

CHAPTER 286**(Senate Bill 568)**

AN ACT concerning

Cooperative Housing Corporations, Condominiums, and Homeowners Associations - Electronic Transmission of Notices and Votes

FOR the purpose of authorizing a cooperative housing corporation, to provide notice of a meeting or deliver information to a member by electronic transmission if certain conditions are met; providing that notice or delivery by electronic transmission by a cooperative housing corporation shall be considered ineffective if certain conditions are met; providing that the inadvertent failure to deliver notice by electronic transmission to a member does not invalidate any meeting or other action of the cooperative housing corporation; authorizing the board of directors of a cooperative housing association to authorize members to submit a vote or proxy by electronic transmission if the electronic transmission contains certain information; prohibiting a regular or special meeting of a council of unit owners of a condominium from being held without certain notice; requiring that notice of special meetings of the board of directors of a council of unit owners be given in a certain manner; requiring that certain notice be delivered, mailed, or sent by electronic transmission if certain requirements are met, to each unit owner; providing that only a unit owner voting in person or by electronic transmission or a certain proxy may vote for officers and members of the board of directors if certain requirements are met; authorizing a council of unit owners to provide notice of a meeting or deliver information to a unit owner by electronic transmission if certain conditions are met; providing that notice or delivery by electronic transmission by a council of unit owners shall be considered ineffective if certain conditions are met; providing that the inadvertent failure to deliver notice to a unit owner by electronic transmission does not invalidate any meeting or other action of the council of unit owners; authorizing the board of directors of a council of unit owners to authorize unit owners to submit a vote or proxy by electronic transmission if the electronic transmission contains certain information; authorizing a homeowners association to provide notice of a meeting or deliver information to a lot owner by electronic transmission if certain conditions are met; providing that notice or delivery by electronic transmission by a homeowners association shall be considered ineffective if certain conditions are met; providing that the inadvertent failure to deliver notice by electronic transmission to a lot owner does not invalidate any meeting or other action of the homeowners association; authorizing the board of directors or other governing body of a homeowners association to authorize lot owners to submit a vote or proxy by electronic transmission if the electronic transmission contains certain information; defining certain terms; and generally relating to the authority of cooperative housing corporations, units of council owners of condominiums, and homeowners associations to provide notices and authorize voting by electronic transmission.