



**NEW** – **State of CA allows for start of Stage 2 Reopening** – the State of California has announced that we have now entered Stage 2 of the four-stage framework to allow businesses to reopen. At a press conference yesterday, Governor Newsom announced that the six metrics (see report card [HERE](#)) the state is using to measure progress have been met, and, therefore, he was amending the State’s orders to allow for a modest reopening of some retail, and those manufacturing and industrial businesses that support the retailers being allowed to reopen. The retail businesses can only fulfill sales through curbside pickup (or delivery) and the manufacturing and industrial businesses who were not a part of the list of “essential” businesses, must support those retail businesses. Here is a partial breakdown from the County’s website on who is allowed to open today with curbside or delivery fulfillment (e.g. no in store customers):

- Bookstores
- Jewelry stores
- Toy stores
- Clothing stores
- Shoe stores
- Home and furnishing stores
- Sporting goods stores
- Antique stores
- Music stores
- Florists

More businesses are expected to be allowed to reopen in the near future depending on meeting health and safety metrics. For now, the County will NOT be allowed to go beyond state allowed opening allowances because it, and most urban counties in California CANNOT meet the Governor’s newly devised metrics for separate decision making. The Governor announced today that there will be additional guidance issued next Tuesday.

**NEW** – **State of CA issues industry specific guidance for reopening** – Although many non-essential businesses are NOT yet allowed to reopen, including non-essential businesses in commercial office space, the Governor announced yesterday the launch of their “Resilience Roadmap” (see link [HERE](#)) which includes guidance on an industry specific bases (scroll down on the Roadmap link and you will find drop down boxes). Each industry specific drop down box includes both a guidance document, as well as a checklist (for “office workspaces”, [HERE](#) is the specific link to the guidance document, and [HERE](#) is the specific link to the Checklist). The guidance for each industry is only guidance and the checklist only relevant when the Governor announces these specific industries can reopen.

**NEW** – **County Checklist (Safe Reopening Plan - SRP)** – Earlier this week, the County of San Diego issued their own general checklist, known as a “Safe Reopening Plan” or SRP, for reopening *non-essential* businesses. A template is available (find link [HERE](#)), and, once the business in question is allowed to open (per State and County order), it needs to be completed (using the state checklist for further guidance on industry specific requirements) and posted at the entrance to that business and also distributed to employees. The plan does NOT need to be approved by the County, but compliance could be checked at any time. **NOTE:** for essential businesses who previously have completed and posted the SEPARATE “Social Distancing and Sanitation Protocol” document, they do not need to complete and post an SRP (see guidance [HERE](#)).

**NEW** – **City/County RECOVER Task Force provides guidelines for reopening** – Also earlier this week, the RECOVER Task Force, convened by County Board of Supervisors Chair Greg Cox and City of San Diego Mayor Kevin Faulconer, issued their guidance for safe reopening (see link [HERE](#)). Called “**San Diego Ready**”, it is a document prepared jointly with input from numerous industry, labor and community stakeholders, including members of the commercial real estate industry, like NAIOP San Diego. Its intent is to provide both general and specific strategies for each industry to prepare for reopening. A link will be added for commercial real estate in the near future.

**NEW** – **Sheriff halts enforcement of property evictions** – although the State and local government adopted eviction moratorium ordinances do NOT apply to either commercial or residential evictions started before the effective date of those ordinances, Sheriff Bill Gore announced yesterday that he is suspending his enforcement of these orders for further discussion. The decision was made after several local elected officials questioned the timing and appropriateness of enforcement. SD County Supervisor Nathan Fletcher has called for postponing evictions until the Superior Court resumes non-emergency service, which is anticipated on May 26 (although that date could get extended).

**NEW** – **Governor expands workers compensation protections for COVID exposure** – The Governor announced earlier this week that workers who contract COVID-19 on the job may be eligible for workers compensation. The Executive Order “creates a time-limited rebuttable presumption for accessing workers’ compensation benefits applicable to Californians who must work outside of their homes during the stay at home order.” Further, “Those eligible will have the rebuttable presumption if they tested positive for COVID-19 or were diagnosed with COVID-19 and confirmed by a positive test within 14 days of performing a labor or service at a place of work after the stay at home order was issued on March 19, 2020. The presumption will stay in place for 60 days after issuance of the executive order.” Find the press release ([HERE](#)) and the Executive Order ([HERE](#)).

