



2020 End of Session Report

CAI's Colorado Legislative Action Committee (CO LAC) was active during this legislative session. The 22-member committee volunteered hundreds of collective hours to review bills, draft testimony, work with the LAC's lobbyists, meet with legislators and other decision-makers, and testify for and against bills. More than 700 bills were introduced, and more than 300 bills were enacted. The LAC reviewed 11 bills that directly or indirectly impacted community associations.

With the abrupt and surprising end to the Manager Licensing Act in 2019 and subsequent stakeholder meetings facilitated by the Department of Regulatory Agencies, regulating homeowners' associations was on the state's legislative agenda for 2020. Below is a brief list of highlights from 2020:

HB 1200: Sunset of homeowners' association information and resource center. The legislation extends the HOA Information and Resource Center until September 2025 and prohibits associations from banning some religious or political symbols on door frames. **Status: PASSED**

HB 1333: Homeowners association transparency. This omnibus legislation includes provisions to amend the Colorado Common Interest Community Act to require mandatory reserve studies, audits, and training for board members. In addition, the legislation includes mandatory posting of governing documents on websites, the ability of owners to record meetings, the use of election inspectors, and access to association records. **Status: FAILED**

SB 126: Childcare in community. Notwithstanding rules or covenants, a community association may not prohibit the operation of a licensed family childcare service. However, an association may require liability insurance coverage. **Status: PASSED**

Colorado Contact Information

- Community Associations Institute Colorado Legislative Action Committee: government@caionline.org
- [Community Associations Institute Rocky Mountain Chapter](#) (303) 585-0367
- [Community Associations Institute Southern Colorado Chapter](#) (719) 432-9960

Your Assistance is Needed

Expenses incurred by the LAC are paid for with donations and by Advocacy Fund fees. Corporate contributions are allowed and appreciated. Most community association boards can legally allocate money to support the CO LAC. Please visit www.caionline.org/lacdonate/ and donate to "Colorado" to support our continued efforts.

For more information visit www.caionline.org/COLAC.