ISSUE #1

Section 4 - Sample Provision Excerpt (Public Preview)

While financial reports shall be made accessible to Members (see V.2 above), background documentation and accounting files normally will not be made available to anyone other than Association staff or Directors.

MARKUP #1 ->

MARKUP #1 · CONDITIONAL OUTCOME

FACT-DEPENDENT CHECK

Sec. 4 (p. 8): Potential Issue for Review: A staff- or management-only accounting records rule can prevent members from exercising an inspection right.

Statutory / Legal Reference: Bella Vista Village POA Bylaws, § F, p. 6; Ark. Code Ann. § 4-28-218(a), (e) if the 1963 Act governs

Statutory Comparison: The uploaded governing instrument grants members access to books and records. Which accounting files fall within the inspection right, whether a qualifying request is honored, and which charter or statutory regime governs.

CURRENT WORDING IN DOCUMENT:

While financial reports shall be made accessible to Members (see V.2 above), background documentation and accounting files normally will not be made available to anyone other than Association staff or Directors.

SAMPLE DISCUSSION WORDING (FOR HOA ATTORNEY REVIEW):

Members may request inspection of accounting books and records in accordance with the bylaws and applicable law. The Association may protect privileged material and confidential personal information through redaction or other lawful safeguards.