

COMMITTEE ON GOVERNMENT & ELECTIONS
HOUSE OF REPRESENTATIVES AMENDMENTS TO H.B. 2158
(Reference to printed bill)

1 Page 1, line 6, strike "definition" insert "definitions"

2 Page 2, line 18, strike "OR"

3 Line 19, strike "COMMUNITY"

4 Line 21, strike "OR COMMUNITY"

5 Strike lines 42 through 44

6 Page 3, strike lines 1 through 4, insert:

7 "F. An association may regulate the size and number of"

8 Line 15, strike "~~public~~" insert "public"

9 Between lines 20 and 21, insert:

10 "H. NOTWITHSTANDING ANY PROVISION IN THE CONDOMINIUM DOCUMENTS, AN
11 ASSOCIATION MAY NOT PROHIBIT OR UNREASONABLY RESTRICT THE INDOOR OR OUTDOOR
12 DISPLAY OF AN ASSOCIATION-SPECIFIC POLITICAL SIGN BY A UNIT OWNER BY
13 PLACEMENT OF A SIGN ON THAT UNIT OWNER'S PROPERTY, INCLUDING ANY LIMITED
14 COMMON ELEMENTS FOR THAT UNIT THAT ARE DOORS, WALLS OR PATIOS OR OTHER
15 LIMITED COMMON ELEMENTS THAT TOUCH THE UNIT, OTHER THAN THE ROOF. AN
16 ASSOCIATION MAY ADOPT REASONABLE RULES REGARDING THE PLACEMENT, LOCATION
17 AND MANNER OF DISPLAY OF ASSOCIATION-SPECIFIC POLITICAL SIGNS, EXCEPT AN
18 ASSOCIATION SHALL NOT DO ANY OF THE FOLLOWING:

19 1. PROHIBIT THE DISPLAY OF ASSOCIATION-SPECIFIC POLITICAL SIGNS
20 BETWEEN THE DATE THAT THE ASSOCIATION PROVIDES WRITTEN OR ABSENTEE BALLOTS
21 TO UNIT OWNERS AND THREE DAYS AFTER THE CONDOMINIUM ELECTION.

1 2. LIMIT THE NUMBER OF ASSOCIATION-SPECIFIC SIGNS, EXCEPT THAT THE
2 ASSOCIATION MAY LIMIT THE AGGREGATE TOTAL DIMENSIONS OF ALL
3 ASSOCIATION-SPECIFIC SIGNS ON A UNIT OWNER'S PROPERTY TO NOT MORE THAN NINE
4 SQUARE FEET.

5 3. REQUIRE ASSOCIATION-SPECIFIC POLITICAL SIGNS TO BE COMMERCIALY
6 PRODUCED OR PROFESSIONALLY MANUFACTURED OR PROHIBIT USING BOTH SIDES OF THE
7 SIGN.

8 4. REGULATE THE NUMBER OF CANDIDATES SUPPORTED OR OPPOSED OR THE
9 NUMBER OF BOARD MEMBERS SUPPORTED OR OPPOSED IN A RECALL OR THE NUMBER OF
10 BALLOT MEASURES SUPPORTED OR OPPOSED ON AN ASSOCIATION-SPECIFIC POLITICAL
11 SIGN.

12 5. MAKE ANY OTHER REGULATIONS REGARDING THE CONTENT OF AN
13 ASSOCIATION-SPECIFIC POLITICAL SIGN, EXCEPT THAT THE ASSOCIATION MAY
14 PROHIBIT USING PROFANITY AND DISCRIMINATORY TEXT, IMAGES OR CONTENT BASED
15 ON RACE, COLOR, RELIGION, SEX, FAMILIAL STATUS OR NATIONAL ORIGIN AS
16 PRESCRIBED BY FEDERAL OR STATE FAIR HOUSING LAWS."

17 Reletter to conform

18 Page 3, line 29, strike "PRIVATE OR"

19 Line 32, strike "ORGANIZE" insert "ASSEMBLE"; strike "OR ADDRESS" insert
20 "MATTERS RELATED TO THE"

21 Line 33, strike "BUSINESS"

22 Line 36, strike "BUSINESS OR ACTIONS" insert "MATTERS"

23 Line 37, strike "THAT HAS"

24 Line 38, strike "GATHERED TO DISCUSS" insert "ABOUT MATTERS RELATED TO THE";
25 strike "BUSINESS"

26 Strike lines 39 through 41, insert "PROHIBIT A UNIT OWNER FROM POSTING NOTICES
27 REGARDING THOSE ASSEMBLIES OF UNIT OWNERS ON BULLETIN BOARDS LOCATED ON THE
28 COMMON ELEMENTS OR WITHIN COMMON ELEMENT FACILITIES. AN ASSEMBLY OF UNIT
29 OWNERS PRESCRIBED BY THIS SUBSECTION DOES NOT CONSTITUTE AN OFFICIAL UNIT
30 OWNERS' MEETING UNLESS THE MEETING IS NOTICED AND CONVENED AS PRESCRIBED IN
31 THE CONDOMINIUM DOCUMENTS AND THIS CHAPTER."

1 Page 4, line 3, strike the comma insert ":

2 1. "ASSOCIATION-SPECIFIC POLITICAL SIGN" MEANS A SIGN THAT SUPPORTS
3 OR OPPOSES A CANDIDATE FOR THE BOARD OF DIRECTORS OR THE RECALL OF A BOARD
4 MEMBER OR A CONDOMINIUM BALLOT MEASURE THAT REQUIRES A VOTE OF THE
5 ASSOCIATION UNIT OWNERS.

