

By Representative Gottlieb

1                                   A bill to be entitled  
2           An act relating to condominiums; amending s.  
3           718.1255, F.S., relating to alternative dispute  
4           resolution procedures; providing for the  
5           expedited handling of any allegation of an  
6           irregularity in the election of any director of  
7           the board of administration of a condominium;  
8           providing for investigation and a formal  
9           hearing; providing an effective date.

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11 Be It Enacted by the Legislature of the State of Florida:

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13           Section 1. Subsection (5) is added to section  
14           718.1255, Florida Statutes, to read:

15           718.1255 Alternative dispute resolution; voluntary  
16           mediation; mandatory nonbinding arbitration; disputes  
17           involving election irregularities; legislative findings.--

18           (5) DISPUTES INVOLVING ELECTION IRREGULARITIES.--Every  
19           allegation of an irregularity in the election of any director  
20           of the board of administration of a condominium received by  
21           the division in a petition for nonbinding arbitration required  
22           under this section shall be handled on an expedited basis.  
23           The division, within 30 days after receipt of a petition  
24           alleging an irregularity in the election of any director of a  
25           board of administration, shall conduct an investigation to  
26           ascertain whether the petition is meritorious and, if so,  
27           within 10 days thereafter, shall conduct a formal hearing to  
28           address the irregularity, remedies for which may include, but  
29           are not limited to, the holding of a new election under  
30           supervision of the division.

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Section 2. This act shall take effect July 1, 2001.

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HOUSE SUMMARY

Provides that any allegation of an irregularity in the election of any director of the board of administration of a condominium shall be handled on an expedited basis. Provides that the Division of Florida Land Sales, Condominiums, and Mobile Homes of the Department of Business and Professional Regulation shall conduct an investigation to ascertain whether the allegation has merit and, if so, requires the division to conduct a formal hearing to address the irregularity, remedies for which may include the holding of another election under division supervision. See bill for details.