

**Real Property – Homeowners Associations – Amendment of
Governing Documents**

FOR the purpose of authorizing the governing documents of ~~a~~ certain homeowners ~~association~~ associations to be amended by a certain percentage of votes and at a certain frequency, unless the governing document provides for a lower percentage and a greater frequency; defining a certain term; and generally relating to amendment of the governing documents of a homeowners association.

BY renumbering

Article – Real Property

Section 11B–116

to be Section 11B–117

Annotated Code of Maryland

(2003 Replacement Volume and 2007 Supplement)

BY adding to

Article – Real Property

Section 11B–116

Annotated Code of Maryland

(2003 Replacement Volume and 2007 Supplement)

SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF MARYLAND, That Section(s) 11B–116 of Article – Real Property of the Annotated Code of Maryland be renumbered to be Section(s) 11B–117.

SECTION 2. AND BE IT FURTHER ENACTED, That the Laws of Maryland read as follows:

Article – Real Property

11B–116.

(A) IN THIS SECTION, “GOVERNING DOCUMENT” INCLUDES:

- (1) A DECLARATION;
- (2) BYLAWS;
- (3) A DEED AND AGREEMENT; AND
- (4) RECORDED COVENANTS AND RESTRICTIONS.