Oregon HOA Laws: Boards, Records, Assessments and Rentals

Summary for landlords and property managers. Last reviewed October 29, 2026. Full guide: https://www.generationadvisory.com/laws/oregon-hoa-laws

Most Oregon homeowner associations follow the Oregon Planned Community Act in ORS chapter 94, while condominiums follow the Oregon Condominium Act in ORS chapter 100. Each act covers records, meetings, budgets and assessments.

Key points

- Planned communities follow the Oregon Planned Community Act and condominiums follow the Oregon Condominium Act.

Oregon at a glance

Rule	Oregon	Law
Governing law	Planned communities follow the Oregon Planned Community Act and condominiums follow the Oregon Condominium Act.	ORS chapter 94 and ORS chapter 100

Mistakes to avoid

- Holding board decisions without the notice owners are entitled to.
- Not keeping records ready for owner requests.
- Fining owners without the notice and hearing steps in the governing documents.
- Enforcing rental rules that are not in the recorded documents.

Verify current law

Laws named in this summary:

- ORS chapter 94 and ORS chapter 100

Official sources:

- Oregon Revised Statutes, chapter 90 (Oregon State Legislature): https://www.oregonlegislature.gov/bills_laws/ors/ors090.html
- Oregon Revised Statutes, chapter 105 (Oregon State Legislature): https://www.oregonlegislature.gov/bills_laws/ors/ors105.html
- Oregon Revised Statutes, chapter 91 (Oregon State Legislature): https://www.oregonlegislature.gov/bills_laws/ors/ors091.html
- Oregon Judicial Department: https://www.courts.oregon.gov/

> General information, not legal advice. Check current law and talk to a Oregon attorney before you act. Last reviewed October 29, 2026.