



BETH A. GRIMM, P.L.C.
3478 Buskirk Ave., Ste. 1000
Pleasant Hill, CA 94523
Ph. 925 746-7177
Fax 925 215-8454

Web: <http://www.californiacondoguru.com>

Serving HOAs and HOs throughout the State of California

SOUTHCOAST – May 18 -LEGAL UPDATE 2013- POTPOURRI OF SUBJECTS

NEW LAWS – NOT DAVIS STIRLING

ON NOTICE OF FORECLOSURE SALE – AB 2273 – CHANGE NOT ON DAVIS STIRLING ACT A **WIN BY CAI-CLAC:** Civil Code Section 2924.1 is added to the Civil Code, to read:

1. Anyone who takes property in a HOA at a foreclosure sale must record a document of transfer of ownership (might be called a trustee deed or Certificate of Sale) within 30 days after the date of the sale.[Requirement to record within 30 days is new.]

Section 2924b of the Civil Code allows

2. Associations to record a notice that will require a title companies and lenders to give notice of the sale of the property to the HOA within 15 days of the sale. [Efforts to get title companies to accept notices with indexed properties by legal descriptions (Lot and Unit numbers) were not well received in some counties, even though the law requires recorder to accept. It's better now, but some recorders are still trying to require owner name plus APN for every property in the development. Sometimes an attorney letter helps.]

IMPORTANT – IT WON'T WORK UNLESS YOU RECORD THE NOTICE!! – BECAUSE IT ONLY APPLIES TO NOTICES OF DEFAULT RECORDED AFTER THE AB2273 NOTICE.

[See SAMPLE NOTICE– ATTACHMENT A] – SEE THE FORM ATTACHED TO RECORD.

TRIED TO GET MORE “PENALTY” FOR BANK DELAYS: Tried but couldn't keep proposed penalty in the statute for non-compliance, had to settle for requirement to record, and indexing language. Sign up at www.caiclac.com to stay on top of what it is happening.

CLEAN UP ELECTRIC VEHICLE CHARGING STATIONS: Civil Code Section 1353.9 authorizes EVCSs: Essentially, HOAs have to allow electric vehicle charging stations in the association unless it's impossible. The owner has to pay the cost of installation and removal, charging costs and insurance. After the bill was enacted there were some problems. Allowing owners exclusive use of common area for a station was in conflict with the law (Civil Code 1363.07) preventing HOAs from giving exclusive use without 2/3 approval of members. **IMPACT:** Cleanup legislation said 1363.07 doesn't apply to EVCs. Also, owners have the ability to install in their deeded or assigned parking space, but if it's impossible or unduly expensive to install there, owner has right to install in the common area. Possible problem in area of insurance. Owner has to provide \$1M coverage naming association as additional insured. **IMPACT:** But owner does not have to have insurance coverage if the energy source is an existing **NATIONAL ELECTRIC MANUFACTURERS standard alternating current power plug. .**

ESCROW CANCELLATION FEES PROHIBITED: New in Civil Code Section 1368/1368.2- the laws that tell what sellers are required to provide buyers, and the association is required to provide if the seller asks (which usually comes through an escrow demand). **IMPACT:** **Have to refund all fees for**

providing the documents if not yet been provided. But usually HOAs or managers don't collect before documents are provided anyway.

WEIRD Add-ON TO OMNIBUS BILL MODIFIES DAVIS STIRLING ACT – THIS YEAR – MAYBE IN CLEANUP (may make it into new Davis Stirling – will see.: AB 2697 was a bill that was where the “advertised” subject was Mobile Home Residency Law – it included were **3 changes to the Davis Stirling Act: IMPACT:** (1) emergency meeting via email – **action must have unanimous approval to be effective,** (2) **at a teleconference meeting the HOA representative “onsite” has to be a board member or person designated by the board** (could be the manager), and (3) **rental amendments must be “described” in the escrow packages as opposed to HOAs having to explain the applicability.**

PRIVATE INVESTIGATOR ACCESS TO GATED COMMUNITY TO SERVE SUBPENA Section 415.21 of the Code of Civil Procedure is amended to allow access to, in addition to registered process servers and marshals, private investigators who want to get in to serve “process:” (subpoena-notices of lawsuits). The restrictions related to access for a “reasonable period of time”, and necessity of “identifying to the guard the person or persons to be served” and requirement of “displaying a current driver's license or other identification and specified documentation” or now, a PI license for a PI, still stand.

Impact: Guards have to let PIs in to serve subpoenas in addition to process servers and marshals.

CONSTRUCTION MANAGERS/CONSULTANTS- LICENSED?: Business and Professions Code Section 7026.1 defines the term "consultant" for purposes a contractor to include a person who provides a bid, or who arranges for and sets up work schedules and maintains oversight of a construction project, with respect to a home improvement contract. (Licensing pertains to contracts over \$500 in combined labor and material costs.(B&P Code §7048.)

So what if managers collect bids and help boards choose contractors? Or approve progress payments based on work completed? Or schedule work? What if a director asks to do the work? What if there are charges to the HOA related to this work? Consultants who provide these services are required to pay license fees to the Contractors' License Board. The law expands the scope of an existing crime for failure to do so. A consultant is a person, **“other than ... an owner of privately owned real property to be improved”** who meets the legal criteria as it relates to a home improvement contract. It was enacted specifically to overturn a case that found construction managers did not need to be licensed.

Impact: Debate over whether applies to HOA managers or paid board members. Efforts are being made to exclude HOAs. In the meantime limit involvement.

ELECTRONIC VOTING : RECENT CLAC ANNOUNCEMENT: Thanks to CLAC, **AB 1360** is working its way through. You can participate in polls and follow this bill at www.caiclac.com. Been writing this in new documents for years – when law allows, Amended Bylaws will allow.

**NEW DAVIS STIRLING ACT – EFFECTIVE JANUARY 1, 2014
MOST SUBSTANTIVE CHANGES**

NOTICE TO ASSOCIATION (New, CC 4035)– MUST NAME CONTACT :: HOAs must provide in the annual packet of information on who is assigned to receive written notices to the HOA **(MANAGEMENT OFFICE IS OKAY)** when the notices are required, which is in the following cases:

- A request to change the Member's information in the association membership list.
- A request to add or remove a second address for delivery of individual notices to the Member.
- A request for individual delivery of general notices to the Member, that would otherwise be posted in the common area, on the website, or made by some form of general notice, or a request to cancel a prior request for individual delivery of general notices.
- A request to opt out of the membership list or a request to cancel a prior request to opt out of the membership list.
- A request to receive a full copy of a specified annual budget report or annual policy statement (or any annual disclosures).
- A request to receive all reports that in full that are otherwise provided to members in summary form, or a request to cancel a prior request to receive all reports in full.

INDIVIDUAL NOTICES VS GENERAL NOTICES: Distinction is important with regard to what must be provided directly to owners and what can be given by general notice like posting on website or common area.

INDIVIDUAL NOTICES (Section 4040). This section says: "If a provision ... requires that an association deliver a document by "individual delivery" or "individual notice," the document shall be delivered by one of the following methods: First-class mail, postage prepaid, registered or certified mail, express mail, or overnight delivery by an express service carrier, addressed to the recipient at the address last shown on the books of the association; or by E-mail, facsimile, or other electronic means, if the recipient has consented, in writing, to that method of delivery [and the individual has not revoked, in writing] ... ; **and** to the secondary address identified by an owner if there is one."

As to other items, the Association needs to follow the specific requirements related to assessment notices and lien and foreclosure notices.

