Over the past two decades, Community Benefits Agreements (CBAs) have become increasingly popular throughout the United States, with California having more CBAs signed to date than any other state. The purpose of this research is to explore factors that create variations in CBA processes, adoption, and implementation by focusing on CBAs in California. This study compares and contrasts the land use policies, regimes, processes, and actual CBAs from various cities throughout California. Using the Staples Center CBA as a sort of model of “best practice,” this study explores whether the strength of a CBA is at all correlated with the level of local land use policies and attitudes towards development of that city. By analyzing specific case studies of CBAs within one state, this study explores whether CBAs have greater potential when state-level mechanisms are in place, or if the strength of CBAs depends more on municipal level policies and practices or on specific development dynamics. The research shows that although CBAs have the power to be effective and worthwhile documents, they are currently only practical in large-scale multi-million dollar developments and cannot be standardized as is. Policy changes at a local level are needed to not only better address issues of accountability but to also increase the number of CBAs created for development projects of all scales.