

ONE HUNDRED SIXTH LEGISLATURE

FIRST SESSION

LEGISLATIVE RESOLUTION 137

Introduced by Lindstrom, 18.

PURPOSE: The purpose of this interim study is to examine the Nebraska Condominium Act, which was last updated in 1993. The issues addressed by this interim study shall include, but not be limited to:

(1) A statute of limitations on actions by a homeowners' association against a developer;

(2) The percentage of the homeowners' association required vote in favor prior to proceeding with litigation;

(3) The imposition of a mediation requirement prior to litigation;

(4) The imposition of a requirement that the homeowners' association adhere to preventative maintenance plans; and

(5) Selling units of real estate while the homeowners' association is involved in litigation.

NOW, THEREFORE, BE IT RESOLVED BY THE MEMBERS OF THE ONE HUNDRED SIXTH LEGISLATURE OF NEBRASKA, FIRST SESSION:

1. That the Banking, Commerce and Insurance Committee of the Legislature shall be designated to conduct an interim study to carry out the purposes of this resolution.

2. That the committee shall upon the conclusion of its study make a report of its findings, together with its recommendations, to the Legislative Council or Legislature.