A board may not "get consent" by adopting a policy stating that email notice is appropriate, or deemed to be consented" and thus avoid getting the owners' consent.

GENERAL NOTICES. SECTION 4045: This section adds language for suggested posting of notices. It says the **general notices** may be given "[by] inclusion in a billing statement, newsletter, or other document that is delivered to owners; ... [by] posting the printed document in a prominent location that is accessible to all members, if the location has been designated for the posting of general notices by the association in the annual policy statement; and if the association broadcasts television programming ... **[by]** inclusion in the programming." Additionally, "if a member requests to receive general notices by individual delivery, it shall be given ... using one of the means in [Sec. 4040]." This option is to be described in the annual disclosure package.

DELIVERY OF NOTICES: In addition there is a new **Section 4050** that says "if a document is delivered by mail, delivery is deemed to be complete on deposit into the United States mail [and] if a document is delivered by electronic means, delivery is complete at the time of transmission."

Section 4055 says "If the association or a member has consented to receive information by electronic delivery, and a writing is required, the electronic record satisfies the "in writing" requirement, so long as it comes in a form that can be retained, electronically or printed. **These sections are new, and eliminating any argument about whether notice by mail requires an extra 5 days to allow the notice to be delivered.**

ANNUAL DISCLOSURE PACKAGE: The annual disclosures have been broken into two sections, the “Budget Report” and the “Annual Policy Statement”. The items that are to be included in each are listed below on the “Emergency Contact and Consent to Notice Via Email form provided in **ATTACHMENT B** below. Since these items that are sent out in late 2013 will be effective for the 2014 fiscal year, it is best to include them with the disclosure packages that go out this fall. It will take a reorganization of existing disclosures, and all the policies that you will need to disclose will be posted on my website under the “Reorganized 2014 Davis Stirling Act” link on the main page of my website by this summer. They are also being sent out item by item in my E-Newsletter, so get on the list if you are not already signed up! (www.californiacondoguru.com/mainpage.html)

IMPACT: Reorganization of the annual disclosure packages will be needed. Also, it would be wise to include in **each existing policy reference to the old and the new statutes**, because then people familiar with the existing laws and code numbers will be able to easily translate their existing knowledge into the new code sections. If you have a mid year budget and disclosure package coming due soon, you can send out the 2013 disclosure package and then do some cleanup at years end to notify owners of changes relevant to 2014.

[THIS ITEM DOES NOT APPEAR IN THE NEW DS ACT]: 1363.005. DISCLOSURE INDEX. Davis Stirling requires associations to, at the request of any member, distribute to the member, in the manner described in Section 1350.7, a specific Disclosure Documents Index: That language does not appear in the new law.

ETHICS, CONFLICT OF INTEREST, BOARD MEMBERS

IDENTIFIED CONFLICTS:

CURRENT ACT 2013 FROM DAVIS STIRLING IN PLAIN ENGLISH

1365.6. DISCLOSURE OF DIRECTOR'S FINANCIAL INTEREST IN CONTRACT.

Notwithstanding any other law, and regardless of whether an association is a corporation, as defined in Section 162 of the Corporations Code, the provisions of Section 310 of the Corporations Code shall apply to any contract or other transaction authorized, approved, or ratified by the board or a committee of the board.

Comment: The impact of this section is basically to say that any contract that is executed by the Association in which a Director has a financial interest is not automatically void or voidable, if the terms have been disclosed to the membership. The concept supported is openness. You can see a copy of Corporations Code Section 310 at www.ca.gov, navigating to the California Codes.

NEW DAVIS STIRLING ACT 2014 – CORP CODE BROUGHT IN

5350. (a) Notwithstanding any other law, and regardless of whether an association is incorporated or unincorporated, the provisions of Sections 7233 and 7234 of the Corporations Code shall apply to any contract or other transaction authorized, approved, or ratified by the board or a committee of the board.

(b) A director or member of a committee shall not vote on any of the following matters:

(1) Discipline of the director or committee member.

(2) An assessment against the director or committee member for damage to the common area or facilities.

(3) A request, by the director or committee member, for a payment plan for overdue assessments.

(4) A decision whether to foreclose on a lien on the separate interest of the director or committee member.

(5) Review of a proposed physical change to the separate interest of the director or committee member.

(6) A grant of exclusive use common area to the director or committee member.

(c) Nothing in this section limits any other provision of law or the governing documents that govern a decision in which a director may have an interest.

UNIDENTIFIED CONFLICTS

Directors Taking Advantage, Breaking Rules

Director Married To Vendor Performing Work

Directors Cutting Assessments For Themselves For Service

Biased For Some Reason – Friends/ Neighbors/ Involved Somehow

CONFIDENTIALITY ISSUES – Segregate problem board members, appoint Executive Committee to hold executive sessions when discussing confidential information, minus the problem board member.

Question of “Absolute Discretion” in Corporations Code and “Limitations” imposed by Chantilles case.

HOW TO GET A DYSFUNCTIONAL BOARD BACK ON TRACK

1. Roberts Rules or Parliamentary Procedure for Order in Meetings
2. Control Emotions, Do Not React to Perpetrator. Hear them Out and “Thanks”
3. Change Officers if Officer is the Problem
4. Bring in Outside Resources To Support Arguments
5. Defer Heated Topics When Possible
6. Engage [Learned] People Skills
7. Active Listening
8. Meetings Policy
9. Seek Advice or Assistance of Facilitator OR
10. Seek Advice or Assistance of Knowledgeable Attorney
11. Properly Support (Legally) Candidates That Will Add Value, Not Detract

ABUSE OF EMAIL TO MANAGERS, BOARD MEMBERS - SUGGESTIONS

POLICY (Adopt if not written and circulate)

1. All emails may be placed in board packet for review at a meeting – don’t expect an immediate reply, or any reply in the case of a reported violation or maintenance or other situation that should receive attention.
2. If board or management is receiving harassing or threatening emails (or calls for that matter), may be submitted to attorney for review and comment, at owners’ expense (need a review of governing documents for strength of this – including what authority and rights exist.

HOW MANY QUESTIONS ABOUT ELECTIONS AND MEETINGS AND PROCESS CAN BE ANSWERED IN THE BYLAWS?

A GOOD SET OF BYLAWS DOES THE FOLLOWING:

1. Reflects the Current Laws – 2013 to 2014, Possibly a Conversion Chart
2. Gives Clear Delineation of Meetings (Membership vs. Board) and Offices (Director vs. Officers)

3. Gives Clear Authority for Necessary Rule Setting Without Membership Approval
4. Written in Lay Language
5. Gives Clarity in Requirement for Election Rules and Laws AND To the Extent the HOA Board will allow, and Members will approve, Eliminates Problem Areas like Cumulative Voting and Proxies

SEE ATTACHED FORMS

LAST BUT NOT LEAST – Q AND A ON ALL THIS AND ANY OTHER TOPIC(S)

ATTACHMENTS NOTICE FORM FOR AB 2237 AND CONSENT FORM

ATTACHMENT A The form is adapted and modified from the statutory form in the law – and should work for HOAs that want to receive notices of foreclosure sales.

REQUEST FOR NOTICE UNDER CIVIL CODE SECTION 2924B
By _____ Homeowners Association (*use legal name*)

In accordance with Section 2924b(f) of the California Civil Code, request is hereby made that a copy of any Trustees' Deed or other Deed resulting from the sale under the a deed of trust or mortgage recorded against any of the properties described by the Parcel/APN numbers listed on Exhibit A, which is attached hereto and incorporated herein, be mailed to ____[HOA NAME]____, which is a common interest development homeowners association and is subject to Civil Code Section 1351, at: _____[ADDRESS], within 15 days of recording said Trustee's Deed or other form of Deed upon sale.

