



## **TCAA MINUTE**

### **March 18, 2019**

### **Legislative Activity**

The legislative deadline to file most new bills was last Friday, March 8<sup>th</sup>. The House and Senate combined to file 7,281 bills and joint resolutions this session, continuing the upward trend of recent sessions and nearly breaking the 2009 record of 7,324 filings. The numbers from recent years:

- 6,654 in 2017
- 6,305 in 2015
- 5,853 in 2013

Now the Legislature will begin spending long hours in committee hearings and debating full calendars of legislation on the House and Senate floor.

### **Bills of Note**

TCAA has been analyzing the thousands of filed bills, looking for any legislation that would have a direct impact – positive or negative - on community associations in Texas. As always, TCAA looks forward to working with the bill authors to address the concerns of homeowners and community associations. Some of those bills include:

- [\*\*HB 302\*\*](#) by Rep. Dennis Paul relates to the carrying, storage, and possession of a firearm or ammunition in an apartment or condominium. TCAA continues to try to improve this legislation, which was just voted out favorably by the House Homeland Security and Public Safety Committee.
- [\*\*HB 589\*\*](#) by Rep. Joe Deshotel addresses mechanic's, contractor's, and materialman's liens, and extends to condominium unit owners the liability of a condominium association's failure to pay a contractor.
- [\*\*SB 639\*\*](#) by Sen. Joan Huffman is a wide-ranging bill addressing the operation and management of condominium unit owners' associations, including issues related to the meetings, records, and elections of those groups.
- [\*\*HB 660\*\*](#) by Rep. Matt Shaheen addresses the assessment of fines by property owners' associations.
- [\*\*HB 1025\*\*](#) by Rep. Dwayne Bohac deals with candidacy for and membership on the board of certain property owners' associations.
- [\*\*HB 2302\*\*](#) by Rep. Greg Bonnen and [\*\*SB 227\*\*](#) by Sen. Paul Bettencourt tackle the issue of when a property owners' association may regulate religious displays at a residence.
- [\*\*HB 3773\*\*](#) and [\*\*HB 3778\*\*](#) by Rep. Angie Chen Button and [\*\*SB 1888\*\*](#) by Sen. Pat Fallon seek to limit the ability of local governments to regulate short-term rentals.

## **Finding your legislators**

The [Who Represents Me?](#) system from the Texas Legislature Online provides information about current districts and members of the Texas Senate, Texas House of Representatives, the Texas delegation to the U.S. Senate and House of Representatives, and the State Board of Education. You can search by street address, ZIP code, county, or city. Complete rosters of legislators are also available in the Legislative Reference Library's [Chief Elected Officials of Texas](#) list.

## **Contacting your legislators**

### ***By mail***

You may write to your legislators at the following addresses:

The Honorable (insert name of Senator)  
Texas Senate  
P.O. Box 12068  
Austin, Texas 78711-2068

The Honorable (insert name of Representative)  
Texas House of Representatives  
P.O. Box 2910  
Austin, Texas 78768-2910

### ***By telephone***

You can find Capitol and district office telephone numbers for your legislator by searching [Who Represents Me?](#) on Texas Legislature Online.

### ***By e-mail***

E-mail is handled by each office individually. For e-mail options, see the [Texas Senators](#) and [House Membership](#) web sites.

## **Get Involved**

TCAA would love to hear from you about the issues of concern to you and your neighbors. For more information on the Texas Legislature and updates on TCAA activities and events, please visit the TCAA website at: [www.txcommunityassociationadvocates.org](http://www.txcommunityassociationadvocates.org)