

HOUSE SUMMARY OF SENATE AMENDMENTS

HB 213

2016 Regular Session

Garofalo

CONDOMINIUMS: Provides with respect to condominium associations

Synopsis of Senate Amendments

1. Clarifies language to reflect that if a lien is filed and dues are not owed, then the condominium association shall be liable for attorney's fees and costs.

Digest of Bill as Finally Passed by Senate

Present law provides that a recorded privilege against a condominium parcel preserves the right to file suit for one year from the date of recordation.

Proposed law extends the privilege to file suit against a condominium parcel from one year to five years from the date of recordation.

Proposed law requires the condominium association to pay attorney fees and all associated costs if the condominium association files a lien for dues not owed which requires an owner or interest holder to file suit to have the lien or privilege released.

(Amends R.S. 9:1123.115(B); Adds R.S. 9:1123.115(A)(4))