

HOUSE No.

The Commonwealth of Massachusetts

PRESENTED BY:

Angelo M. Scaccia

To the Honorable Senate and House of Representatives of the Commonwealth of Massachusetts in General Court assembled:

The undersigned legislators and/or citizens respectfully petition for the passage of the accompanying bill:

An Act establishing an advisory commission on condominiums.

PETITION OF:

NAME:

DISTRICT/ADDRESS:

Angelo M. Scaccia

14th Suffolk

John W. Scibak

2nd Hampshire

[SIMILAR MATTER FILED IN PREVIOUS SESSION
SEE HOUSE, NO. 1282 OF 2007-2008.]

The Commonwealth of Massachusetts

In the Year Two Thousand and Nine

AN ACT ESTABLISHING AN ADVISORY COMMISSION ON CONDOMINIUMS.

Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same, as follows:

1 SECTION 1.

2 Chapter 6 of the General Laws, as appearing in the 2002 Official Edition, is hereby amended by inserting
3 after section 213 the following section:-

4 Section 214. There shall be a condominium association commission, hereinafter called the commission
5 which shall consist of 7 members, 3 of whom shall be condominium owners with one representative of
6 an association with less than 100 units and 1 of whom shall be a member of the city council at large. At
7 least 1 of the appointees shall be a real estate manager and at least one shall be a certified public
8 accountant. There shall also be a member consisting of the attorney general or his designee. The
9 commission shall identify issues pertaining to condominiums and shall develop recommendations for
10 means of dealing with these issues. The commission shall receive input from the public regarding issues
11 of concern with respect to condominiums and receive recommendations for any changes to be made in
12 the condominium law. The issues that the commission shall consider shall also include, but not be

13 limited to, the rights and responsibilities of the unit owners in relation to the rights and responsibilities
14 of the association. The commission shall review, evaluate and advise the governor concerning revisions
15 and adoption of rules affecting condominiums. The commission shall also receive complaints from
16 condominium owners and if appropriate, may make recommendations for their resolution. The
17 members of the commission shall be appointed initially for terms of one, two, three, four, and five years
18 respectively, as the governor may designate. Upon the expiration of the terms of a member, his or her
19 successor shall be appointed by the governor, with the advice and consent of the council, for a term of
20 five years. Members of the commission shall receive no compensation for their services, but shall be
21 reimbursed for necessary travel expenses incurred in the performance of their duties. Said commission
22 shall be provided with suitable quarters in the state house or elsewhere, and the governor shall provide
23 secretarial, clerical and such other services as he deems necessary to carry out the purposes of this
24 section. The commission shall file a report annually with the governor, the general court and the
25 attorney general about its activities and recommendations if any, together with drafts of legislation
26 necessary to carry such recommendations into effect.