

Department of Planning and Budget
2026 General Assembly Session
State Fiscal Impact Statement

PUBLISHED: 1/28/2026 2:51 PM

ORIGINAL

Bill Number: HB621

Patron: Bloxom

Bill Title: Property Owners' Association Act; disclosure requirements; declarant control.

Bill Summary: Requires a declarant who has any unexpired right to control the conduct of business of a property owners' association, once the majority of the members of the board of directors other than the declarant are owners of improved lots in the association, to disclose such rights and the status of the declarant's control in any contract for the sale of any lot in the association other than for development or resale. This bill is a recommendation of the Virginia Housing Commission.

Budget Amendment Necessary: No

Items Impacted: None

Explanation: This bill involves the Department of Professional and Occupational Regulation (DPOR); however, no budget action is needed.

Fiscal Summary: It is anticipated that any additional workload resulting from this bill can be absorbed within existing appropriations.

Fiscal Analysis: The bill requires the declarant for any common interest community to disclose certain reserved rights, including appointing members of the board and controlling association business conduct. The bill does not require action by DPOR's Common Interest Community Board. The Board may choose to communicate this change to its regulant members or incorporate it into updated guidance. Impact estimates are not yet available from DPOR, but it is anticipated that any actions by the Board can be completed through regularly scheduled meetings with existing resources.

This impact estimate is preliminary and may be updated if new information becomes available.

Other: None.