NOTICE: It is understood that a copy of said deed will be sent only to the address contained in this recorded request, which is for the Homeowners Association making the request, and that if the address changes, a new request must be recorded.

Signature _____
Printed Name: _____
Title: _____
Authorized by and on Behalf of
[Proper Legal HOA NAME]

[SIGNATURE MUST BE NOTARIZED]
[Exhibit identifying the parcel numbers or legal descriptions of the property must be affixed.]

ATTACHMENT B
[Satisfies Sections 1350.7 (2013) and 4040 (2014) of the Civil Code]

EMAIL CONSENT FORM -
ANNUAL REQUEST FOR EMERGENCY INFORMATION -

To Members: by signing this form, you will be (1) providing important contact information to be used in case of emergency and (2) saving the association printing and mailing costs by agreeing to accept email notices instead of mailed notices for items that would otherwise be provided by mail (those specifically named below). It is up to you to notify the association whenever your email address changes, and to settle with other owners of your unit or lot on one email address for communications related to your property.

Please complete the information below:

Homeowner Name(s): _____
e-mail address: _____
Mailing Address: _____
Property Address: _____
Phone: Day: _____ Eve: _____

You may opt out of having your information listed on the general membership list that is available upon a member's request by checking here /___/.

If home is rented, also provide the tenant contact information:

Tenant Name(s): _____

e-mail address: _____

Mailing Address: _____

Property Address: _____

Phone: Day: _____ Eve: _____

CONSENT TO RECEIVE DOCUMENTS AND NOTICES VIA EMAIL

I, the undersigned owner, hereby give consent to ___[ASSOCIATION NAME] ___ to provide notices of the items listed below via email as an alternative to mail notices.

I certify that I am an owner of the property described below and that all owners of the property at the address listed below have authorized me to provide this written consent and the email address for communications on their behalf, which is:

_____.

[TYPE OR PRINT EMAIL ADDRESS CLEARLY PLEASE]

I understand that I have the right to request that the documents to also be transmitted in paper or other non-electronic form if I wish; and

- 1. The consent applies to all of the items listed below; and
- 2. The items will be sent to the Owner/Member who is named above; and
- 3. This consent shall remain in effect until revoked in writing.

I understand that I need to return this original document to the association with my signature or that I may affix an authenticated digital signature to it and return it by email.

Dated: _____

_____ [Owner Signature]

Items That Will Be Sent by Email

ANNUAL DISCLOSURE NOTICES

ANNUAL BUDGET REPORT-FINANCIAL INFORMATION (Civil Code Section 5300 and as noted)

- (1) Pro forma operating budget
- (2) A summary of the association's reserves per Section 5565
- (3) A summary of the reserve funding plan per (5)(b) of CC Section 5550 or summary form per Section 5570
- (4) A statement regarding any deferred maintenance
- (5) A statement as to whether the board anticipates special assessments to pay for obligations regarding major components or to fund reserves

- (6) A statement as to the mechanisms for funding the reserves including assessments, borrowing or deferring maintenance
- (7) A general statement addressing the procedures used for calculating the reserves using the formula in Section 5570
- (8) A statement as to whether the association has any outstanding loans with an original term of more than one year
- (9) A summary of the association's property, general liability, earthquake, flood, and fidelity insurance policies

ANNUAL POLICY STATEMENT (Civil Code Section 5310 and 5320 as noted)

- (1) The name and address of the person designated to receive official communications to the association, per Section 4035
- (2) A statement explaining that a member may submit a request to have notices sent to up to two different specified addresses per Section 4040
- (3) The location, if any, designated for posting of a general notice, Section 4045 (a)(3)
- (4) Notice of a member's option to receive general notices by individual delivery, pursuant to 4045 (b)
- (5) Notice of a member's right to receive copies of meeting minutes, Section 4950(b)
- (6) The statement of assessment collection policies required by Section 5730
- (7) A statement describing the association's policies and practices in enforcing lien rights and legal remedies for collection of delinquent assessments per Section 5850
- (8) A Discipline policy, if any, including any reimbursement or fine penalties per Section 5850
- (9) A summary of dispute resolution procedures, pursuant to Sections 5920 and 5965
- (10) A summary of requirements for association approval of a physical change to property, per Section 4765
- (11) The mailing address for overnight payment of assessments, pursuant to Section 5655
- (12) Any other information for all owners that is required by law or the governing documents or that the board determines to be appropriate for inclusion.

[WARNING ABOUT EMAIL NOTICE: BOARDS! I do not suggest using this consent form without advice from the association's attorney. Attorneys have differing opinions on what is acceptable and advisable under the statute. And there are things a board should know when deciding to use this form. There are extra duties like keeping 2 notice lists (those that opt in and those that opt out, extra work and paying management for keeping two lists, the risks because of the wording of the pertinent statute, etc. EMAIL notice alone is not recommended for disciplinary hearings and notices or any of the items required by law to be sent to or served on the owner of the delinquent account.]

DAVIS STIRLING ACT CONVERSION CHART – TAKING ASSOCIATIONS INTO 2014 WITH A SMOOTH TRANSITION. Below, the conversion chart I put together for the 2013 to 2014 statutes is attached. Be advised that there are many conversion charts out there – CLRC, CACM. DAVIS STIRLING WEBSITE, MANY ATTORNEY SITES, etc.. A word of caution: I have found inconsistencies in some charts I have seen indicating that some of the preparers rushed to put these together and some were not intimately familiar with the real subject of the law. And reading it on the fly to make the comparisons does not work as I found out! It took some real thought. Also, most charts do not have the comprehensive title/subject references that I used, which make it easier for you – and for me, to locate the exact correct new references by the detailed subject matter.

One more note – at a later time when I put my chart up as well as links to several of the conversion charts of the organizations like the CLRC (drafter of the laws), and CACM, ECHO, and CAI, I will also be providing “Mini” Charts that will work for policies, Updated Bylaws and CC&Rs drafted with the 2013 references, and helpful tips. Visit www.californiacondoguru.com/mainpage/html to find the link. And be patient – there are a lot of important helpful tools that are being developed by me to help associations make a smooth transition into 2014. It doesn’t have to be like the 1999 to 2000 millennium craziness.

