

**HB 331 – Cooperative Housing Corporations, Condos and HOAs –
Virtual Meetings-**

Environment and Transportation Committee

Patricia Thomas

FAVOR

During this technological time in our lives, it is very important to have a Bill that gives direction to those living in common interest- owned communities. We assume that what we do every day is appropriate. We believe our actions are okay. Our actions can bring about many unnecessary misunderstandings between the Board of Directors and residents.

It is important that everybody knows how to proceed in a virtual setting. If the Board of Directors are not clear as to how to conduct a virtual meeting with residents, participatory engagement will not be forthcoming. Rules and disclaimers should be presented, before you're moving full steam ahead, to the community. All residents should have knowledge of this new engagement.

Boards of Directors and residents will be more confident as to their Rights and Responsibilities and Do's and Don'ts. This Bill supports this participatory engagement that is necessary in these communities.

The virtual meeting has become a great way to continue the business affairs of the community, without weather worries, travel and community attendance. There have been too many instances of closing out residents by disabling the mute, disabling chat usage for comments or questions, keeping residents in the "waiting room", having lengthy meetings to dissuade attendance and no notification of scheduled meetings and meeting via email to close out the community.

Please support this Bill so that laws to protect the residents are a part of this new engagement.