



General Assembly

**Amendment**

January Session, 2009

LCO No. 9259

\*HB0667209259HRO\*

Offered by:

REP. O'NEILL, 69<sup>th</sup> Dist.

REP. LAWLOR, 99<sup>th</sup> Dist.

SEN. KISSEL, 7<sup>th</sup> Dist.

SEN. MCDONALD, 27<sup>th</sup> Dist.

To: Subst. House Bill No. 6672

File No. 764

Cal. No. 523

(As Amended)

**"AN ACT CONCERNING THE 2008 AMENDMENTS TO THE  
UNIFORM COMMON INTEREST OWNERSHIP ACT."**

1 Strike section 3 in its entirety and substitute the following in lieu  
2 thereof:

3 "Sec. 3. Section 47-214 of the general statutes is repealed and the  
4 following is substituted in lieu thereof (*Effective July 1, 2010*):

5 Except as provided in section [47-215] 47-216, as amended by this  
6 act, the provisions of this chapter apply to all common interest  
7 communities created within this state on or after January 1, 1984. The  
8 provisions of chapter 825 do not apply to condominiums created on or  
9 after January 1, 1984. Amendments to this chapter apply to all common  
10 interest communities created after January 1, 1984, or subjected to this  
11 chapter by amendment of the declaration of the common interest

12 community, regardless of when the amendment to this chapter is  
13 adopted, except that an amendment to this chapter applies only to  
14 events and circumstances occurring on or after the effective date of  
15 such amendment to this chapter."

16 Strike section 19 in its entirety and substitute the following in lieu  
17 thereof:

18 "Sec. 19. Section 47-243 of the general statutes is repealed and the  
19 following is substituted in lieu thereof (*Effective July 1, 2010*):

20 A unit owners' association shall be organized no later than the date  
21 the first unit in the common interest community is conveyed. The  
22 membership of the association at all times shall consist exclusively of  
23 all unit owners or, following termination of the common interest  
24 community, of all former unit owners entitled to distributions of  
25 proceeds under section 47-237, as amended by this act, or their heirs,  
26 successors or assigns. The association shall have an executive board.  
27 The association shall be organized as a [profit or nonprofit] business or  
28 nonstock corporation, trust, partnership or unincorporated  
29 association."