DAVIS STIRLING ACT CONVERSION CHART 2013 to 2014
PREPARED BY BETH GRIMM, ATTORNEY © ALL RIGHTS RESERVED

2013 DAVIS STIRLING ACT CIVIL CODE SECTIONS	2014 DAVIS STIRLING ACT CIVIL CODE SECTIONS
1350. "THE DAVIS-STIRLING COMMON INTEREST DEVELOPMENT ACT"	4000 TITLE
1350.5 SCOPE, MEANING AND INTENT OF TITLE	4005 HEADINGS
1350.7. DELIVERY OF DOCUMENTS; APPROVED METHODS.	4040 INDIVIDUAL DELIVERY OF NOTICE; 4045 GENERAL DELIVERY OF NOTICE; 4050 WHEN DOCUMENT IS DEEMED DELIVERED, 4055 VALIDITY OF ELECTRONIC DELIVERY
NOT IN PRE-2014 LAWS	4010 APPLICABILITY PRIOR TO JANUARY 1, 2014
NOT IN PRE-2014 LAWS	4035 DELIVERY OF DOCUMENTS TO ASSOCIATION
1351 DEFINITIONS (intro.)	4075 DEFINITIONS
NOT IN PRE-2014 LAWS	4076 ANNUAL BUDGET REPORT – FINANCAL DISCLOSURES
NOT IN PRE-2014 LAWS	4078 ANNUAL POLICY STATEMENT- POLICY DISCLOSURES
1351(a) ASSOCIATION	4080 ASSOCIATION
NOT IN PRE-2014 LAWS	4085 BOARD
1363.05(k)(2) BOARD MEETING	4090 BOARD MEETING
1351(b) COMMON AREA	4095 COMMON AREA
1351(c) COMMON INTEREST DEVELOPMENT	4100 COMMON INTEREST DEVELOPMENT
1351(c)(3) COMMUNITY SERVICE ORGANIZATION OR SIMILAR ENTITY	4110 COMMUNITY SERVICE ORGANIZATION OR SIMILAR ENTITY
1351(d) COMMUNITY APARTMENT PROJECT	4105 COMMUNITY APARTMENT PROJET
1351(e) CONDOMINIUM PLAN	4285 CONDOMINIUM PLAN, 4290 REORDATION, 4295 AMENDMENT OR REVOCATION
NOT IN PRE-2014 LAWS	4120 CONDOMINIUM PLAN
1351(f) CONDOMINIUM PROJECT	4125 CONDOMINIUM PROJECT
1351(g) DECLARANT	4130 DECLARANT

1351(h) DECLARATION NOT IN PRE-2014 LAWS	4135 DECLARATION 4140 DIRECTOR
1351(i) EXCLUSIVE USE COMMON AREA NOT IN PRE-2014 LAWS	4145 EXCLUSIVE USE COMMON AREA 4148 GENERAL NOTICE
1351(j) GOVERNING DOCUMENTS NOT IN PRE-2014 LAWS	4150 GOVERNING DOCUMENTS 4153 INDIVIDUAL NOTICE
1363.05(k)(1) ITEM OF BUSINESS 1363.1(b), 1363.2(f) MANAGING AGENT NOT IN PRE-2014 LAWS	4155 ITEM OF BUSINESS 4158 MANAGING AGENT 4160 MEMBER
NOT IN PRE-2014 LAWS 1351(k) PLANNED DEVELOPMENT	4170 PERSON 4175 PLANNED DEVELOPMENT
1365(f) RESERVE ACCOUNTS 1365(g) RESERVE ACCOUNT REQUIREMENTS	4177 RESERVE ACCOUNTS 4178 RESERVE ACCOUNT REQUIREMENTS
1351(l) SEPARATE INTEREST 1351(m) STOCK COOPERATIVE	4185 SEPARATE INTEREST 4190 STOCK COOPERATIVE
1352 APPLICATION OF ACT 1352.5 DELETION OF UNLAWFUL RESTRICTIVE COVENANTS	4200 APPLICATION OF ACT 4225 DELETION OF UNLAWFUL RESTRICTIVE COVENANTS
1353 CONTENTS OF DECLARATION 1353 NOTICE OF AIRPORT INFLUENCE AREA NOT IN PRE-2014 LAWS	4250 CONTENTS OF DECLARATION 4255 S NOTICE OF AIRPORT INFLUENCE AREA 4700 APPLICATION OF ARTICLE
1353.5 DISPLAY OF UNITED STATES FLAG BY AN OWNER ON OR IN OWNER'S SEPARATE INTEREST OR WITHIN EXCLUSIVE USE COMMON AREA 1353.6 NONCOMMERCIAL SIGNS AND BANNERS; PERMITTED POSTING OR DISPLAY; EXCEPTIONS	4705 DISPLAY OF US FLAG 4710 NONCOMMERCIAL SIGNS, FLAGS AND BANNERS
1353.7 COMMON INTEREST DEVELOPMENTS ROOF INSTALLATION AND REPAIR; GOVERNING DOCUMENTS 1353.8 USE OF DROUGHT RESISTENT PLANTS	4720 APPROVAL OF ROOFING MATERIALS 4735 LIMITS ON REGULATION OF LOW WATER- USING PLANTS AND OTHER WATER USE
1353.9 ELECTRIC VEHICLE CHARGING 1354 COVENANTS AND RESTRICTIONS IN DECLARATION AS EQUITABLE SERVITUDES; ENFORCEMENT	4745 ELECTRIC VEHICLE CHARGING STATION 5975 ENFORCEMENT OF GOVERNING DOCUMENTS
1355(a) EFFECTIVENESS OF AMENDMENT 1355(b) ABILITY TO AMEND DECLARATION. IF NOT IN DOCUMENTS, TERMINATION OF ASSOCIATION	4270 EFFECTIVENESS OF AMENDMENT TO DECLARATION 4260 ABILITY TO AMEND DECLARATION
1355(b)(1) DELIVERY OF PROPOSED AMENDMENT 1355.5 AMENDMENT OF GOVERNING DOCUMENTS TO DELETE DEVELOPER PROVISIONS IN DOCUMENTS NOT IN PRE-2014 LAWS	5115(e) DELIVERY OF PROPOSED AMENDMENT 4230 DELETION OF DECLARANT PROVISIONS IN GOVERNING DOCUMENTS 4235 CORRECTION OF STATUTORY CROSS- REFERENCE
1356 PETITION TO LOWER AMENDMENT PERCENTAGE 1357 EXTENSION OF TERM OF DECLARATION 1357.100 OPERATING RULE CHANGES, NOTICE REQUIREMENTS,	4275 JUDICIAL AUTHORIZATION OF AMENDMENT 4265 EXTENSION OF TERM OF DECLARATION 4340 OPERATING RULE DEFINITION
1357.100(b) DEFINITIONS, RULE CHANGE 1357.110 REQUIREMENTS FOR VALIDITY AND	4340(b) RULE CHANGE DEFINITION 4350 REQUIREMENTS FOR VALIDITY AND

