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February 8, 2021

[will.smith@senate.state.md.us](mailto:will.smith@senate.state.md.us)

[jeff.waldstreicher@senate.state.md.us](mailto:jeff.waldstreicher@senate.state.md.us)

Senator William C. Smith, Jr., Chair  
Senator Jeff Waldstreicher, Vice Chair  
Judicial Proceedings Committee  
Miller Senate Office Building  
Annapolis, Maryland 21401

**Re: SB 535 (cf HB 593)**  
**Condominiums and Homeowners Associations - Meeting Requirements**  
**Position: SUPPORT WITH AMENDMENT**  
**Hearing Date: February 26, 2021**

Dear Chairman Smith, Vice Chair Waldstreicher, and Committee Members:

This letter is submitted on behalf of the Maryland Legislative Action Committee (“MD-LAC”) of the Community Associations Institute (“CAI”). CAI represents individuals and professionals who reside in or work with community associations (condominiums, homeowners’ associations, and cooperatives) throughout the State of Maryland.

We support SB 535 which clarifies that if a quorum is not obtained and an additional meeting is called, that the additional meeting shall not be held until a specified number of days has passed. We suggest one amendment to page 2, line 23 of the bill changing “15” to “10” to more closely follow the requirement that meetings may be held upon 10 days’ notice.

We are available to answer any questions the Committee Members may have. Please feel free to contact Lisa Harris Jones, lobbyist for the MD-LAC, at 410-366-1500, or by e-mail at [lisa.jones@mdlobbyist.com](mailto:lisa.jones@mdlobbyist.com), or Steven Randol, Chair of the MD-LAC, 410-279-8054, or by e-

**Maryland Legislative Action Committee**  
**Post Office Box 6636**  
**Annapolis, Maryland 21401**

mail at [srandol@pineorchard.com](mailto:srandol@pineorchard.com), or Kathleen Elmore, Assistant Treasurer, of the MD-LAC, at 410-320-6367, or by e-mail at [kemore@elmore-throop.com](mailto:kemore@elmore-throop.com).

Sincerely,

*Kathleen M. Elmore*  
Kathleen Elmore, Esquire  
Ass't Treas., CAI MD-LAC

*Steven Randol*  
Steven Randol  
Chair, CAI MD-LAC