

By: Johnson

S.B. No. 807

A BILL TO BE ENTITLED

AN ACT

relating to property insurance coverage for and the appraisal of certain condominium properties.

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

SECTION 1. Section 82.111, Property Code, is amended by adding Subsections (b-1) and (b-2) to read as follows:

(b-1) The association shall annually deliver to the unit owners in the manner determined appropriate by the board:

(1) a written summary of the material terms of the property insurance coverage, if any, maintained under Subsection (b) or (c) with respect to property described by Subsection (b), including the amount of coverage; and

(2) a comparison of the property insurance coverage to property coverage required by any applicable provisions of this section.

(b-2) Every 36 months the association shall retain an independent appraiser to appraise and prepare an appraisal report regarding property the association may insure or is required to insure under Subsection (b) or (c). As soon as practicable after the association receives the appraisal report, the association shall deliver the report to the unit owners in a manner determined appropriate by the board.

SECTION 2. Not later than January 1, 2020, a condominium association shall deliver to the unit owners the initial summary

1 and comparison required by Section 82.111(b-1), Property Code, as
2 added by this Act, and the initial appraisal report required by
3 Section 82.111(b-2), Property Code, as added by this Act.

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