

13. Only one boat per member family can be stored on CLA owned racks, except that a second boat may be allowed at the discretion of the CLA Board if rack space is available, after written request from the member to the Board. A list of members with secondary boats on association racks will be kept for removal purposes in the event rack space is needed for others. Members with secondary boats on Association racks must remove the secondary boat immediately upon a written request from the Association. Under no circumstances may a member have more than two (2) boats on Association Racks.
14. No more than three (3) sail boats are allowed at the Beach. A waiting list will be maintained by the Association. Any member on the waiting list who acquires lakefront property will have their name removed from the waiting list.

C. Pontoon Boat Pier Rental Waiting List

1. Waiting List

- a. There is a waiting list for Pontoon Boat Rental Piers. Any member in good standing who is a non-lakefront member and who does not own property that includes a Shore Area easement (as defined in the Association’s Declaration) may request addition to the waiting list by writing to the Association. An acknowledgement will be sent to the member to confirm inclusion on the waiting list.
- b. The Association reserves the right to place itself at the top of the Pontoon Boat Rental Pier waiting list.
- c. **June 15:** When a member has been offered a Pontoon Boat Rental Pier space and accepts such space, they have until this date to obtain and moor a pontoon boat at the assigned pier.
- d. Any member who is not in good standing will be removed from the waiting list.

2. Shared Interest Regulations

The Association has regulations in place to accommodate members that jointly own a pontoon and wish to rent a CLA pier. Contact the Association for these rules and regulations.

II. DOMESTIC PETS

- 1. Domestic pets are not allowed on the sand beach or permitted to enter the lake from the sand beach area per Illinois public health law. Pets are permitted to access the lake from locations other than the beach. Members must pick up after their pets within the Association boundaries.
- 2. All animals must be leashed within the Association boundaries, when off the pet owner’s property. Domestic pets running free will be turned over to Lake County Animal Control.

Sec. 1 (p. 9): Pet restriction clause lacks mandatory statutory carveout for assistance and emotional support animals.

Statutory / Legal Reference: 42 U.S.C. § 3604(f)(3)(B) & 24 C.F.R. § 100.204 (Fair Housing Act - Assistance Animals) & HUD FHEO-2020-01

Statutory Comparison: Under federal Fair Housing Act regulations (42 U.S.C. § 3604(f)(3)(B), 24 C.F.R. § 100.204, and HUD Notice FHEO-2020-01), associations cannot apply pet restrictions, breed bans, weight limits, or pet fees/deposits to an individual with a disability who requires a service animal or emotional support animal.

CURRENT WORDING IN DOCUMENT:

Domestic pets are not allowed on the sand beach or permitted to enter the lake from the sand beach area per Illinois public health law. Pets are permitted to access the lake from locations other than the beach. Members must pick up after their pets within the Association boundaries.

SAMPLE DISCUSSION WORDING (FOR HOA ATTORNEY REVIEW):

Provided, however, that these pet restrictions, breed prohibitions, weight limitations, and pet fees shall not apply to verified assistance animals, including service animals and emotional support animals required as a reasonable accommodation under the Fair Housing Act (42 U.S.C. § 3604(f)(3)(B); 24 C.F.R. § 100.204; HUD Notice FHEO-2020-01).