

GENERAL ASSEMBLY OF NORTH CAROLINA
SESSION 2019

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HOUSE BILL 594
PROPOSED COMMITTEE SUBSTITUTE H594-PCS10630-RN-33

Short Title: HOAs- Leased Properties.

(Public)

Sponsors:

Referred to:

April 8, 2019

1 A BILL TO BE ENTITLED
2 AN ACT TO ADDRESS LEASING OF PROPERTY WITHIN PLANNED COMMUNITIES.
3 The General Assembly of North Carolina enacts:
4 **SECTION 1.** Article 3 of Chapter 47F of the General Statutes is amended by adding
5 a new section to read:
6 "**§ 47F-3-123. Leasing of property.**
7 An amendment to any declaration of covenants or bylaws prohibiting the lease of a lot within
8 a planned community for a term greater than 30 days shall not be effective against a lot in a
9 planned community."
10 **SECTION 2.** This act becomes effective October 1, 2019, and applies to planned
11 communities established on or after the effective date of this act if the declaration of covenants
12 or bylaws contain no restrictions or limitations upon the ability of a lot owner to lease a lot within
13 the planned community.



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