

List of bylaw edits

Tuesday, December 19, 2023 8:45 PM

Throughout: capitalization corrections, removal of hyphenations, removal of extraneous whitespace, standardized margins, standardized paragraph spacing, standardized header formatting, replace he/him/his/she/her/hers with they/them/their, replace chairmen with chairperson.

Article II

Section 2

- Remove option to terminate membership in the corporation.

Section 3

- Remove special handling of disagreement within a marital community during voting. Should be handled the same as any other group-owned lot.

Article III

Section 1

- Add a provision allowing for the date and time of membership meetings to be voted upon, leave in place the previous dates as a default.
- Add email as an option for meeting notification.

Section 2

- Allow members to optionally provide email address to receive notices. Clarify handling when multiple means of communication are provided. Require that a reply or delivery receipt is required for email communications.

Section 3

- Remove requirement that the budget be presented in the February meeting.

Section 5

- Lower quorum requirement to 20 members in good standing.
- Allow mail ballots for voting at membership meetings.
- Allow scheduling of the next membership meeting to happen without a quorum.

Section 7

- Allow mail ballots for meetings of the membership. Clarify that in person or proxy votes override mailed votes. Require ballots to be postmarked by the vote date.

Article IV

Section 2

- Simplified the term lengths for directors.

Section 3

- Include email and text message as acceptable forms of communication between directors. Remove "wire" (telegraph) as an acceptable form of communication.

Section 4

- Clarify that majority of the directors constitutes a quorum for meetings of the board only.

Section 8

- Remove Public Works committee, add Parks committee and Roads committee.

Article V

Section 1

- Subsection (d), explicate that dues and special assessments follow the process outlined in Article XI.
- Subsection (e), update board member compensation to be one hour of minimum wage.

Article VI

Section 1

- Require that officers be directors.

Article VII

Section 3

- Add filing liens as a duty of the secretary.
- Remove receiving and depositing money as a duty of the secretary.

Section 4

- Add receiving, recording, and depositing money as a duty of the treasurer.
- Add the option for electronic transfers, and recurring electronic transfers.
- Reduce requirement for an annual compilation review by a CPA to a review every three years.
- Add provision that allows a member to pay for a CPA to review compilation, if they have a grievance.

Section 5

- Increase quorum requirement for taking out loans.
- Have the treasurer make restrictive endorsements on checks, rather than the secretary.
- Add option for electronic deposits.
- Change "checks" to "payments" and lower the limit to \$100 for the purpose of fulfilling these duties. Require Board approval at the next monthly meeting.
- Remove entry separating record keeping and check signing duties.

Article XI

Section 1

- Remove limitation that fees may only be changed at the February meeting.
- Remove quorum requirement for modification of fees.
- Allow mail ballots for fee modifications.

Section 2

- Update late fees to be 3% of the delinquent amount per month.

Section 3

- Standardized quorum requirements for bylaw amendments and special assessments.
- Allow mail ballots for special assessments.

Article XII

Section 1

- Standardized quorum requirements for bylaw amendments and special assessments.
- Allow mail ballots for bylaw amendments.

Article XVI

Section 3

- Allow the board to set rules for roads, parks, and other property owned by the corporation.
- Make it so changes to rules don't go into effect for 6 months following the vote.

Section 4

- Update amount to be contributed to the bridge account to \$5,000 or some greater amount.
- Update the amount to be contributed to the road account to \$5,000 or some greater amount.

Article XVII

Section 1

- Update dates to 2024.