

Section 50.00 - Sample Provision Excerpt (Public Preview)

1-K. Satellite Dishes and TV antennas may not be attached to the buildings or storage rooms. 2. Occupancy Standards Defined; 2-A. One-bedroom unit with clothes closet and close access to a bathroom may have the total occupancy of three (3) persons.

ISSUE #1



MARKUP #1 ->



MARKUP #1 · CONFLICTS WITH FED LAW

BOARD & COUNSEL REVIEW

Sec. 50.00 (p. 1): Blanket ban, sub-1-meter size cap, or prior approval requirement on satellite dishes or antennas is preempted by federal FCC OTARD regulations.

Statutory / Legal Reference: 47 C.F.R. § 1.4000 (FCC OTARD Rule)

Statutory Comparison: The FCC Over-the-Air Reception Devices rule (47 C.F.R. § 1.4000, as expanded by the 2021 OTARD Report and Order, FCC 21-10) preempts community association restrictions that prohibit, charge application fees for, require prior architectural approval for, or impose sub-1-meter (39.37-inch) diameter caps on the installation, maintenance, or use of television broadcast antennas, direct-broadcast...

CURRENT WORDING IN DOCUMENT:

1-K. Satellite Dishes and TV antennas may not be attached to the buildings or storage rooms. 2. Occupancy Standards Defined; 2-A. One-bedroom unit with clothes closet and close access to a bathroom may have the total occupancy of three (3) persons.

SAMPLE DISCUSSION WORDING (FOR HOA ATTORNEY REVIEW):

1-K. Satellite Dishes and TV antennas may not be attached to the buildings or storage rooms. 2. Occupancy Standards Defined; 2-A. One-bedroom unit with clothes closet and close access to a bathroom may have the total occupancy of three (3) persons.