

1 A bill to be entitled
 2 An act relating to provision of homeowners'
 3 association rules and covenants; amending s. 720.303,
 4 F.S.; requiring an association to provide copies of
 5 the association's rules and covenants to every member
 6 before a specified date, and every new member
 7 thereafter; requiring an association to provide
 8 members with a copy of updated rules and covenants;
 9 authorizing an association to adopt rules relating to
 10 the standards and manner in which such copies are
 11 distributed; providing an effective date.

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

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 15 Section 1. Subsection (13) is added to section 720.303,
 16 Florida Statutes, to read:

17 720.303 Association powers and duties; meetings of board;
 18 official records; budgets; financial reporting; association
 19 funds; recalls.—

20 (13) REQUIREMENT TO PROVIDE COPIES OF RULES AND
 21 COVENANTS.—

22 (a) Before October 1, 2023, an association shall provide a
 23 physical or digital copy of the association's rules and
 24 covenants to every member of the association.

25 (b) An association shall provide a physical or digital

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26 | copy of the association's rules and covenants to every new
27 | member of the association.

28 | (c) If an association's rules or covenants are amended,
29 | the association must provide every member of the association
30 | with an updated copy of the amended rules or covenants. An
31 | association may adopt rules establishing standards for the
32 | manner of distribution and timeframe for providing copies of
33 | updated rules or covenants.

34 | Section 2. This act shall take effect July 1, 2023.