FIRST AMENDMENT TO DECLARATION
OF CONDOMINIUM OWNERSHIP AND OF
EASEMENTS, RESTRICTIONS AND
COVENANTS FOR CAMBRIDGE ON THE
LAKE CONDOMINIUM ASSOCIATION GASCONY BUILDING

This Amendment to Declaration made and entered into the 25th day of March, 1997 by an instrument in writing signed and acknowledged by the Board of Directors and approved by the Owners having at least three-fourths of the total vote of the Cambridge on the Lake Condominium Association - Gascony Building, is an amendment to that certain Declaration of Condominium Ownership and By-Laws, Easements, Restrictions and Covenants for Cambridge on the Lake Condominium Association - Gascony Building (hereinafter referred to as "Declaration") registered with the Registrar of Titles of Cook County on June 23, 1972 as Decument Number T2631252.

DEPT-01 RECORDING \$127.00
T\$7777 TRAN 5353 06/26/97 09:58:00
\$13456 * DR #-97-461597
COOK COUNTY RECORDER

For Use by Recorder's Office Only

WITNESSETH:

WHEREAS, the Cambridge on the Lake Condominium Association - Gascony Building (hereinafter referred to as "Association") is the assignce of the developer's rights as set forth and described in the Declaration; and

WHEREAS, pursuant to Article XII, Section 8, the Declaration may be amended by an instrument signed and acknowledged by the Board of Directors and approved by Owners having at least three-fourths of the total vote of the Association, and containing an affidavit by an officer of the Board certifying that a copy of the amendment has been mailed by certified mail to all mortgagees having bona fide liens of record against any unit ownership no less than ten days prior to the date of such affidavit. Any amendment adopted pursuant to the above provisions shall be recorded in the office of the Recorder of Deeds of Cook County, Illinois; and

WHEREAS, said instrument has been signed and acknowledged by the members of the Board (Exhibit B attached hereto); and

This document prepared by and after recording to be returned to:

Jordan I. Shifrin Kovitz Shifrin & Waltzman 750 Lake Cook Road, Sulte 350 Buffalo Grove, IL 60089 — (847) 537-0500 WHEREAS, said instrument has been approved by Owners having at least 3/4 of the total vote of the Association; and

PATE 4 2497 COPIES Page 1

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WHEREAS, an affidavit is attached hereto as Exhibit C certifying that a complete copy of the amendment has been mailed by certified mail to all mortgagees having a bona fide lien of record not less than ten days prior to the execution of said affidavit.

NOW, THEREFORE, the Association hereby declares that the Declaration be and is hereby amended as follows:

Section 1 of Article IX presently reads as follows:

Sale or Lease. Any Owner other than the Declarant who wishes to sell or lease his Unit Ownership (or any lessee of any Unit wishing to assign or sublease such Unit) shall give to the Board not less than thirty days' prior written notice of the terms of any contemplated sale or lease, together with the name, address and financial and character references of the proposed purchaser or lessee. The rembers of the Board acting on behalf of the other Owners shall at all times have the first right and option to purchase or lease such Unit Ownership upon the same terms, which option shall be exercisable for a period of thirty days following the date of receipt of such notice. If said option is waived or is not exercised by the Board vithin said thirty days, the Owner (or Lessee) may, at the expiration of said thirty-day period and at any time within ninety days after the expiration of said period, contract to sell or lease (or sublease or assign) such Unit Ownership to the proposed purchaser or lessee named in such notice upon the terms specified therein. If the Owner (or lessee) fails to close said proposed sale or lease transaction within said ninery days, the Unit Ownership shall again become subject to the Board's right of first refusal as herein provided.