ENFORCABILITY	ENFORCEABILITY
1357.120 APPROVED SUBJECT MATTERS; BOARD ACTION TO PROPOSE A RULE CHANGE; SPECIAL MEETINGS OF THE MEMBERS TO REVERSE A RULE CHANGE	4355 APPLICATION OF RULEMAKING PROCEDURES
1357.130 PROPOSED RULE CHANGE BY BOARD ACTION; NOTICE ; MEETING	4360 APPROVAL OF RULE CHANGE BY BOARD
1357.140 SPECIAL MEETING OF THE MEMBERS TO REVERSE A RULE CHANGE; NOTICE; VOTING REQUIREMENTS; EFFECT OF APPROVAL REVERSAL	4365 REVERSAL OF RULE CHANGE OF MEMBERS
1357.150 APPLICABILITY OF ARTICLE TO CHANGES COMMENCED BEFORE AND AFTER JANUARY 1, 2004	4370 APPLICABILITY OF ARTICLE TO CHANGES COMMENCED BEFORE AND AFTER JANUARY 1, 2004
1358 INTERESTS INCLUDED IN CONVEYENCE OF CID PROPERTIES RE EXCLUSIVE USE COMMON AREA	4645 TRANSFER OF EXCLUSIVE USE COMMON AREA
1358 RESTRICTIONS ON SEVERABILITY OF INTERESTS	4650 RESTRICTIONS ON SEVERABILITY OF INTERESTS
1358(a) TRANSFER OF SEPARATE INTERESTS IN COMMUNITY APARTMENT ASSOCIATION	4625 TRANSFER OF INTEREST IN A COMMUNITY APARTMENT ASSOCIATION
1358(b) TRANSFER OF SEPARATE INTERESTS IN CONDOMINIUM INCLUDES EXCLUSIVE USE COMMON AREA	4630 CONDOMINIUM PROJECT TRANSFER INCLUDES INTEREST IN COMMON AREA
1358(c) TRANSFER OF SEPARATE INTERESTS IN PLANNED DEVELOPMENT INCLUDES EXCLUSIVE USE COMMON AREA	4635 PLANNED DEVELOPMENT TRANSFER INCLUDES INTEREST IN COMMON AREA
1358(d) TRANSFER OF SEPARATE INTERESTS IN A STOCK COOPERATIVE INCLUDES INTEREST IN CORPORATION	4640 STOCK COOPERATIVE INCLUDES INTEREST IN CORPORATION
1359 RESTRICTIONS ON PARTITION	4610 PARTITION OF CONDOMINIUM PROJECT
1360 REQUEST FOR MODIFICATION OF A UNIT BY OWNER FOR DISABILITY ACCESS	4760 REQUEST FOR MODIFICATIONS OF UNIT FOR DISABILITY ACCESS
1360.2 RENTAL RESTRICTION AMENDMENTS	4740 RENTAL RESTRICTIONS PROHIBITING LEASING
1360.5 PETS WITHIN COMMON INTEREST DEVELOPMENT	4715 PETS IN CIDS
1361 RIGHTS OF INGRESS, EGRESS AND SUPPORT	4505 APPURTENANT RIGHTS AND EASEMENTS
1361.5 PHYSICAL ACCESS TO SEPARATE INTEREST	4510 ACCESS TO SEPARATE INTEREST PROPERTY
1362 OWNERSHIP OF COMMON AREAS	4500 OWNERSHIP OF COMMON AREA
1363(a) ASSOCIATION MAY BE INCORPORATED OR UNINCORPORATED	4800 ASSOCIATION MAY BE INCORPORATED OR UNINCORPORATED
1363(b) ASSOCIATION DUTY TO PROVIDE A BUDGET PER 1365 AND DISCLOSURES PER 1368	NO CORRESPONDING STATUTE
1363(c) RIGHT TO EXERCISE POWERS OF NONPROFIT MUTUAL BENEFIT CORPORATION	4805 ASSOCIATION POWERS
1363(d) MEMBER MEETING	5000(a) MEMBER MEETING
1363(h) JOINT NEIGHBORHOOD ASSOCIATION	4820 JOINT NEIGHBORHOOD ASSOCIATION
1363.001 ON-LINE EDUCATION COURSE REGARDING ROLE, DUTIES, LAWS AND RESPONSIBILITIES OF BOARD MEMBERS AND PROSPECTIVE BOARD MEMBERS AND NONJUDICIAL FORCLOSURE	5400 DIRECTOR TRAINING COURSE
1363.005 DISCLOSURE INDEX	NO CORRESPONDING STATUTE
1363.03(a) and (b) ELECTIONS- REQUIRED TO BE HELD	5100, 5105 ELECTIONS - SUBJECTS REQUIRING

BY SECRET BALLOT, ELECTIONS RULES REQUIRED	SECRET BALLOT PROCESSES and ELECTIONS RULES REQUIREMENTS
1363.03(b) QUORUM, CUMULATIVE VOTING	5115(b) AND (c) QUORUM, CUMULATIVE VOTING
1363.03(c) INSPECTORS OF ELECTIONS	5110 INSPECTORS OF ELECTIONS
1363.03(d) PROXIES	5130 PROXIES
1363.03(e) SECRET BALLOT REQUIREMENTS	5115(a) SECRET BALLOT REQUIREMENTS
1363.03(f) SECRET BALLOT TABULATION	5120(a) COUNTING BALLOTS
1363.03(g) SECRET BALLOT ELECTION RESULTS- NOTICE	5120(b) SECRET BALLOT ELECTION RESULTS- NOTICE
1363.03(h) AND (i) SECRET BALLOT RETENTION/CUSTODY	5125(a) (b) BALLOT RETENTION/CUSTODY
1363.03(j) RULES MAY ALLOW NOMINATION FROM THE FLOOR OF MEETING, MAY ALLOW WRITE-INS	5105(b) RULES MAY ALLOW NOMINATION FROM THE FLOOR OF MEETING, MAY ALLOW WRITE INS
1363.03(k) ELECTION BY MAIL	5115(d) ELECTION BY MAIL
1363.03(l) APPLICABILITY OF ARTICLE WHETHER INCORPORATED OR UNINCORPORATED	5100(c) APPLICABILITY OF ARTICLE WHETHER INCORPORATED OR UNINCORPORATED
1363.03(m) APPLICABILITY OF ARTICLE TO VOTES CAST DIRECTLY BY MEMBERS, BUT NOT DELEGATES	5100(d) APPLICABILITY OF ARTICLE TO VOTES CAST DIRECTLY BY MEMBERS, BUT NOT DELEGATES
1363.03(n) RESOLVES CONFLICTS WITH CORPORATIONS CODE	5100(e) RESOLVES CONFLICTS WITH CORPORATIONS CODE
1363.03(o) OPERATIVE DATE OF ELECTIONS STATUTES	NOT STATED IN 2014 LAW
1363.04 FUNDS NOT USED FOR CAMPAIGNS	5135 CAMPAIGN-RELATED INFORMATION
1363.07 TRANSFER FOR EXCLUSIVE USE OF COMMON AREA; AFFIRMATIVE VOTE REQUIRED; EXCEPTIONS; CONTENTS OF PROPOSED MEASURE	4600 GRANT OF EXCLUSIVE USE
1363.09 CIVIL ACTION, REMEDIES TO ENFORCE 1363.03-1363.09	4605 CIVIL ACTION TO ENFORCE SECTION 4600
1363.09 ENFORCEMENT OF OPEN MEETINGS ACT ARTICLE	4955 CIVIL ACTION TO ENFORCE ARTICLE 4900 SERIES
1363.09 CIVIL ACTION FOR VIOLATIONS ARTICLE 5 WHICH INCLUDES ELECTIONS	5145 JUDICIAL ENFORCEMENT ARTICLE 5100
1363.1 EXCEPTION TO MANAGING AGENT DEFINITION	5385 EXCEPTION TO MANAGING AGENT
1363.1(a) PROSPECTIVE MANAGING AGENT REPRESENTATIONS	5375 PROSPECTIVE MANAGING AGENT DISCLOSURE
1363.2(a) – (e) MANAGING AGENT’S RESPONSIBILITY FOR ASSOCIATION FUNDS	5380(a) – (e) MANAGEMENT TRUST FUND ACCOUNT RESPONSIBILITY
1363.2(g) COMPLETED PAYMENT, DEFINED	5380(f) COMPLETED PAYMENT, DEFINED
1363.5 ARTICLES OF INCORPORATION; REQUIRED STATEMENT OF FILING	4280 CONTENT OF ARTICLES OF INCORPORATION
1363.6 ASSISTANCE WITH IDENTIFICATION OF COMMON INTEREST DEVELOPMENTS; SUBMISSION OF INFORMATION BY EACH ASSOCIATION; TIME; NOTICE OF CHANGE OF ADDRESS; PENALTY FOR VIOLATION OF FILING REQUIREMENTS; AVAILABILITY OF INFORMATION	5405 STATE REGISTRY
1364(a) MAINTENANCE, REPAIR AND REPLACEMENT OBLIGATIONS IN A CID	4775(a) MAINTENANCE RESPONSIBILITIES IN A CID
1364(c) NOTICE OF REPAIR REQUIREMENTS	4775(b) COSTS DURING RELOCATION – TERMITE TREATMENTS
1364(b) TERMITE AND PEST CONTROL	4780 WOOD-DESTROYING PESTS OR ORGANISMS

