

1 Amend the Zenzinger floor amendment (SB106_L.099), page 4, strike
2 lines 6 through 15 and substitute:

3 **"SECTION 5.** In Colorado Revised Statutes, 10-1-108, **add** (14)
4 as follows:

5 **10-1-108. Duties of commissioner - reports - publications - fees**
6 **- disposition of funds - adoption of rules - examinations and**
7 **investigations - construction insurance study - repeal.** (14) (a) THE
8 COMMISSIONER SHALL CONDUCT A STUDY OF PROFESSIONAL LIABILITY
9 INSURANCE FOR CONSTRUCTION PROFESSIONALS BUILDING
10 CONDOMINIUMS. THE STUDY MUST INCLUDE AN ANALYSIS OF
11 CONSTRUCTION LIABILITY INSURANCE RATES, RATING FACTORS, AND THE
12 NUMBER OF CLAIMS AFFECTING PROFESSIONAL LIABILITY INSURANCE
13 RATES. THE COMMISSIONER SHALL COMPLETE THE STUDY BY DECEMBER
14 15, 2025.

15 (b) BY JANUARY 1, 2026, THE COMMISSIONER SHALL TRANSMIT
16 THE STUDY TO THE HOUSE OF REPRESENTATIVES TRANSPORTATION,
17 HOUSING, AND LOCAL GOVERNMENT COMMITTEE AND THE SENATE LOCAL
18 GOVERNMENT AND HOUSING COMMITTEE, OR THEIR SUCCESSOR
19 COMMITTEES.

20 (c) THIS SUBSECTION (14) IS REPEALED, EFFECTIVE JULY 1, 2026.

21 **SECTION 6. Act subject to petition - effective date -**
22 **applicability.** (1) This act takes effect July 1, 2025; except that, if a
23 referendum petition is filed pursuant to section 1 (3) of article V of the
24 state constitution against this act or an item, section, or part of this act
25 within the ninety-day period after final adjournment of the general
26 assembly, then the act, item, section, or part will not take effect unless
27 approved by the people at the general election to be held in November
28 2024 and, in such case, will take effect July 1, 2025, or on the date of the
29 official declaration of the vote thereon by the governor, whichever is
30 later.".

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