



# Matthew G. Hargrove President & CEO



California Business  
Properties Association

Matthew Hargrove has worked in and around the California State Capitol since 1992. In December 2021, he was named the President and CEO of the California Business Properties Association.

Hargrove replaced the retiring Rex S. Hime after Hime's 37 years of service. Hargrove worked for over 15 years as CBPA's Sr. Vice President of Government Affairs, managing all aspects of the organization's governmental affairs program including legislative and political issues in the State Capitol as well as responding to the actions of state and federal agencies that have regulatory oversight on issues affecting the industry. He also managed CBPA's external communication and legislative grassroots advocacy programs.

Hargrove joined CBPA with more than fifteen years of experience in political, local government, legislative, and regulatory arenas in both California and Washington D.C.

Prior to joining CBPA, Hargrove worked for fifteen years in the public sector, including positions as a key staff member for a state Assemblymember Brooks Firestone, on statewide and Congressional campaigns, and with the University of California's State Governmental Relations Office. He spent the eight years just prior to joining CBPA as the Director of Government Relations and Advocacy Programs at the University of California, Davis, his alma mater.

At UC Davis, Hargrove managed all aspects of the campus' legislative and advocacy programs, which covered a wide range of issues including land-use planning, construction financing, labor, and environmental issues during a period of unprecedented growth. Hargrove launched the campus grassroots advocacy program that advanced issues at all levels of government. In 2003, Hargrove received national recognition from the National Association of Land Grant Colleges and Universities for his innovation and accomplishments in the profession.

Hargrove lives in West Sacramento, where he grew up, with his wife Darcy and two children.



# Winnie Ward

## Partner

**RIMÔN**  
LAW FIRM EVOLVED

Winnie Ward is a commercial real estate attorney in Rimon's Sacramento office. She advises commercial real estate clients in all facets of the industry, from national real estate investment trusts to local commercial developers. Ms. Ward specializes in leasing transactions, and she has drafted and negotiated literally thousands of lease documents, ranging from small retail tenants to single-tenant office buildings in excess of 170,000 square feet. She not only works with landlords, but also represents several national companies in leasing, and purchase and sale, transactions throughout the United States.

Ms. Ward represents prominent developers and agencies including Wareham Development, Jackson Properties, Heller Properties and Kaplan Real Estate.

In addition to her real estate practice, Ms. Ward has expertise in aviation law. Her husband and she own an aerial firefighting company (MindWinder Aviation based in Reno, Nevada) that is on contract to the US Forest Service and CalFIRE. She is well-placed to advise clients in this sector on leasing, purchasing and selling aircraft and aircraft hangars, airport ground leasing and other related issues.

Ms. Ward currently serves as a Trustee for Sacramento Country Day School, and also serves on the board of the Sacramento chapter of NAIOP (the National Association of Industrial and Office Properties). She also is a member of the Real Property Sections of both the State Bar of California and the Sacramento County Bar Association. She is a recognized thought leader and has written articles for the "Legal Tips" section of the ACRE Newsletter as well as "Commercial Lease Law Insider." She has spoken on real estate law at conferences hosted by the California State Bar, CCIM Institute, Facilities Managers Association and ACRE, and provides regular trainings to real estate brokers on leasing issues.