



MISSOURI HOUSE OF REPRESENTATIVES
WITNESS APPEARANCE FORM

BILL NUMBER: HB 2270		DATE: 4/9/2024	
COMMITTEE: Local Government			
TESTIFYING: <input checked="" type="checkbox"/> IN SUPPORT OF <input type="checkbox"/> IN OPPOSITION TO <input type="checkbox"/> FOR INFORMATIONAL PURPOSES			
WITNESS NAME			
INDIVIDUAL:			
WITNESS NAME: ARNIE C. AC DIENOFF-STATE PUBLIC ADVOCATE		PHONE NUMBER:	
BUSINESS/ORGANIZATION NAME:		TITLE:	
ADDRESS:			
CITY:		STATE:	ZIP:
EMAIL:	ATTENDANCE:	SUBMIT DATE: 4/9/2024 12:00 AM	
THE INFORMATION ON THIS FORM IS PUBLIC RECORD UNDER CHAPTER 610, RSMo.			



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WITNESS NAME		
REGISTERED LOBBYIST:		
WITNESS NAME: DELLA MILLER		PHONE NUMBER: 573-216-0827
REPRESENTING: MISSOURI ASSOCIATION MANAGEMENT, LLC		TITLE:
ADDRESS: 2121 BAGNELL DAM BLVD		
CITY: LAKE OZARK		STATE: MO
		ZIP: 65049
EMAIL:	ATTENDANCE:	SUBMIT DATE: 4/9/2024 12:00 AM
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WITNESS NAME			
BUSINESS/ORGANIZATION:			
WITNESS NAME: NICOLE LEWIS		PHONE NUMBER: 314-565-0201	
BUSINESS/ORGANIZATION NAME: SENTRY MANAGEMENT		TITLE: DIVISION PRESIDENT	
ADDRESS: 7421 MEXICO RD. SUITE 101			
CITY: ST. PETERS		STATE: MO	ZIP: 63376
EMAIL:	ATTENDANCE:	SUBMIT DATE: 4/9/2024 12:00 AM	
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WITNESS NAME			
INDIVIDUAL:			
WITNESS NAME: STEVE DOORES		PHONE NUMBER:	
BUSINESS/ORGANIZATION NAME:		TITLE:	
ADDRESS:			
CITY:		STATE:	ZIP:
EMAIL: doores@danielandhenry.com	ATTENDANCE: Written	SUBMIT DATE: 4/5/2024 12:58 PM	
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As a former property management professional of over 20 years' experience, I can speak from first-hand experience that it is imperative that a State Statute in place to support the many recorded governing documents for homeowner's associations (HOAs) in the great State of Missouri. I have lived and worked in other states that have robust statutes for homeowners associations as well as condominium associations, and having a statute that the associations can lean on for guidance and support for current matters as well as a road map for how best to handle association matters down the road. Putting a HOA statute in place now will help every developer when they are planning for one or more new HOAs as they would have a consistent set of statutory guidelines to follow when their attorney(s) are drafting new Declarations or Indentures for a new HOA. Ask any association attorney how much it will help current and future legal work if there is a consistent set of HOA guidelines to follow and reference when a legal issue or lawsuit arises in a HOA. Please support passing this legislation and putting it into law for the benefit of every person living in a HOA in the State of Missouri. Thank you, Steve Doores



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WITNESS NAME			
BUSINESS/ORGANIZATION:			
WITNESS NAME: TODD BILLY		PHONE NUMBER: 314-423-8853	
BUSINESS/ORGANIZATION NAME: COMMUNITY ASSOCIATION INSTITUTE, HEARTLAND CHAPTER		TITLE: ATTORNEY	
ADDRESS: P.O. BOX 953			
CITY: BRIDGETON		STATE: MO	ZIP: 63044
EMAIL:	ATTENDANCE:	SUBMIT DATE: 4/9/2024 12:00 AM	
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WITNESS NAME			
REGISTERED LOBBYIST:			
WITNESS NAME: CHARLES A ARNOLD		PHONE NUMBER: 636-745-3933	
REPRESENTING: MISSOURI INDEPENDENT BANKERS ASSOC		TITLE: LOBBYIST	
ADDRESS: POB 161			
CITY: WRIGHT CITY		STATE: MO	ZIP: 63390
EMAIL: caarnold@arnoldlobby.com	ATTENDANCE: In-Person	SUBMIT DATE: 4/9/2024 7:00 AM	

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Missouri Independent Bankers Association is opposed to this legislation as we believe it could disrupt lending on residential developments. The bill sets a hard start for the new law that will establish a dual system of HOA governance. Not good public policy.



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WITNESS NAME		
REGISTERED LOBBYIST:		
WITNESS NAME: DAVID KENT		PHONE NUMBER:
REPRESENTING: MISSOURI BANKERS ASSOCIATION		TITLE:
ADDRESS: 207 E. CAPITOL AVENUE		
CITY: JEFFERSON CITY		STATE: MO
		ZIP: 65101
EMAIL:	ATTENDANCE:	SUBMIT DATE: 4/9/2024 12:00 AM
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WITNESS NAME			
REGISTERED LOBBYIST:			
WITNESS NAME: HEATH CHRISTOPHER CLARKSTON		PHONE NUMBER: 573-520-7240	
REPRESENTING: MORTGAGE BANKERS ASSOCIATION OF MISSOURI; HOME BUILDERS ASSOCIATION OF CENTRAL MISSOURI		TITLE:	
ADDRESS: 6920 LOESCH RD.			
CITY: JEFFERSON CITY		STATE: MO	ZIP: 65109
EMAIL: heath@cnmissouri.com	ATTENDANCE: In-Person	SUBMIT DATE: 4/8/2024 8:41 AM	
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REGISTERED LOBBYIST:			
WITNESS NAME: JOHN BARDGETT		PHONE NUMBER: 636-530-9392	
REPRESENTING: ST. LOUIS HBA		TITLE:	
ADDRESS: 16141 SWINGLEY RIDGE ROAD, SUITE 110			
CITY: CHESTERFIELD		STATE: MO	ZIP: 63107
EMAIL:	ATTENDANCE:	SUBMIT DATE: 4/9/2024 12:00 AM	
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WITNESS NAME			
REGISTERED LOBBYIST:			
WITNESS NAME: KATIE GAMBLE		PHONE NUMBER: 573-634-4876	
REPRESENTING: AMERICAN RESORT DEVELOPMENT ASSOCIATION		TITLE:	
ADDRESS: PO BOX 1865			
CITY: JEFFERSON CITY		STATE: MO	ZIP: 65102
EMAIL:	ATTENDANCE:	SUBMIT DATE: 4/9/2024 12:00 AM	
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WITNESS NAME			
REGISTERED LOBBYIST:			
WITNESS NAME: SAM LICKLIDER		PHONE NUMBER: 573-418-5069	
REPRESENTING: MISSOURI REALTORS		TITLE:	
ADDRESS: 100 EAST HIGH			
CITY: JEFFERSON CITY		STATE: MO	ZIP: 65102
EMAIL:	ATTENDANCE:	SUBMIT DATE: 4/9/2024 12:00 AM	
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