

**LEGISLATIVE SERVICES AGENCY
OFFICE OF FISCAL AND MANAGEMENT ANALYSIS
FISCAL IMPACT STATEMENT**

LS 6743
BILL NUMBER: HB 1152

NOTE PREPARED: Jan 15, 2026
BILL AMENDED:

SUBJECT: Homeowners Association Matters.

FIRST AUTHOR: Rep. Lawson
FIRST SPONSOR:

BILL STATUS: 2nd Reading - 1st House

FUNDS AFFECTED: **GENERAL**
 DEDICATED
 FEDERAL

IMPACT: No Fiscal Impact

Summary of Legislation: This bill removes language authorizing an increase to the annual budget of a homeowners association (HOA) when the number of HOA members present at a meeting to adopt the annual budget does not constitute a quorum and the governing documents of the HOA permit the adoption of the increase in that circumstance. It also provides that an HOA: (1) may not: (A) prohibit or restrict; or (B) adopt or enforce a regulation, rule, or other policy that has the effect or prohibiting or restricting; a person from operating a child care home or from providing child care that is not subject to the application of the statutes concerning child care regulation on a single family residence; and (2) may adopt or amend governing documents to allow for these uses.

Effective Date: July 1, 2026.

Explanation of State Expenditures:

Explanation of State Revenues:

Explanation of Local Expenditures:

Explanation of Local Revenues:

State Agencies Affected:

Local Agencies Affected:

Information Sources:

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