

Serving 9,000,000 Persons in Homeowners Associations

2011 State Legislative Major Successes

Bill Author	Issue	CAI's Position	Status	Cost Increase or Cost Savings
AB 771 Butler	As Introduced: Would have prohibited a third party disclosure company from earning any profit. As amended: requires disclosure of HOA transfer fees	As Introduced- Oppose As Last Amended- Support	Effective 1-1-12	Third party disclosure companies could have gone out of business. As amended, new disclosure requirements imposed and as such, little adverse financial impact.
SB 150 Correa	Existing owners' right to rent may be protected.	As Introduced- Oppose As Last Amended- Neutral	Effective 1-1-12	New seller disclosure requirement. Limits enforcement of new renter restrictions. If restriction worded properly, little if any impact.
SB 563 DeSaulnier	As introduced: Would have prohibited board members from talking to each other between meetings and banned non-noticed meetings. As amended: Electronic consent permitted for emergency meetings and non-noticed meetings prohibited.	As Introduced and Last Amended- Oppose Unless Amended	Effective 1-1-12	As amended, little if any, financial impact. Increased cost for meeting notices.
SB 337 Kehoe	As Introduced: Adversely affected HOA's ability to regulate political signs that renters may display. Amended: Does not apply to CID's due to CAI amendment.	As Introduced- Oppose As Last Amended- Watch	Effective 1-1-12	As amended by CAI, the bill does not apply to CID's.
SB 759 Lieu	Authorized PUD owners to install artificial turf.	Oppose	Vetoed	Not determinable.
SB 561 Corbett	Payment of delinquent assessments would be made to HOA's first then to debt collection costs.	Oppose	"Two-Year" Bill	Costly. HOA's would effectively pay costs of collection and may not have been able to collect late payments.