Section 1 of Article IX shall be deleted in its shifteety and replaced as follows:

- 1. Sale or Lease.
- (a) Sale. Any Owner who wishes to sell his Unit Ownership shall give to the Board not less than thirty days' prior written notice of the terms of any contemplated sale, together with the name, address, financial and character references of the proposed purchaser. The members of the Board acting on behalf of the other Owners shall at all times have the first right and option to purchase such Unit Ownership upon the same terms, which option shall be exercisable for a period of thirty days following the date of receipt of such notice. If said option is waived or is not exercised by the Board within said thirty days, the Owner may, at the expiration of said thirty-day period and at any time within ninety days after the expiration of said period, contract to sell such Unit Ownership to the proposed purchaser named in such notice upon the terms specified therein. If the Owner fails to close said proposed sale transaction within said ninety days, the Unit Ownership shall again become subject to the Board's right of first refusal as herein provided.

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- (b) Lease. A lease is a verbal or written agreement with a third party who is not currently an Owner, to occupy an Owner's unit. The Owner of each Unit at Cambridge on the Lake "Gascony Building" shall occupy and use such unit as a private dwelling for himself and his immediate family. Therefore, the leasing of Units is prohibited.
 - (1) Any Owner currently leasing out their Unit as of the effective date of this Amendment may continue to do so for the remainder of the current lease. However, under no circumstances may an Owner continue to lease his/her Unit for more than two (2) years from the effective date of this Amendment.
 - (2) Occupancy of Unit by a blood relative(s) of a Unit Owner without the Unit Owner being a resident, shall not constitute a lease as defined under this Amendment, even if a written memorandum or agreement has been executed between the parties.
 - (3) e plood relative is defined as a grandparent, parent, child (natural or adopt 4d), grandchild or sibling of a Unit Owner.
- (c) Hardship. If a Unit vacated by a tenant in occupancy as of the recording date of this Amendment, or vacated by a Unit Owner for reasons beyond his control and cannot be sold in the 120 days following the vacating of the Unit despite reasonable efforts of the Unit Owner to sell said property, the Unit Owner may apply for a one year hardship waiver of Subsection (b) in the following manner:
 - (1) The Unit Owner must submit a request in writing to the Board of Directors requesting a one year hardship waiver of Subsection (b), setting forth the reasons why they are entitled to seen.
 - (2) The Board of Directors must be provided with a copy of the sales listing and the date the property was listed for sale or publicly advertised.
 - (3) If, based on the data supplied to the Board of Directors by the Unit Owner, the Board finds that a reasonable attempt to sell the Unit has been made by the Unit Owner, the Board may grant a one year walver of the provisions of Subsection (b). Any lease entered into under this Subsection (c) shall be in writing and for a period of one year. The lease must also contain a provision that failure by the tenant or the Unit Owner to abide by the Rules and Regulations of the Association may, in the discretion of the Board of Directors, result in termination of the lease by the Board of Directors. All decisions of the Board shall be final.

Page 3

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- (4) Copies of all leases must be submitted to the Board within ten (10) days after execution and prior to occupancy.
- (5) All tenants shall acknowledge in writing that they have received copies of the rules and regulations of the Association and a copy of the written receipt shall be submitted to the Board of Directors.
- (6) In the event an Owner has been granted hardship status, they must re-apply within thirty (30) days of the expiration of each hardship period if they wish to request an extension.
- (d) The effective date of this Amendment shall be deemed to be the date of recording with the office of the Recorder of Deeds of Cook County.
- (e) Any Unit being leased out in violation of this Amendment or any Owner found to be in violation of the Rules and Regulations adopted by the Board of Directors may be subject to a flat or daily fine to be determined by the Board of Directors upon notice and an opportunity to be heard.
- (f) In addition to the authority to levy fines against the Owner for violation of this Amendment or any other provision of the Declaration, By-Laws or Rules and Regulations, the Board shall have all rights and remedies, including but not limited to the right to maintain an action for possession against the Owner and/or their tenant, under 735 ILCS 5/3-111, an action for injunctive and other equitable relief, or an action at law for damages.
- (g) Any action brought on behalf of the Association and/or the Board of Directors to enforce this Amendment shall subject the Owner to the payment of all costs and attorneys' fees at the time they are incurred by the Association.
- (h) All unpaid charges as a result of the foregoing shall be deemed to be a lien against the Unit and collectible as any other unpaid (egular or special assessment, including late fees and interest on the unpaid balance)

Except as expressly set forth herein, the Declaration shall remain in full croe and effect in accordance with its terms.

