

Section I - Sample Provision Excerpt (Public Preview)

NAME AND OBJECT

Section

The name of this organization shall be

LIBERTY PARK HOMEOWNERS ASSOCIATION.

Section

The LIBERTY PARK HOMEOWNERS ASSOCIATION is

ISSUE #1 organized for the purpose of:

- a. Civic improvement
- b. Operating and maintaining the water supply system.
- c.

MARKUP #1 ->



MARKUP #1 · POTENTIAL ISSUE FOR REVIEW

BOARD & COUNSEL REVIEW

Sec. I (p. 3): Potential Issue for Review: Uploaded documents do not include an explicit written fining notice and hearing procedure required under 765 ILCS 160/1-30(g) (Illinois Common Interest Community Association Act) - 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: 765 ILCS 160/1-30(g) (Illinois Common Interest Community Association Act)

Statutory Comparison: Under 765 ILCS 160/1-30(g) (Illinois Common Interest Community Association Act), the board may levy reasonable fines for violation of the declaration, bylaws, and rules and regulations of the association only after first providing the member with written notice of the violation and an opportunity to be heard.

CURRENT WORDING IN DOCUMENT:

NAME AND OBJECT Section The name of this organization shall be LIBERTY PARK HOMEOWNERS ASSOCIATION. Section The LIBERTY PARK HOMEOWNERS ASSOCIATION is organized for the purpose of: a. Civic improvement b. Operating and maintaining the water supply system. c.

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: In accordance with 765 ILCS 160/1-30(g) (Illinois Common Interest Community Association Act), no fine may be levied against any Owner unless the Board first delivers...