



# THE PRINCE GEORGE'S COUNTY GOVERNMENT

OFFICE OF THE COUNTY EXECUTIVE

**BILL:** House Bill 352 -Real Property – Condominiums and Homeowners Associations- Governing Bodies – Annual Meetings

**SPONSOR:** Delegate Holmes

**HEARING DATE:** January 19, 2021

**COMMITTEE:** Environment and Transportation

**CONTACT:** Intergovernmental Affairs Office, 301-780-8411

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**POSITION:** SUPPORT WITH AMENDMENTS

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The Office of the Prince George's County Executive **SUPPORTS House Bill 352**, which requires the governing body of a condominium to convene at least two meetings each year; and requires a developer of a condominium or a declarant of a homeowners association to convene an annual meeting, **House Bill 352** also requires meetings to include an opportunity for certain unit owners or lot owners to provide comment and requires the developer of a condominium to appoint a unit owner to the board of directors within 30 days after 25% of the currently subdivided units have been conveyed to the public.

Currently, the developer of an association is excluded from holding an annual meeting. Association members in Prince George's County should be allowed to have an open meeting with the board of directors, even if the developer is still in control of the association. **House Bill 352** is in line with the County's Office of Community Relations and the Office of the County Executive. A suggested amendment would be to include Cooperative Housing Units in the types of housing for the required annual meetings.

For the reasons stated above, the Office of the Prince George's County Executive **SUPPORTS House Bill 352 WITH AMENDMENT to add Cooperatives** and asks for a **FAVORABLE** report.