

Bill Summary
2nd Session of the 59th Legislature

Bill No.:	SB 1919
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Request No.	2726
Author:	Sen. Seifried
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Bill Analysis

SB 1919 requires each owners association to make the books and records of the owners association open to and reasonably available for examination by an owners association member, or a person designated in a writing signed by the owners association member as the member's agent, attorney, or certified public accountant. The measure provides that an attorney's files and records relating to the association shall not be considered records of the association. If a document in an attorney's files or records relating to the owners association would be responsive to a legally authorized request to inspect or copy association documents, the document shall be produced by using the copy from the attorney's files and records if the association has not maintained a separate copy of the document. Requests for information shall be submitted by certified mail from a member or designated representative to the mailing address of the association or authorized representative. If an inspection is requested, such inspection shall occur at a mutually agreed-on time during normal business hours, and the requesting party shall identify the books and records for the owners association to copy and forward to the requesting party. The measure establishes a \$250.00 fee for requesting the recorded covenants and restrictions. The measure directs associations to establish a records production and copying policy.

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