RESPONSIBILITIES	
1364(d) – (e) ASSOCIATION REQUIRING TEMPORARY RELOCATION, NOTICE OF REPAIR REQUIREMENTS	4785 TEMPORARY REMOVAL OF OCCUPANT TO PERFORM TREATMENT OF WOOD-DESTROYING PESTS
1364(f) TELEPHONE WIRING AND ACCESS	4790 EXCLUSIVE USE COMMUNICATION WIRING
1365 (intro cl.) PRO FORMA OPERATING BUDGET	5300(b) (intro cl.) PRO FORMA OPERATING BUDGET
1365(a)-(b) PRO FORMA OPERATING BUDGET	5300(b)(1) –(3) PRO FORMA OPERATING BUDGET
1365(a)(2)(A)-(D) RESERVES SUMMARY	5565 SUMMARY OF ASSOCIATION RESERVES
1365(a)(3) STATEMENT RE: LOANS WITH TERM GREATER THAN ONE YEAR	5300(b)(8) STATEMENT RE: LOANS WITH TERM GREATER THAN ONE YEAR
1365(a)(3)(A) STATEMENT RE: DEFERRAL OF REPAIR TO MAJOR COMPONENT	5300(b)(4) STATEMENT RE: DEFERRAL OF REPAIR TO MAJOR COMPONENT
1365(a)(3)(B) STATEMENT RE: ANTICIPATED SPECIAL ASSESSMENT	5300(b)(5) STATEMENT RE: ANTICIPATED SPECIAL ASSESSMENT
1365(a)(3)(C) STATEMENT RE: HOW RESERVES WILL BE FUNDED	5300(b)(6) STATEMENT RE: HOW RESERVES WILL BE FUNDED
1365(a)(4) SUMMARY OF RESERVES NOT ADMISSIBLE	5300(d) SUMMARY OF RESERVES NOT ADMISSIBLE
1365(a)(4)(3 rd paragraph) ANNUAL BUDGET	5300(a) ANNUAL BUDGET REPORT
1365(a)(4) STATEMENT RE: PROCEDURES USED IN RESERVE CALCULATIONS	5300(b)(7) STATEMENT RE: PROCEDURES USED IN RESERVE CALCULATIONS
1365 (c) REVIEW OF FINANCIAL STATEMENT	5305 REVIEW OF FINANCIAL STATEMENT
1365(d) SUMMARY OF ANNUAL BUDGET REPORT OR ANNUAL POLICY STATEMENT	5320 DELIVERY OF FULL REPORT OR SUMMARY
1365(e) ASSESSMENT COLLECTION POLICY	5310(a)(7) ASSESSMENT COLLECTIONS POLICY
1365(f)(1)-(4) SUMMARY OF INSURANCE POLICIES	5300(b)(9) SUMMARY OF INSURANCE POLICIES
1365.1 NOTICE TO MEMBERS OF ASSOCIATION PRIOR TO BEGINNING OF FISCAL YEAR	5730 STATEMENT OF COLLECTION PROCEDURE – NOTICE TO MEMBERS
1365.2 DEFINITIONS RE: RECORDS INSPECTION	5200(a) DEFINITIONS, ASSOCIATION RECORDS RIGHTS TO INSPECT
1365.2 ASSOCIATION RECORDS	5200(b) DEFINITIONS, ENHANCED RECORDS, RIGHT TO INSPECT
1365.2(a)(1) INSPECTION OF MEMBERSHIP LIST, STATED PURPOSE, OPT OUT	5220, 5225 MEMBERSHIP LIST OPT OUT
1365.2(a)(2) (last cl.) RECORDS REQUEST; BILLING	5205(g) RECORDS REQUEST; BILLING
1365.2(b) ASSOCIATION RECORDS	5205(a) – (b) DOCUMENT
1365.2(c)(1) – (4) RECORD INSPECTION	5205 (c) - (f) RECORD INSPECTION
1365.2(c)(5) RECORDS REQUEST; BILLING	5205(g) RECORDS REQUEST; BILLING
1365.2(d) ALLOWED REDACTION FROM RECORDS	5215 WITHHOLDING AND REDACTION
1365.2(e) RECORDS NOT FOR COMMERCIAL USE	5230 RESTRICTION ON USE OF RECORDS
1365.2(f) ACTION TO ENFORCE RIGHT TO INSPECT	5235 ENFORCEMENT
1365.2(g) APPLICABILITY TO COMMUNITY SERVICE ORGANIZATION	5240(c) APPLICABILITY TO COMMUNITY SERVICE ORGANIZATION
1365.2(h) TRANSMISSION OF RECORDS VIA ELECTRONIC TRANSMISSION/ STORAGE MEDIA	5205(h) RECORDS REQUEST; ELECTRONIC TRANSMISSION
1365.2(i) – (j) TIME PERIODS RECORDS ARE SUBJECT TO INSPECTION	5210(a) – (b) TIME PERIODS FOR RECORDS SUBJECT TO INSPECTION
1365.2(k) RECORD RETENTION; PRIOR TO 2006	5210(c) RECORD RETENTION; PRIOR TO 2006
1365.2(l) SUPERSEDES MEMBERSHIP LIST IN CORPORATIONS CODE WHERE IS A CONFLICT	5240 ARTICLE 5200 PROVISIONS SUPERSEDE CORPORATIONS CODE CONFLICTING PROVISIONS

