mateo	Assemblymember Diane Papan
July 25, 2025	La Jolla	Assemblymember Tasha Boerner
July 31, 2025	Perris	Senator Sabrina Cervantes
July 31, 2025	Moreno Valley	Senator Sabrina Cervantes
July 31, 2025	Lakewood	Senator Lena Gonzalez
August 8, 2025	El Monte	Senator Susan Rubio
August 12, 2025	Corona	Assemblymember Leticia Castillo
August 13, 2025	Palm Desert	Assemblymember Greg Wallis
August 15-17, 2025	Roseville	Tri County Home and Garden Show
August 20, 2025	Ventura	Ventura Marina Mobile Home Park
August 23, 2025	Union City	Assemblymember Liz Ortega
August 27-28, 2025	Los Angeles	LA Build Expo
September 4, 2025	Irvine	City of Irvine
September 9, 2025	Morgan Hill	SPARC, Inc.
September 10, 2025	Sacramento	Senator Angelique Ashby
September 16, 2025	Lemoore	Senator Melissa Hurtado
September 17, 2025	Lamont	Senator Melissa Hurtado
September 18, 2025	Farmersville	Senator Melissa Hurtado
September 25, 2025	San Diego	Assemblymember Dr. Darshana Patel
October 1, 2025	Oceanside	Senator Catherine Blakespear
October 2, 2025	Laguna Hills	Senator Catherine Blakespear
October 3, 2025	Costa Mesa	Assemblymember Cottie Petrie-Norris
October 8, 2025	Irvine	Assemblymember Cottie Petrie-Norris



Date	Location	Legislative/Community Partner(s)
October 9, 2025	Tustin	Assemblymember Cottie Petrie-Norris
October 15, 2025	Yucca Valley	Assemblymember Greg Wallis
October 17, 2025	Monterey Park	Assemblymember Mike Fong
October 18, 2025	Fremont	Assemblymember Alex Lee
October 22, 2025	Arroyo Grande	Assemblymember Dawn Addis
October 23, 2025	Pinole	City of Pinole
October 28, 2025	Virtual	Assemblymember Marc Berman
October 29, 2025	Newark	Senator Dr. Aisha Wahab
October 30, 2025	San Francisco	Assemblymember Catherine Stefani
November 5, 2025	Colma	Assemblymember Catherine Stefani
November 7, 2025	Garden Grove	Assemblymember Tri Ta
November 7-9, 2025	Fresno	Fresno County Home and Garden Show
November 14, 2025	Pacoima	Assemblymember Celeste Rodriguez
November 18, 2025	Irvine	City of Irvine
November 19, 2025	Irvine	Assemblymember Cottie Petrie-Norris
December 4, 2025	Pasadena	Pasadena Senior Center
January 15, 2026	Redwood City	Senator Josh Becker
February 17, 2026	Virtual	Assemblymember Chris Ward
February 25, 2026	Laguna Woods	Laguna Woods Village
February 27, 2026	Claremont	Assemblymember John Harabedian
March 4, 2026	Jackson	Amador County District Attorney's Office
March 6-8, 2026	Fresno	Fresno County Home and Garden Show
March 13, 2026	Carmichael	Assemblymember Josh Hoover
March 17, 2026	Walnut Creek	Senator Tim Grayson
March 18, 2026	Burlingame	Burlingame Rotary Club
March 21-22, 2026	Dixon	Solano County Home and Garden Show
March 26, 2026	Rancho Mission Viejo	Senator Catherine Blakespear



Publication/Graphic Design Services

Between July 1, 2025, through March 31, 2026, PAO's Graphic Design Unit completed the following publications and reports.

Publications & Reports
March 19, 2026, CSLB Quarterly Board Meeting Packet
California Contractors License Law & Reference Book (2026 Edition)
December 11, 2025, Quarterly Board Meeting Packet
November 17-18, 2025, Executive, Enforcement, and Public Affairs Committee Meeting Presentation
September 5, 2025, CSLB Quarterly Board Meeting Packet and CSLB/NSCB Meeting Packet
California Licensed Contractor Newsletter (Fall 2025)
California Licensed Contractor Newsletter (Summer 2025)
Owner-Builder Beware! — Know Your Responsibilities as an Owner-Builder (English & Spanish)
What is a Stop Order? — A Guide for Consumers and Contractors (English & Spanish)
Steps to Becoming a Licensed Contractor (English & Spanish)
It Pays to Get Licensed (English & Spanish)
How CSLB Protects the Public in Disaster Areas

Intranet/Employee Relations

CSLBin is the employee-only intranet site. Stories and photos highlight employee and organizational accomplishments. The site also contains the latest forms, policies, reports, and other information used by CSLB staff around the state. Between July 1, 2025, and March 31, 2026, PAO published 43 employee intranet articles.

Date Published	Title
7/2/2025	Norwalk Staff Celebrates 4th of July with Barbecue and Games!



