

HB 2840 -- HOMEOWNERS' ASSOCIATIONS

SPONSOR: West

This bill requires all homeowners' associations, as defined in the bill, to hold an election every 10 years for the renewal of the association.

A homeowners' association will dissolve 10 years after the date of establishment unless it is renewed by a majority vote of 85% of all members of the association at an election held within 90 days of the dissolution.

Any association failing to receive the approval will be immediately dissolved and the member homeowners will not be subject to any other association for a period of 10 years unless approved by 85% of the homeowners.

Any association in existence for 10 years or more as of August 28, 2026, must hold this election by December 31, 2026, and every 10 years thereafter.

These provisions do not apply to a condominium unit owners' association or a residential cooperative, as specified in the bill.

This bill is similar to SB 1313 (2026).