RELATING TO FINANCIAL RECORDS AND MEMBERSHIP LIST	
1365.2(m) APPLICABILITY TO DIRECTOR- CONTROLLED BOARD WHILE SELLING PROPERTY	5240(d) APPLICABILITY TO DIRECTOR- CONTROLLED BOARD WHILE SELLING PROPERTY
1365.2(n) OPERATIVE DATE JULY 1, 2006 NOT IN PRE-2014 LAWS	NOT IN 2014 LAW 5260 MAILING-OWNER NOTICE REQUESTS – WRITING REQUIRED
1365.2.5 FORM SUMMARIZING DISCLOSURES; FORM TO ACCOMPANY PRO FORMA BUDGET OR SUMMARIES; SUPPLEMENTATION OR MODIFICATION; CALCULATING AMOUNT OF RESERVES	5570 ASSESSMENT AND RESERVE FUNDING DISCLOSURE SUMMARY FORM
1365.2.5(b)(3) RESERVE FUNDING DISCLOSURE SUMMARY FORM	5300(e) RESERVE FUNDING DISCLOSURE SUMMARY FORM
1365.3 COMMUNITY SERVICE ORGANIZATION REPORTS; INFORMATION ON COMPONENTS TO COMPLETE	5580 COMMUNITY SERVICE ORGANIZATION REPORT
1365.5(a) REQUIRED FINANCIAL REVIEW BY THE BOARD	5500 BOARD REVIEW
1365.5(b) SIGNATURES REQUIRED FOR WITHDRAWAL FROM RESERVES	5510(a) USE OF RESERVE FUNDS
1365.5(c)(1) RESERVE FUNDS LIMITED USE	5510(b)
1365.5(c)(2) BORROWING FROM RESERVES	5515 TEMPORARY TRANSFER OF RESERVE FUNDS
1365.5(d) BORROWING FROM RESERVES	5520 USE OF RESERVE FUNDS FOR LITIGATION
1365.5(e)(1) - (5) RESERVE STUDY REQUIREMENTS	5550 VISUAL INSPECTION OF MAJOR COMPONENTS AND RESERVE STUDY
1365.5(e)(5) RESERVE STUDY REQUIREMENTS, FUNDING PLAN	5560 RESERVE FUNDING PLAN
1365(f)(2) NOTICE OF CHANGE OF INSURANCE	5810 NOTICE OF CHANGE IN COVERAGE
1363(f) MONETARY PENALTY DISCLOSURE	5850(a) SCHEDULE OF MONETARY PENALTIES
1363(g) MONETARY PENALTY HEARING	5855 HEARING
1363(i) QUALIFICATION OF FORGOING PROVISIONS	5865 NO EFFECT ON AUTHORITY OF BOARD
1363.810 APPLICATION OF ARTICLE	5900 APPLICATION OF ARTICLE
1363.820 FAIR, REASONABLE, AND EXPEDITIOUS PROCEDURE TO RESOLVE DISPUTES; USE OF LOCAL DISPUTE RESOLUTION PROGRAMS	5905 FAIR, REASONABLE, AND EXPEDITIOUS DISPUTE RESOLUTION PROCEDURE REQUIRED
1363.830 REQUIREMENTS OF A FAIR, REASONABLE, AND EXPEDITIOUS DISPUTE RESOLUTION PROGRAM	5910 MINIMUM REQUIREMENTS OF ASSOCIATION PROCEDURE
1363.840 APPLICATION OF SECTION; USE OF PROCEDURES; DISPUTE RESOLUTION AGREEMENTS; CONDITIONS; FEES	5915 DEFAULT MEET AND CONFER PROCEDURE
1363.850 NOTICE, DESCRIPTION OF INTERNAL DISPUTE RESOLUTION PROCESS	5920 NOTICE IN POLICY STATEMENT
1365.6 DISCLOSURE OF DIRECTOR'S FINANCIAL INTEREST IN CONTRACT	5350(a) DISCLOSURE, INTERESTED DIRECTOR
1365.7 LIMITED AVAILABILITY OF DIRECTORS	5800 LIMITATION OF DIRECTOR AND OFFICER LIABILITY
1365.9 LIABILITY OF INDIVIDUAL OWNERS; CRITERIA; LIMITATIONS	5805 LIMITATION OF MEMBER LIABILITY
1366(a) ASSESSMENTS	5600(a) LEVY OF ASSESSMENT

1366(a) ASSESSMENTS – APPROVAL REQUIREMENTS	5605(a) ASSESSMENT APPROVAL REQUIREMENTS
1366(b) LIMITS ON ASSESSMENTS; EMERGENCY ASSESSMENT	5605(b) LIMITS ON ASSESSMENTS; EMERGENCY ASSESSMENT
1366(a) LIMITS ON ASSESSMENTS; EMERGENCY ASSESSMENT	5605(c) LIMITS ON ASSESSMENTS; EMERGENCY ASSESSMENT
1366(b) EMERGENCY EXCEPTION TO ASSESSMENT APPROVAL REQUIREMENTS	5610 EMERGENCY EXCEPTION TO ASSESSMENT APPROVAL REQUIREMENTS
1366(d) NOTICE OF INCREASE IN ASSESSMENT	5615 NOTICE OF ASSESSMENT INCREASE
1366(c) ASSESSMENTS EXEMPT FROM JUDGMENT CREDITORS	5620 EXEMPTION FROM EXECUTION BY CREDITORS
1366.4 ASSESSMENTS SHALL NOT BE BASED ON TAXABLE VALUE	5625 PROPERTY TAX VALUE AS BASIS FOR ASSESSMENTS
1366.1 IMPOSITION OF ASSESSMENTS OR FEES; LIMIT ON AMOUNTS	5600(b) LIMIT TO PURPOSE - RE ASSESSMENTS
1367.1(a) ASSESSMENTS ARE DEBTS; PRE-LIEN LETTER	5650(a) ASSESSMENT DEBT AND DELINQUENCY
1366(e) DELINQUENT ASSESSMENTS	5650(b) DELINQUENT ASSESSMENTS
1366(f) EXEMPTION FROM INTERST RATE LIMITATION	5650(c) EXEMPTION FROM INTEREST RATE LIMITATION
1366.2(a) RECORD NOTICE OF AGENT TO RECEIVE PAYMENTS	4210 RECORD NOTICE OF AGENT TO RECEIVE PAYMENTS
1367.1(b) PAYMENTS FIRST APPLIED TO ASSESSMENTS OWED	5655 PAYMENTS – ORDER OF APPLICATION
1367.6 DELINQUENT ASSESSMENT DISPUTES; SMALL CLAIMS COURT	5658 PAYMENT UNDER PROTEST, SMALL CLAIMS
1367.1(a) PRE-LIEN NOTICE REQUIREMENTS	5660 PRE-LIEN NOTICE REQUIREMENTS
1367.1(c)(3) MEETING TO DISCUSS PAYMENT PLAN	5665 PAYMENT PLAN
1367.1(c)(1)(A) DISPUTE RESOLUTION OFFER PRIOR TO RECORDING A LIEN	5670 PRE-LIEN DISPUTE RESOLUTION
1367.1(c)(1)(B), 1367.4(c)(1) DISPUTE RESOLUTION OFFER REQUIRED PRIOR TO FORCLOSURE	5705(b) DISPUTE RESOLUTION OFFER REQUIRED PRIOR TO FORCLOSURE
1367.1(c)(2) DECISION TO RECORD A LIEN MADE BY THE BOARD	5673 DECISION TO RECORD LIEN
1367.1(d) LIEN FOR DELINQUENT ASSESSMENT	5675 NOTICE OF DELINQUENT ASSESSMENT
1367.1(d) LIEN RELEASE	5685(a) LIEN RELEASE
1367.1(d) LIEN FOR DELINQUENT ASSESSMENT; LIEN RELEASE; MONETARY CHARGE FOR DAMAGE TO COMMON AREA	5725(a) LIMITATIONS ON AUTHORITY TO FORCLOSE LIENS FOR MONETARY PENALTIES AND DAMAGE TO COMMON AREA
1367.1(e) MONETARY PENALTY NOT SUBJECT TO NONJUDICIAL FORECLOSURE	5725(b) MONETARY PENALTY MAY NOT SUBJECT TO NONJUDICIAL FORECLOSURE
1367.1(f) LIEN PRIORITY	5680 LIEN PRIORITY
1367.1(g) ASSIGNMENT OF RIGHT TO COLLECT ASSESSMENTS; ENFORCEMENT OF LIEN; TRUSTEE SALE	5735 ASSIGNMENT OR PLEDGE
1367.1(g) COLLECTION RIGHTS	5700(a) COLLECTION GENERALLY
1367.1(g) ASSIGNMENT OF RIGHT TO COLLECT ASSESSMENTS; ENFORCEMENT OF LIEN; TRUSTEE SALE	5710(a) ASSIGNMENT OF RIGHT TO COLLECT ASSESSMENTS; ENFORCEMENT OF LIEN; TRUSTEE SALE
1367.1(g)(1) – (2) ASSIGNMENT OF RIGHT TO COLLECT ASSESSMENTS; ENFORCEMENT OF LIEN; TRUSTEE SALE	5710(c) (1) – (2) ASSIGNMENT OF RIGHT TO COLLECT ASSESSMENTS; ENFORCEMENT OF LIEN; TRUSTEE SALE

