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LEGISLATIVE ACTION

Senate

House

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Floor: WD

04/23/2013 04:47 PM

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Senator Hays moved the following:

**Senate Amendment**

Delete lines 430 - 448

and insert:

(5) It is the public policy of this state that prior to transition of homeowners' association control in a community from the developer to the nondeveloper members, as provided under s. 720.307, a developer is prohibited from unilaterally making amendments to the governing documents which are arbitrary, capricious, or in bad faith or which unreasonably modify the original plan of development, prejudice the rights of the existing nondeveloper members to use and enjoy the benefits of the common property, or materially shift economic burdens



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from the developer to the existing nondeveloper members.