



158188

LEGISLATIVE ACTION

Senate	.	House
Comm: RCS	.	
04/09/2014	.	
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The Committee on Judiciary (Lee) recommended the following:

1 **Senate Amendment to Amendment (730906) (with title**
2 **amendment)**

3
4 Delete lines 41 - 69

5 and insert:

6 Section 2. Section 468.4334, Florida Statutes, is created
7 to read:

8 468.4334 Liability.—A community association manager and a
9 community association management firm shall be liable for
10 monetary damages to the same extent as an officer or director as
11 provided in s. 617.0834 if the community association manager or



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12 community association management firm breached or failed to
13 perform his, her, or its duties and the breach of, or failure to
14 perform, his, her, or its duties:

15 (1) Constitutes a violation of criminal law as provided in
16 s. 617.0834(1)(b)1.;

17 (2) Constitutes a transaction from which the community
18 association manager or community association management firm
19 derived an improper personal benefit, either directly or
20 indirectly; or

21 (3) Constitutes recklessness or an act or omission that was
22 in bad faith, with malicious purpose, or in a manner exhibiting
23 wanton and willful disregard of human rights, safety, or
24 property.

25
26 ===== T I T L E A M E N D M E N T =====

27 And the title is amended as follows:

28 Delete lines 671 - 672

29 and insert:

30 providing that a community association manager and a
31 community association management firm are liable for
32 monetary damages to the same extent as an officer or
33 director under certain circumstances;