1367.1(h) PROVISIONS NOT LIMITED BY OTHER STATUTE	5700(b) PROVISIONS NOT LIMITED BY OTHER STATUTE
1367.1(i) LIEN RELEASE WHEN LIEN RECORDED IN ERROR	5685(b) LIEN RELEASE WHEN LIEN RECORDED IN ERROR
1367.1(j) NOTICE OF DEFAULT	5710(b) NOTICE OF DEFAULT
1367.1(l) REQUIRED RECOMMENCEMENT WHEN ERROR IN COLLECTION PROCESS	5690 PROCEDURAL NONCOMPLIANCE
1367, 1367.1(m) LAW APPLICABLE TO LIENS RECORDED BEFORE 1/1/03	5740 DATE OF APPLICATION OF LAWS
1367.4(a) APPLICABILITY TO DEBTS THAT ARISE ON OR AFTER 1/1/06, PROCEDURES	5705(a) APPLICABILITY TO DEBTS THAT ARISE ON OR AFTER 1/1/06, PROCEDURES
1367.4(a) APPLICABILITY TO DEBTS THAT ARISE ON OR AFTER 1/1/06	5715(a) APPLICABILITY TO DEBTS THAT ARISE ON OR AFTER 1/1/06
1367.4(a) APPLICABILITY TO DEBTS THAT ARISE ON OR AFTER 1/1/06, LIMITATIONS ON FORECLOSURE	5720(a) LIMITATION ON FORECLOSURE
1367.4(b) COLLECTION ON AMOUNTS LESS THAN \$1800	5720(b) COLLECTION ON AMOUNTS LESS THAN \$1800
1367.4(c) FORECLOSURE REQUIREMENTS; RIGHT OF REDEMPTION	5705 DECISION TO FORCLOSE
1367.4(c)(2) DECISION TO FORCLOSURE MUST BE MADE BY THE BOARD	5705(c) DECISION TO FORCLOSURE MUST BE MADE BY THE BOARD
1367.4(c)(3) FORCLOSURE REQUIREMENTS; RIGHT OF REDEMPTION	5705(d) FORCLOSURE REQUIREMENTS; RIGHT OF REDEMPTION
1367.4(c)(4) RIGHT OF REDEMPTION	5715(b) RIGHT OF REDEMPTION
1367.4(c) RIGHT OF REDEMPTION AFTER TRUSTEE SALE	5715 RIGHT OF REDEMPTION AFTER TRUSTEE SALE
1367.4(d) EXCEPTIONS TO LIMITATION ON AMOUNTS THAT MAY BE FORCLOSED UPON	5720(c) (2) – (3) EXCEPTIONS TO LIMITATION ON AMOUNTS THAT MAY BE FORCLOSED UPON
1367.5 REVERSAL OF LATE CHARGES, FEES, INTEREST, ATTORNEY'S FEES, COST OF COLLECTIONS, COSTS IMPOSED FOR NOTICE, AND COSTS FOR RECORDATION AND RELEASE OF LIEN; DISPUTE RESOLUTION OR ALTERNATIVE DISPUTE RESOLUTION	5685(c) REVERSAL OF LATE CHARGES, FEES, INTEREST, ATTORNEY'S FEES, COST OF COLLECTIONS, COSTS IMPOSED FOR NOTICE, AND COSTS FOR RECORDATION AND RELEASE OF LIEN; DISPUTE RESOLUTION OR ALTERNATIVE DISPUTE RESOLUTION
1368 and 1368.2 SALE OR TRANSFER OF TITLE TO CID PROPERTIES – DISCLOSURE REQUIREMENTS, TRANSFER COSTS, FEES, AND LIMITATIONS	4525, 4528, 4530, 4535, 4540, 4545, 4575, 4580 DISCLOSURE REQUIRED IN SALE OF CID INTEREST, TRANSFER REQUIREMENTS, TRANSFER FEES ETC.
1368.1 PROHIBITION AGAINST ASSOCIATION RULE OR REGULATION THAT ARBITRARILY OR UNREASONABLY RESTRICTS OWNER'S ABILITY TO MARKET HIS OR HER INTEREST IN A COMMON DEVELOPMENT; OTHER ENUMERATED RESTRICTIONS	4730 MARKETING RESTRICTIONS AND RIGHTS
1368.3 ASSOCIATIONS ESTABLISHED TO MANAGEMENT COMMON INTEREST DEVELOPMENT	5980 STANDING
1368.4 REDUCTION OF DAMAGES AWARDED; COMPARATIVE FAULT	5985 COMPARATIVE FAULT
1368.5 NOTICE OF CONSTRUCTION DEFECT LAWSUITS AND HOMEOWNERS MEETING	6150 NOTICE OF CONSTRUCTION DEFECT LAWSUIT
1369 LIENS FOR LABOR AND MATERIALS	4615 LIEN FOR WORK IN CONDOMINIUM PROJECT
1369.510 DEFINITIONS	5925 DEFINITIONS
1369.520 FILING ENFORCEMENT ACTIONS;	5930 ADR PREREQUISITE TO ENFORCEMENT ACTION

APPLICATION OF SECTIONS	
1369.530 INITIATION OF PROCESS; SERVING A REQUEST FOR RESOLUTION; PERSONAL DELIVERY; ACCEPTANCE OR REJECTION OF REQUEST	5935 REQUEST FOR RESOLUTION
1369.540 TIMELINE FOR COMPLETION OF ALTERNATIVE DISPUTE RESOLUTION	5940 ADR PROCESS
1369.550 TOLLING OF STATUTE OF LIMITATIONS	5945 TOLLING OF STATUTE OF LIMITATIONS
1369.560 CERTIFICATES FILED WITH INITIAL PLEADING; GROUNDS FOR DEMURRER OR MOTION TO STRIKE	5950 CERTIFICATION OF EFFORTS TO RESOLVE DISPUTE
1369.570 REFERRAL OF ACTIONS TO ALTERNATIVE DISPUTE RESOLUTION; STAY OF REFERRAL ACTION	5955 STAY OF LITIGATION FOR DISPUTE RESOLUTION
1369.580 AWARD OF FEES AND COSTS	5960 ATTORNEY'S FEES
1369.590 ANNUAL SUMMARY OF PROVISIONS OF ARTICLE; CONTENTS OF SUMMARY	5965 NOTICE IN ANNUAL POLICY STATEMENT
1370 LIBERAL CONSTRUCTION OF INSTRUMENTS	4215 LIBERAL CONSTRUCTION OF INSTRUMENTS
1371 BOUNDARIES OF UNITS	4220 BOUNDARIES OF UNITS
1373 COMMERCIAL AND INDUSTRIAL DEVELOPMENTS	4202 COMMERCIAL AND INDUSTRIAL DEVELOPMENTS
1374 EXEMPTION OF DEVELOPMENT WITHOUT COMMON AREA	4201 EXEMPTION OF DEVELOPMENT WITHOUT COMMON AREA
NOT IN PRE-2014 LAWS	4205 DOCUMENT AUTHORITY
1375 ACTIONS FOR DAMAGES AGAINST COMMON INTEREST DEVELOPMENT BUILDERS, DEVELOPERS OR GENERAL CONTRACTORS	6000 ACTIONS FOR DAMAGES
1375.1 SETTLEMENT WITH BUILDER REGARDING ALLEGED DEFECTS- WRITTEN DISCLOSURE BY ASSOCIATION TO MEMBERS	6100 NOTICE OF RESOLUTION
1376 SATELLITE DISHES AND ANTENNAS; RESTRICTIONS	4725 TELEVISION ANTENNA OR SATELLITE DISH
1378 ARCHITECTURAL REVIEW REQUIREMENTS TO; DISCLOSURE OF REQUIREMENTS	4765 ARCHITECTURAL REVIEW AND DECISION MAKING