

HB 713

2012

1                   A bill to be entitled  
2           An act relating to condominiums; amending s. 718.115,  
3           F.S.; prohibiting the share of common expenses of a  
4           unit in a condominium which is in foreclosure from  
5           being assessed against other units in the condominium;  
6           providing an effective date.

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

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10           Section 1. Subsection (2) of section 718.115, Florida  
11           Statutes, is amended to read:

12           718.115 Common expenses and common surplus.—

13           (2) Except as otherwise provided by this chapter, funds  
14           for payment of the common expenses of a condominium shall be  
15           collected by assessments against the units in that condominium  
16           in the proportions or percentages provided in that condominium's  
17           declaration. In a residential condominium, or mixed-use  
18           condominium created after January 1, 1996, each unit's share of  
19           the common expenses of the condominium and common surplus of the  
20           condominium shall be the same as the unit's appurtenant  
21           ownership interest in the common elements. The share of the  
22           common expenses of a unit in the condominium which is in  
23           foreclosure may not be assessed against other units in the  
24           condominium.

25           Section 2. This act shall take effect July 1, 2012.