

AMENDED IN ASSEMBLY APRIL 4, 2016

CALIFORNIA LEGISLATURE—2015–16 REGULAR SESSION

**ASSEMBLY BILL**

**No. 1720**

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**Introduced by Assembly Member Wagner**

January 27, 2016

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An act to amend Section 4925 of the Civil Code, relating to common interest developments.

LEGISLATIVE COUNSEL’S DIGEST

AB 1720, as amended, Wagner. Common interest developments: meetings.

Existing law requires an association managing a common interest development to provide notice of the time and place of a board meeting and authorizes any member of the association to attend board meetings, except when the board adjourns to, or meets solely in, executive session. Existing law also requires the board to permit any member to speak at any meeting, except for executive session meetings.

This bill would require the board to permit ~~an attorney who~~ *a person that* represents a member to attend board meetings, and would require written notice to be given, as specified.

Vote: majority. Appropriation: no. Fiscal committee: no.  
State-mandated local program: no.

*The people of the State of California do enact as follows:*

- 1 SECTION 1. Section 4925 of the Civil Code is amended to
- 2 read:
- 3 4925. (a) A member may attend board meetings, except when
- 4 the board adjourns to, or meets solely in, executive session. As

1 specified in subdivision (b) of Section 4090, a member of the  
2 association shall be entitled to attend a teleconference meeting or  
3 the portion of a teleconference meeting that is open to members,  
4 and that meeting or portion of the meeting shall be audible to the  
5 members in a location specified in the notice of the meeting.

6 (b) The board shall permit the member to speak at any meeting  
7 of the association or the board, except for meetings of the board  
8 held in executive session. A reasonable time limit for all members  
9 of the association to speak to the board or before a meeting of the  
10 association shall be established by the board.

11 (c) The board shall permit ~~an attorney who~~ *a person who*  
12 ~~represents a member to attend any board meeting that the member~~  
13 ~~is permitted to attend, regardless of whether the member attends.~~  
14 ~~Where possible, the~~ *The* member shall give the board at least 48  
15 hours advance written notice that ~~his or her attorney~~ *a person*  
16 ~~representing the member~~ will attend the board meeting.