Date Published	Title
7/11/2025	New Board Chair Miguel Galarza Visits SFIC for First Official Stop
7/25/2025	Driveway Deal Leads to License Revocation
7/29/2025	Phishing Alert: Suspicious Email with Subject “Updated Building Evacuation Plan”
8/4/2025	California Invests \$26 Million to Boost Women in Construction
8/8/2025	CSLB Celebrates the Retirements of Longtime Enforcement Manager, Investigators
8/15/2025	Easier Access to Training Opportunities with New Intranet Button
8/27/2025	SWIFT Operations Help Keep Consumers Safe
9/3/2025	Tune In! CSLB Board Meetings – September 5
9/8/2025	Breaking Barriers and Building Solutions: CSLB Staff Recognized
9/12/2025	Summer 2025 California Licensed Contractor Newsletter Now Available
9/15/2025	Game Day Brings Licensing Division Together
9/23/2025	CSLB Welcomes New Chief Deputy Registrar
9/29/2025	CSLB Halloween Contests
10/10/2025	CSLB Recognizes National Disability Employment Awareness Month
10/13/2025	Licensing Team Helps Reduce Application Backlog
10/21/2025	Pumpkin Decorating Contest Winners Have Been Announced
10/23/2025	CSLB Chili Cook-Off: Calling All Chefs!
10/30/2025	Women in Construction Conference Inspires the Next Generation
11/3/2025	Halloween Contest Winners Announced!
11/10/2025	Warm Up at the CSLB Chili Cook-Off!



Date Published	Title
11/14/2025	CSLB Chili Cook-Off Serves Up Another Success
11/14/2025	Upcoming CSLB Committee Meetings
11/18/2025	CSLB's Information Technology Team Leads the Way with Windows 11 Rollout
11/21/2025	Norwalk Hosts Its First-Ever CSLB Chili Cook-Off
11/26/2025	Registrar's Thanksgiving Message to CSLB Staff
12/5/2025	CSLB Annual Employee Appreciation Luncheon and Canned Food Drive
12/10/2025	Tune In! CSLB's Board Meeting – December 11
12/16/2025	Board Recognizes CSLB's Outreach Coordinator at Meeting
12/18/2025	Staff Gathers to Celebrate Special Investigator's Retirement
12/22/2025	CSLB Holiday Luncheons Celebrate Staff Dedication
1/2/2026	DCA Director Kimberly Kirchmeyer Retires After 35 Years of State Service
1/6/2026	Employee Spotlight: Analyst Steps Up for Fire Survivors
1/13/2026	Thank You for Supporting the State Employees Food Drive
1/20/2026	2026 California Contractors License Law & Reference Book Now Available
1/26/2026	Show Your Spirit During CSLB Spirit Week – February 2–6!
2/9/2026	Check Out Photos from CSLB's Spirit Week
2/19/2026	Honoring Black History Month at CSLB
3/3/2026	Celebrating Women in Construction Week
3/12/2026	CSLB's 2025 Accomplishments & Activities Report
3/16/2026	Tune In! CSLB's Board Meeting – March 19



Date Published	Title
3/20/2026	March 19 Board Meeting Highlights
3/27/2026	CSLB Enforcement Academy Graduation Ceremony Held in Norwalk

Public Information Center Statistics

The Public Information Center includes both the Call Center and Public Counter. The two tables below show the statistical updates for the Call Center through March 31, 2026 and call data compared to prior years.

	July 2025	Aug. 2025	Sept. 2025	Oct. 2025	Nov. 2025	Dec. 2025	Jan. 2026	Feb. 2026	Mar. 2026
Calls Received	13,758	13,395	13,598	13,100	10,308	12,116	13,857	14,455	14,866
Calls Answered	12,425	12,118	12,209	12,231	9,449	11,079	11,884	11,904	12,936
Calls Abandoned	1,333	1,277	1,389	869	859	1,037	1,973	2,551	1,930
Longest Wait Time	0:22:05	0:11:29	0:26:19	0:11:48	0:19:16	0:11:38	0:16:32	0:22:48	0:16:59
Shortest Wait Time	0:00:44	0:01:31	0:01:37	0:00:33	0:01:35	0:00:16	0:01:55	0:02:30	0:01:23
Avg. Wait Time	0:05:09	0:05:01	0:05:34	0:03:34	0:03:33	0:04:21	0:07:29	0:09:03	0:06:48

Public Information Center Call Data – Prior Calendar Years

Inbound Activity	CY 2019	CY 2020	CY 2021	CY 2022	CY 2023	CY 2024	CY 2025
Calls Received	149,462	149,462	140,589	140,409	129,601	143,634	166,482
Calls Answered	136,776	98,044	116,304	119,693	99,706	132,753	144,785
Caller Abandoned	7,859	35,865	23,983	20,496	27,590	10,664	21,695
Avg. Longest Wait Time	0:08:33	0:46:23	0:33:56	0:34:45	0:37:13	0:13:42	0:20:19
Avg. Shortest Wait Time	0:00:48	0:04:23	0:03:11	0:01:24	0:06:49	0:01:06	0:01:24
Avg. Wait Time	0:03:34	0:25:27	0:14:38	0:11:06	0:18:26	0:03:43	0:06:14

AGENDA ITEM I

Adjournment

