

SENATE BILL REPORT

SB 5075

AS PASSED SENATE, FEBRUARY 8, 1991

Brief Description: Creating a committee to study the Washington condominium act.

SPONSORS: Senators Nelson, Talmadge, von Reichbauer, Erwin and Skratek.

SENATE COMMITTEE ON LAW & JUSTICE

Majority Report: Do pass.

Signed by Senators Nelson, Chairman; Thorsness, Vice Chairman; Erwin, Hayner, Kreidler, L., Madsen, Newhouse, Rasmussen, and Smith, A.

Staff: Ben Barnes (786-7465)

Hearing Dates: January 24, 1991; January 29, 1991

HOUSE COMMITTEE ON JUDICIARY

BACKGROUND:

In 1987, the Legislature created a statutory committee, the Condominium Task Force, to update the former statute governing the creation of condominiums (the Horizontal Property Regimes Act) in accordance with the Uniform Condominium Act. The Task Force was comprised of representatives of condominium associations, developers, mortgage bankers, title companies, realtors, consumers, attorneys, and county assessors. In 1989, the Washington Condominium Act, drafted by the Condominium Task Force, was enacted by the Legislature and went into effect on July 1, 1990.

It is suggested that the Condominium Task Force be reconstituted for the purpose of reviewing the Washington Condominium Act and drafting appropriate revisions.

SUMMARY:

A statutory committee is created to review the Washington Condominium Act, draft recommended revisions to the act, and prepare appropriate revisions to the Official Comments to the act.

The committee is required to report to the Legislature by March 1, 1992.

Appropriation: none

Revenue: none

Fiscal Note: none requested

TESTIMONY FOR:

The bill re-creates the Condominium Task Force to review and refine the Washington Condominium Act.

TESTIMONY AGAINST: None

TESTIFIED: Gary Ackerman, WSBA, Condominium Task Force (pro)

HOUSE AMENDMENT(S):

An additional member is appointed by the Institute for Real Estate Management to the committee. The additional member must have lived in a condominium for at least the last five years prior to the appointment and be currently serving on a condominium association board.