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CS/HB 927

2020 Legislature

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 2 An act relating to Lake County; authorizing the mobile
 3 home owner's association to assess a capital
 4 contribution fee of specified amounts under certain
 5 circumstances; providing an exception to general law;
 6 requiring certain closing documents of a cooperative
 7 unit to include as a line item the capital
 8 contribution assessment; providing applicability;
 9 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. Subsections (3), (4), and (5) are added to
 14 section 1 of chapter 2003-302, Laws of Florida, to read:

15 Section 1. Residential mobile home cooperatives in Lake
 16 County.—Notwithstanding any other law, this act shall govern
 17 residential mobile home cooperatives having more than 1,100
 18 units and located within Lake County.

19 (3) Upon the affirmative vote of the members of the mobile
 20 home cooperative association specified in paragraph (a) or
 21 paragraph (b), voting in accordance with the established
 22 procedures of the association and notwithstanding any other
 23 provision of the association's governing documents or general
 24 law, the association may assess a capital contribution fee, also
 25 known as a transfer fee, in the amount specified in paragraph

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26 | (a) or paragraph (b) to any assignee, transferee, or purchaser
 27 | of a cooperative unit located within the mobile home
 28 | cooperative. Such capital contribution fee may not be used for
 29 | operational expenses.

30 | (a) Upon the affirmative vote of a majority of the
 31 | members, the association may assess a capital contribution fee
 32 | of no greater than \$500.

33 | (b) Upon the affirmative vote of two-thirds of the
 34 | members, the association may assess a capital contribution fee
 35 | of greater than \$500 but no greater than \$1,000.

36 | (4) Any closing financial document related to the
 37 | assignment, transfer, or purchase of a cooperative unit shall
 38 | include as a line item the capital contribution assessment to
 39 | the assignee, transferee, or purchaser of the cooperative unit.

40 | (5) This act is not applicable to current members of a
 41 | mobile home cooperative who transfer their existing cooperative
 42 | unit into their revocable living trust for their direct and
 43 | personal benefit. However, this act is applicable to any other
 44 | trust or estate planning beneficiaries.

45 | Section 2. This act shall take effect upon becoming a law.