6 2. "

7 Lines 4 and 5, strike "EITHER OF THE FOLLOWING:

8 1."

9 Strike lines 9 through 11

10 Line 16, strike "definition" insert "definitions"

11 Page 5, strike lines 5 through 11, insert:

12 "D. An association may regulate the size and number of"

13 Page 6, line 28, strike "OR"

14 Line 29, strike "COMMUNITY"

15 Line 31, strike "OR COMMUNITY"

16 Line 40, strike "public" insert "public"

17 After line 45, insert:

18 "K. NOTWITHSTANDING ANY PROVISION IN THE COMMUNITY DOCUMENTS, AN
19 ASSOCIATION MAY NOT PROHIBIT OR UNREASONABLY RESTRICT THE INDOOR OR OUTDOOR
20 DISPLAY OF AN ASSOCIATION-SPECIFIC POLITICAL SIGN BY A MEMBER BY PLACEMENT
21 OF A SIGN ON THAT MEMBER'S PROPERTY. AN ASSOCIATION MAY ADOPT REASONABLE
22 RULES REGARDING THE PLACEMENT, LOCATION AND MANNER OF DISPLAY OF
23 ASSOCIATION-SPECIFIC POLITICAL SIGNS, EXCEPT AN ASSOCIATION SHALL NOT DO
24 ANY OF THE FOLLOWING:

25 1. PROHIBIT THE DISPLAY OF ASSOCIATION-SPECIFIC POLITICAL SIGNS
26 BETWEEN THE DATE THAT THE ASSOCIATION PROVIDES WRITTEN OR ABSENTEE BALLOTS
27 TO MEMBERS AND THREE DAYS AFTER THE PLANNED COMMUNITY ELECTION.

28 2. LIMIT THE NUMBER OF ASSOCIATION-SPECIFIC SIGNS, EXCEPT THAT THE
29 ASSOCIATION MAY LIMIT THE AGGREGATE TOTAL DIMENSIONS OF ALL
30 ASSOCIATION-SPECIFIC SIGNS ON A MEMBER'S PROPERTY TO NOT MORE THAN NINE
31 SQUARE FEET.

1 3. REQUIRE ASSOCIATION-SPECIFIC POLITICAL SIGNS TO BE COMMERCIALY
2 PRODUCED OR PROFESSIONALLY MANUFACTURED OR PROHIBIT USING BOTH SIDES OF THE
3 SIGN.

4 4. REGULATE THE NUMBER OF CANDIDATES SUPPORTED OR OPPOSED OR THE
5 NUMBER OF BOARD MEMBERS SUPPORTED OR OPPOSED IN A RECALL OR THE NUMBER OF
6 BALLOT MEASURES SUPPORTED OR OPPOSED ON AN ASSOCIATION-SPECIFIC POLITICAL
7 SIGN.

8 5. MAKE ANY OTHER REGULATIONS REGARDING THE CONTENT OF AN
9 ASSOCIATION-SPECIFIC POLITICAL SIGN EXCEPT THAT THE ASSOCIATION MAY
10 PROHIBIT USING PROFANITY AND DISCRIMINATORY TEXT, IMAGES OR CONTENT BASED
11 ON RACE, COLOR, RELIGION, SEX, FAMILIAL STATUS OR NATIONAL ORIGIN AS
12 PRESCRIBED BY FEDERAL OR STATE FAIR HOUSING LAWS."

13 Reletter to conform

14 Page 7, line 10, strike "PRIVATE OR"

15 Line 13, strike "ORGANIZE" insert "ASSEMBLE"; strike "OR ADDRESS" insert
16 "MATTERS RELATED TO THE"

17 Line 14, strike "BUSINESS"

18 Line 16, strike "BUSINESS OR ACTIONS" insert "MATTERS"

19 Line 18, strike "THAT HAS GATHERED TO DISCUSS" insert "ABOUT MATTERS RELATED
20 TO THE"; strike "BUSINESS"

21 Strike lines 19 through 22, insert "THE ASSOCIATION SHALL NOT PROHIBIT A
22 MEMBER FROM POSTING NOTICES REGARDING THOSE ASSEMBLIES OF MEMBERS ON
23 BULLETIN BOARDS LOCATED ON THE COMMON AREAS OR WITHIN COMMON AREA
24 FACILITIES. AN ASSEMBLY OF MEMBERS PRESCRIBED BY THIS SUBSECTION DOES NOT
25 CONSTITUTE AN OFFICIAL MEMBERS' MEETING UNLESS THE MEETING IS NOTICED AND
26 CONVENED AS PRESCRIBED IN THE COMMUNITY DOCUMENTS AND THIS CHAPTER."

27 Line 27, strike the comma insert ":

28 1. "ASSOCIATION-SPECIFIC POLITICAL SIGN" MEANS A SIGN THAT SUPPORTS
29 OR OPPOSES A CANDIDATE FOR THE BOARD OF DIRECTORS OR THE RECALL OF A BOARD
30 MEMBER OR A PLANNED COMMUNITY BALLOT MEASURE THAT REQUIRES A VOTE OF THE
31 ASSOCIATION MEMBERS.

32 2."

House Amendments to H.B. 2158

1 Page 7, lines 28 and 29, strike "EITHER OF THE FOLLOWING:

2 1."

3 Strike lines 33 through 35

4 Amend title to conform

And, as so amended, it do pass

JOHN KAVANAGH
CHAIRMAN

2158GOVERNMENT ELECTIONS
01/26/2022
10:35 AM
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