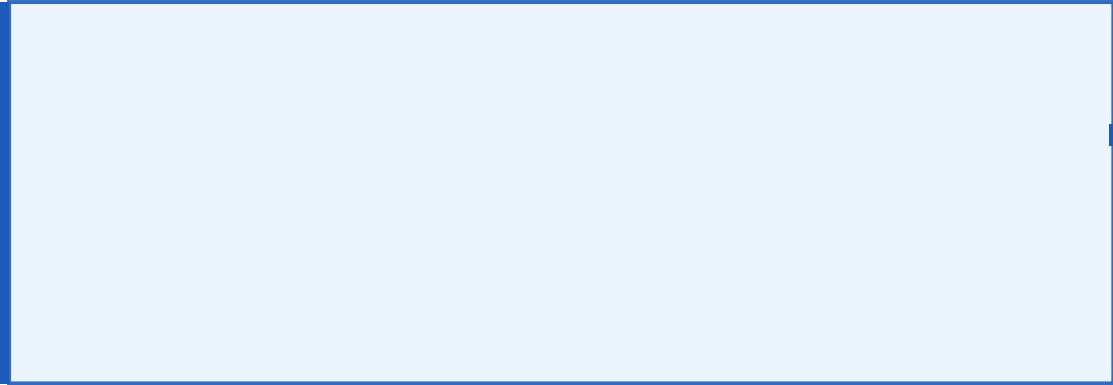




Section 4 - Sample Provision Excerpt (Public Preview)

Special Meetings
Special meetings may be called at any time in a manner consistent with the Connecticut Freedom of Information Act, by the Governing Board or upon receipt of a petition signed by sixty (60) Association members.

ISSUE #1



MARKUP #1 ->

MARKUP #1 · POTENTIAL ISSUE FOR REVIEW

BOARD & COUNSEL REVIEW

Sec. 4 (p. 3): Potential Issue for Review: Uploaded documents do not include Connecticut CIOA (Conn. Gen. Stat. § 47-261e) 30-day budget/special assessment summary delivery and 10-to-60-day Unit Owner ratification meeting procedure - look for this language in other governing documents, standalone board policies/resolutions, Rules & Regulations, or amendments that were not included in this review (and confirm any applicable statutory threshold).

Statutory / Legal Reference: Conn. Gen. Stat. § 47-261e(a) - (b)
Statutory Comparison: Under Conn. Gen. Stat. § 47-261e(a) - (b), within 30 days after adoption of any proposed annual budget or non-emergency special assessment, the executive board must provide a summary to all unit owners and schedule a unit owner meeting between 10 and 60 days after delivery to consider ratification. The budget or special assessment is ratified unless a majority of all unit owners votes to reject it.

CURRENT WORDING IN DOCUMENT:
Special Meetings Special meetings may be called at any time in a manner consistent with the Connecticut Freedom of Information Act, by the Governing Board or upon receipt of a petition signed by sixty (60) Association members.

SAMPLE DISCUSSION WORDING (FOR HOA ATTORNEY REVIEW):
First look for this language in other governing documents, standalone policies/resolutions, or amendments not included in this review. If not already addressed in another document (and if applicable to this community), incorporate: Pursuant to Conn. Gen. Stat.