

Regular Session, 2014

HOUSE BILL NO. 524

BY REPRESENTATIVE NANCY LANDRY

CONDOMINIUMS: Provides relative to the Louisiana Condominium Act

1 AN ACT

2 To amend and reenact R.S. 9:1123.107 and 1123.112(E), relative to the Louisiana
3 Condominium Act; to provide for the duty to maintain and repair condominium
4 units; to provide for damages caused by the failure to maintain and repair; to prohibit
5 the recovery of damages under the association's insurance in certain circumstances;
6 and to provide for related matters.

7 Be it enacted by the Legislature of Louisiana:

8 Section 1. R.S. 9:1123.107 and 1123.112(E) are hereby amended and reenacted to
9 read as follows:

10 §1123.107. Upkeep of the condominium

11 A. Except to the extent provided by the declaration, or Section 1123.112, the
12 association is responsible for maintenance, repair, and replacement of the common
13 elements, and each unit owner is responsible for maintenance, repair, and
14 replacement of his unit.

15 B. In the event a unit owner fails to properly maintain or repair his unit, he
16 is responsible for the damages caused to any other unit and for any damages caused
17 to property of the association.

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19 §1123.112. Insurance

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