

WMCCAI PRESENTS



William A. Marr & Aimee T. H. Kessler

Co-Chairs: WMCCAI Virginia Legislative Committee



2025 LEGAL UPDATE SERIES

General Assembly: 2025 Session Overview

45 Day Session: January 8, 2025 – February 22, 2025

- 2,364 bills and 580 resolutions introduced
- 822 bills passed

Community Association Related Legislation

- ~40 bills monitored by Virginia LAC



2025 LEGAL UPDATE SERIES



Resale Disclosure Act - SB 808/HB 1704

Resale Certificate must advise that an owner may be responsible for the insurance deductible



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Resale Disclosure Act HB 2110

Association can't require
purchaser's name before
preparing resale certificate

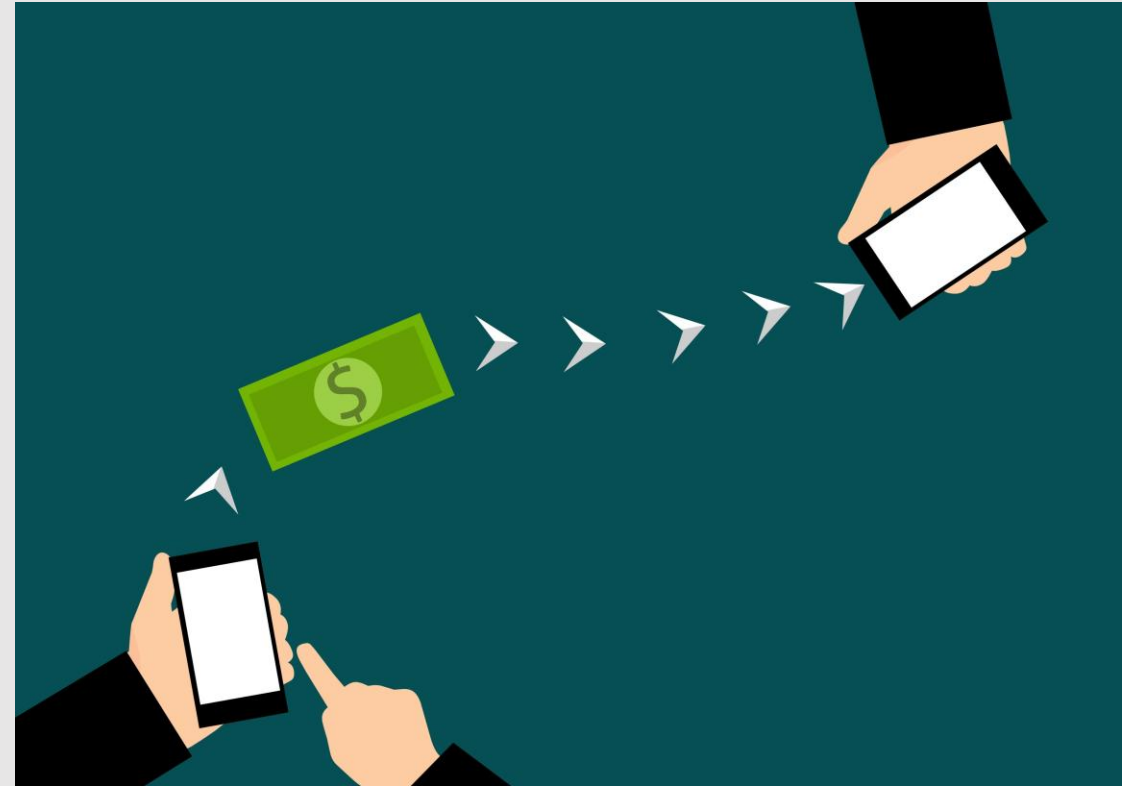


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Management Companies - HB 2292 & 2750

CIC Manager shall transfer and release all funds and bank accounts within a reasonable time

Auto renewing contracts can be terminated without cause and without penalty with 60 days notice



Courts - SB 1291

Jurisdictional limit in General District Court increased from \$25,000 to \$50,000



