

By: Button

H.B. No. 4176

A BILL TO BE ENTITLED

AN ACT

relating to the regulation of short-term rentals by a property owners' association.

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

SECTION 1. Chapter 202, Property Code, is amended by adding Section 202.020 to read as follows:

Sec. 202.020. REGULATION OF SHORT-TERM RENTALS. (a) In this section, "short-term rental" means a residential property that is rented wholly or partly for a fee for a period not longer than 30 consecutive days.

(b) Notwithstanding any other law, a property owners' association may adopt or enforce a provision in a dedicatory instrument that regulates the use of property covered by the dedicatory instrument as a short-term rental.

SECTION 2. Section 202.020, Property Code, as added by this Act, applies to a dedicatory instrument adopted before, on, or after the effective date of this Act.

SECTION 3. This Act takes effect September 1, 2019.