

# 1st Sub. H.B. 306

## Reinvestment Fee Amendments

House Amendments

Amendment 1

February 12, 2026 03:09 PM

Representative **Ariel Defay** proposes the following amendments:

1. *Line 11 through 17:*

- 11           →requires that a homeowners' association deposit 50% of a reinvestment fee into reserve  
12 funds;  
13           →provides that when a homeowners' association registers with the Department of  
14 Commerce, the homeowners' association shall {provide certain information relating to a} state  
15 whether or not the homeowners' association imposes a  
16 reinvestment fee or a transfer fee; and  
17           →makes technical changes.  
**Money Appropriated in this Bill:**

2. *Line 231 through 237:*

- 231 covenant;[-and]  
232       (b) a majority of voting interests in the association, or a higher percentage if required in  
233 the organizational documents, approves the reinvestment fee[-]; and  
234       (c) if the association is not a large master planned development, the association deposits at  
235 least 50% of the reinvestment fee into reserve funds.  
236       (11) After a vote approving the reinvestment fee described in Subsection (10)(b), an  
237 association may set the amount of a reinvestment fee only:  
          (a) in accordance with the terms of the declaration or a reinvestment fee covenant; and

3. *Line 267 through 275:*

- 267 owner's financing, refinancing, or sale of the owner's unit;[-and]  
268       (e) a registration fee [set by]that the department sets in accordance with Section  
269 63J-1-504[-]; and  
270       (f) {if} a statement of whether or not the association of unit owners imposes a reinvestment  
271 fee or a transfer fee in  
272 accordance with Section 57-1-46 {, the amount of the reinvestment fee or transfer fee}  
273 {that an association of unit owners imposes} ;  
274       (4) (a) An association of unit owners shall annually renew the registration of the  
275 association of unit owners described in Subsection (2).  
          (b) The department may impose and set the amount of a renewal registration fee in

4. Line 352 through 360:

352 owner's financing, refinancing, or sale of the owner's lot;[-and]

353 (e) a registration fee [set by]that the department sets in accordance with Section

354 63J-1-504[.]; and

355 (f) {if} a statement of whether or not the association imposes a reinvestment fee or a transfer  
fee in accordance with

356 Section 57-1-46 {, the amount of the reinvestment fee or transfer fee that an association }

357 {imposes} :

358 (4) (a) An association shall annually renew the association's registration described in

359 Subsection (2).

360 (b) The department may impose and set the amount of a renewal registration fee in