**REMINDER - County has extended “stay at home” order indefinitely** – the County Department of Public Health has indefinitely extended the County-wide “stay at home” order ([HERE](#)). The Public Health Officer, Dr. Wilma Wooten, has noted that the County has now met 4 of 5 re-opening criteria, with the 5<sup>th</sup> being testing capabilities/capacity. She further noted that the testing capacity is being increased with the announcement of two new testing sites.

**REMINDER - High-risk groups, INCLUDING essential infrastructure workers, can be tested for COVID-19** – the County has expanded their recommendations for testing in San Diego, including for “high-risk” groups. ***This includes anyone in an “essential infrastructure” occupation (more***

**information [HERE](#)**). In order to get tested at a hospital, health care provider or one of the County's testing sites, individuals who fall into any of these expanded testing categories should contact their doctor or call 2-1-1.

**REMINDER - City of San Diego COVID-19 construction site protocols** – effective April 24, 2020, the City of SD is requiring all active construction sites within the City follow new safety protocols to protect the health and safety of construction workers. The protocols include guidance on tenant improvement projects based upon input from NAIOP and other commercial real estate construction experts. The key rule is social distancing with a minimum separation of 6-feet. Construction industry employers must develop a comprehensive COVID-19 “exposure control plan” which includes social distancing, symptom checking and reporting, hygiene, decontamination procedures and training. Additionally, gatherings of 10 or more people are prohibited at any time on the job site. Click [HERE](#) to view the new protocols.

**REMINDER - County of San Diego Health Orders STILL in effect AND being enforced** – Please continue to follow the County of San Diego's health orders ([found HERE](#)), including the “stay at home” orders for those not in an essential business or newly opened non-essential businesses. These orders include the requirement for facial coverings in public or at work and within six feet of another person not in your family. The County's health orders, also require that essential businesses complete and post their checklist (see link [HERE](#)) AND non-essential businesses that can operate must create and post a **DIFFERENT** “Safe Reopening Plan” or SRP. A downloadable version of the SRP template can be found [HERE](#). If you are an essential business, you do NOT need to complete and post an SRP

**REMINDER – County of San Diego mandates FACIAL COVERINGS in public and at work starting MAY 1<sup>st</sup> (when you're within in six feet of someone)** – the County of San Diego has mandated that facial coverings be worn when in public (this includes in the office and if you're working at an offsite job site) and at work when you get closer than 6 feet to another person who is not a member of your direct, household family. The requirements can be found [HERE](#).

**REMINDER – San Diego Superior Court services remain CLOSED** until an estimated re-opening on May 26<sup>th</sup>. Until then, nearly all court services, except for some criminal case processing and **consideration of temporary restraining orders** are suspended.

#### REFERENCE LIST:

State of California *Resilience Roadmap* Page (including industry specific guidance and checklists – LINK [HERE](#))

County of San Diego Essential Business *Social Distancing and Sanitation Protocol* Template – LINK [HERE](#)

County of San Diego *Safe Reopening Plan (SRP)* Template – LINK [HERE](#)

City of San Diego COVID-19 Construction Safety Protocols - [LINK HERE](#)

County of San Diego COVID-19 Resource Page – [LINK HERE](#)

City of San Diego COVID-19 Resource Page – [Link HERE](#)

**US Federal Government COVID-19 Resource Website – [Link HERE](#)**

**US Small Business Administration COVID-19 Resource Page – [Link HERE](#)**

**US Federal Reserve COVID-19 Resource Page – [Link HERE](#)**

**State of California COVID-19 Resource Website – [Link HERE](#)**

**Essential Services** – There has not been any further change to either the definitions or the rules for “essential services” as previously defined by [Governor Newsome’s Executive Order](#) (EO) to “stay at home” issued on March 19, 2020. The EO provided guidance on “Essential Critical Infrastructure Workers” and pointed to the [federal guidance](#) on “essential critical infrastructure workforce” contained within the EO by reference. That was updated on March 28<sup>th</sup>, but did not change the applicability for commercial real estate. Find the updated CISA document [HERE](#).

For now, at the local, state and federal levels, NAIOP Corporate and NAIOP CAL, in addition to our local team, are working to make sure our members continue to be seen as essential, since our services include economic resiliency and sustainability. We are also working to make sure that local government operations related to our members’ needs, like planning, permitting and inspections also continue.