

Section 548.98 - Sample Provision Excerpt (Public Preview)

14. Utility Lines; Radio and Television Antennas. No exposed or exterior radio or elevision transmission or receiving an or satellite dishes (except for small televisio eceivers which have a diameter ofless than 2 feet) shall be erected, placed or maintained o any part of such premises except as approved by the ACC prior to installation or...

ISSUE #1



MARKUP #1 ->



MARKUP #1 · POTENTIAL FED LAW CONFLICT

BOARD & COUNSEL REVIEW

Sec. 548.98 (p. 22): 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:

14. Utility Lines; Radio and Television Antennas. No exposed or exterior radio or elevision transmission or receiving antennas or satellite dishes (except for small televisio eceivers which have a diameter ofless than 2 feet) shall be erected, placed or maintained o any part of such premises except as approved by the ACC prior to installation or...

SAMPLE DISCUSSION WORDING (FOR HOA ATTORNEY REVIEW):
in accordance with FCC OTARD regulations (47 C.F.R. § 1.4000).