

HB 711

2013

1 A bill to be entitled
2 An act relating to homeowners' associations; amending
3 s. 720.3086, F.S.; revising requirements for financial
4 reports of certain residential subdivision developers
5 and owners; providing an effective date.

6
7 Be It Enacted by the Legislature of the State of Florida:

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9 Section 1. Section 720.3086, Florida Statutes, is amended
10 to read:

11 720.303

12 720.3086 Financial report.—In a residential subdivision in
13 which the owners of lots or parcels must pay mandatory
14 maintenance or amenity fees to the subdivision developer or to
15 the owners of the common areas, recreational facilities, and
16 other properties serving the lots or parcels, the developer or
17 owner of such areas, facilities, or properties shall make
18 public, within 60 days following the end of each fiscal year, a
19 complete financial report of the actual, total receipts of
20 mandatory maintenance or amenity fees received by it, if the
21 receipts exceed \$200,000 for that year, and an itemized listing
22 of the expenditures made by it from such fees, for that year.
23 Such report shall be made public by mailing it to each lot or
24 parcel owner in the subdivision, by publishing it in a
25 publication regularly distributed within the subdivision, or by
26 posting it in prominent locations in the subdivision. This
27 section does not apply to amounts paid to homeowner associations
28 pursuant to chapter 617, chapter 718, chapter 719, chapter 721,

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29 | or chapter 723, or to amounts paid to local governmental
30 | entities, including special districts.

31 | Section 2. This act shall take effect July 1, 2013.