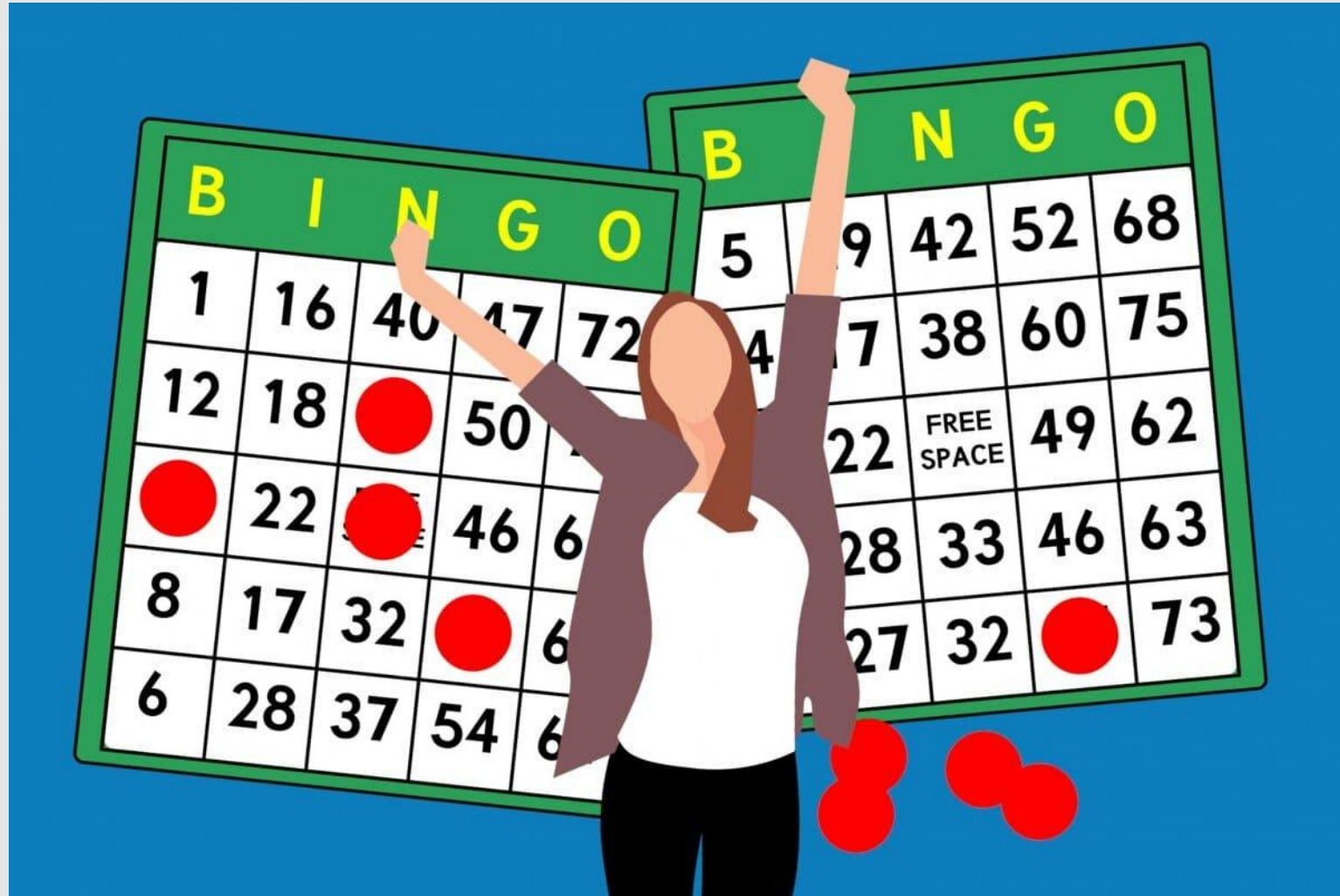
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Dead now...but will they rise again?



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Bingo – HB 2078 & SB 1241



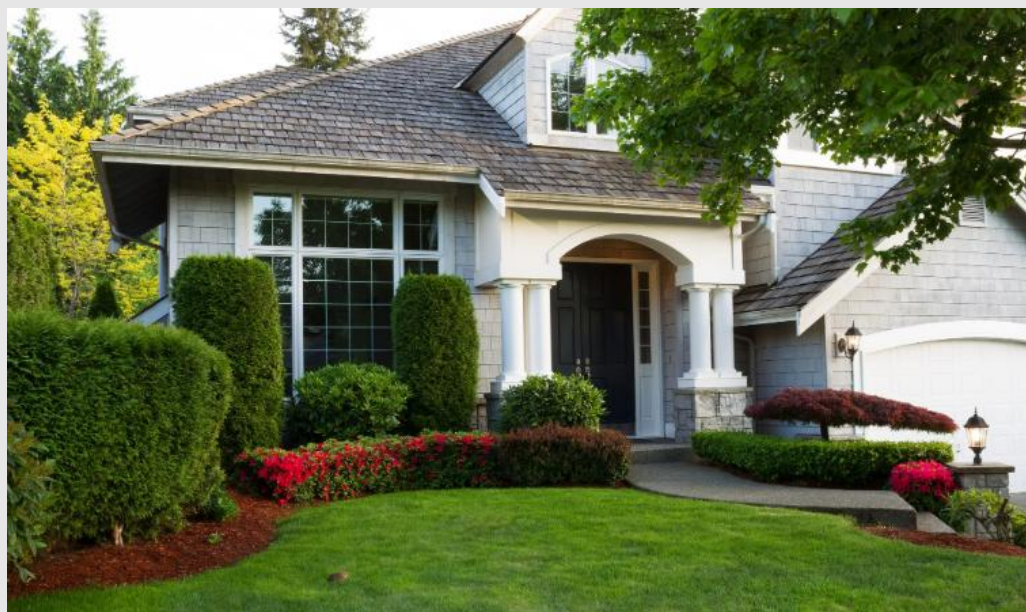
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Conservation Landscaping

Today... somewhere in
Northern Virginia



The possible future



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HAM Radio – HB 2542

Unless expressly prohibited in the recorded Declaration or Condominium Instruments...

- HOAs cannot prohibit owners for installing antenna on their property
- Condos cannot prohibit installation upon shared roofing structures, patios, balconies, and other areas owned or controlled by owners

LAC Opposed – Left in Committee



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Hot Local Issue - Fairfax



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Thank you!

Virginia Legislative Committee meetings

- third Wednesday of the month
- 11:30 AM via Zoom

We would **LOVE** to see you there!



2025 LEGAL UPDATE SERIES

