

S. 459/H.R. 1094 Amateur Radio Emergency Preparedness Act



CAI OPPOSES S. 459/H.R. 1094 - Amateur Radio Emergency Preparedness Act

COMMUNITY ASSOCIATION HOUSING MODEL: CAI advocates for and represents the 77.1 million people living and working in America's 369,000 community associations, which include homeowners associations, condominiums, and housing cooperatives. While community associations come in many forms and sizes, all associations share three basic characteristics: (1) membership in the association is mandatory and automatic for all property owners; (2) the community association governing documents bind all owners to defined land-use requirements administered by the community association; and (3) all property owners pay mandatory lien-based assessments that fund association operations.

S. 459/H.R. 1094 - Amateur Radio Emergency Preparedness Act: This legislation would prohibit associations nationwide from restricting the installation of HAM radio towers. More than 77.1 million people live in condominiums, homeowners associations, and housing cooperatives nationwide, governed by private contracts, and are overwhelmingly [satisfied in their communities](#) and the ways in which they effectively regulate HAM radio operations. S.459/H.R. 1094 would unjustly usurp these contracts in favor of a nationwide mandate from Washington, D.C.

HAM RADIO OPERATIONS: HAM radio operators typically engage in radio broadcasts for recreational purposes. However, when an emergency arises, HAM radio operators working with their communities are often part of disaster preparedness, response, and recovery efforts. This cooperative effort works with the

existing law and doesn't need to change to support community disaster response. Many community associations nationwide already provide HAM radio operator clubs with a temporary space to set up during a local disaster and are willing to negotiate appropriate regulations.

COMMUNITY ASSOCIATION SELF-GOVERNANCE:

Community associations work best when residents come together to establish and enforce reasonable rules and policies to govern their communities. CAI opposes federal legislation like S.459/H.R.1094 that restricts a community association from requiring prior approval of radio broadcasting infrastructure.

TAKE ACTION
OPPOSE S. 459/H.R. 1094 and support your constituents living in community associations.

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