

# REAL PROPERTY LAW REPORTER

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## FEATURED ARTICLE



Timothy R. Sullivan

### New AIA Documents Require the Parties to Ensure Their Insurance Is Up to Date

Timothy R. Sullivan

In this last of a 3-part series on the 2017 changes in the AIA documents for construction projects, our Insurance Law Editor explains the key provisions of the 2017 Exhibit A, Insurance and Bonds, and the new Sustainable Project Exhibit (E204™-2017).

>> See article on [Page 112](#)

## ETHICS ALERT!

California Supreme Court has approved a new set of Rules of Professional Conduct.

Effective Nov.1, 2018.

## Our Picks for Top Recent Real Property Cases

We do the work for you: Here are the significant recent real property cases, with expert commentary on the most important ones.

- Homeowner was potentially liable under respondeat superior theory for gardener's alleged negligence resulting in injuries sustained by gardener's assistant while trimming tree over 15 feet tall.  
*Jones v Sorenson*..... [Page 120](#)
- In suit brought by parties damaged in 2015 wildfire, ignited when tree came into contact with overhead power line, utility may not be held liable for punitive damages, given utility's absence of malice.  
*PG&E v Superior Court*..... [Page 121](#)
- Bid rigging (here, at foreclosure sales) is per se illegal under §1 of the Sherman Act.  
*U.S. v Joyce* ..... [Page 125](#)
- Mendocino County Ballot Measure AI, which imposed a tax on commercial cannabis businesses, imposes a general tax, not a special tax or a fee.  
*Johnson v County of Mendocino*..... [Page 128](#)
- Golf course operators' duty to maintain their property in reasonably safe condition includes a duty to exercise reasonable care to protect patrons from yellowjacket nests on the premises.  
*Staats v Vintner's Golf Club, LLC*..... [Page 129](#)

>> See more inside: [Table of Contents](#)

## Afraid of missing something?

Follow CEB on [Twitter \(@ceb\\_ca\)](#) for all CA, 9th Cir, and Supreme Court cases with squibs and links daily.



## BERNHARDT'S TAKE

Professor Roger Bernhardt offers his expert commentary on some of the most significant recent developments in real property law. In this issue, he examines the effect of CCP §325's timely tax payment requirement on adverse possessors, as illustrated in *McLear-Gary v Scott* (2018) 25 CA5th 145.

>> See [Page 117](#)

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