This Amendment is executed by an Instrument in writing, signed and acknowledged by the Board of Directors and by Owners of at least three-fourths of the total vote of the Association, in the exercise of the power and authority conferred upon and vested in Association, and the signatories hereby warrant that they possess full power and authority to execute this instrument.

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EXHIBIT A

LEGAL DESCRIPTION

Units 401 through 460, both inclusive, described as follows: That part of Lot Three (3) in Cambridge Countryside Unit 8 (hereinafter described) described as follows: Commencing at a point on the East line of said Lot 636.92 feet South of the most Easterly Northeast corner of said Lot; thence North 90 degrees 00 minutes 00 seconds West, at right angles to said East line of Lot 3, 179,84 feet to the place of beginning of the parcel of land to be herein described; thence North 67 degrees 00 minutes 00 seconds West, 187.92 feet; thence North 23 degrees 00 minutes 00 seconds East, 7.0 feet; thence North 67 degrees 00 minutes 00 seconds West, 45.0 feet; thence South 23 degrees Of hinutes 00 seconds West, 41.08 feet; thence North 67 degrees 00 minutes 00 seconds West, 162.83 feet; thence South 23 degrees 00 minutes 00 seconds West, 78.0 feet; thence South 67 degrees 00 minutes 00 seconds East. 195.38 feet; thence North 23 degrees 00 minutes 00 seconds East, 34.08 feet; thence South 67 degrees 00 minutes 00 seconds East, 200.37 feet; thence North 23 degrees 00 minutes 00 seconds East 78.00 feet to the place of beginning, said Cambridge Countryside Unit 8 being a subdivision in the North Half (1/2) of Section 9, Township 42 North, Range 11, East of the Third Principal Meridian, according to Plat thereof registered in the Office of the Registrur of Titles of Cook County, Illinois, on April 11, 1969, as Document Number 2444606.

Consisting of 60 units, all located at 200 Lake aculevard, Buffalo Grove, Illinois and having the following Property Identification Numbers:

Unit_No.	P.I.N.	Unit No.	P.I.N.
01	03-09-200-021-1001	18	03-09-200-021-1018
02	03-09-200-021-1002	19	03-09-200-021-1019
-03	03-09-200-021-1003	20	03-09-200-021-1020
24	03-09-200-021-1004	21	03-09-200-021-1021
05	03-09-200-021-1005	22	03-09-200-021-1022
36	03-09-200-021-1006	23	03-09-200-021-1023
07	03-09-200-021-1007	24	03-09-200-021-1024
J8	03-09-200-021-1008	25	03-09-200-021-1025
09	03-09-200-021-1009	26	03-09-200-021-1026
10	03-09-200-021-1010	27	03-09-200-021-1027
11	03-09-200-021-1011	28	03-09-200-021-1028
12	03-09-200-021-1012	·29	03-09-200-021-1029
13	03-09-200-021-1013	30	03-09-200-021-1030
14	03-09-200-021-1014	31	03-09-200-021-1031
15	03-09-200-021-1015	32	03-09-200-021-1032
16	03-09-200-021-1016	33	03-09-200-021-1033
17	03-09-200-021-1017	34	03-09-200-021-1034

Ex. A - Page 1

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Unit No.	P.J.N.
35	03-09-200-021-1035
36	03-09-200-021-1036
37	03-09-200-021-1037
38	03-09-200-021-1038
39	03-09-200-021-1039
40	03-09-200-021-1040
41	03-09-200-021-1041
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Ex. A - Page 2

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EXHIBIT B

APPROVAL BY BOARD OF DIRECTORS

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

We, the undersigned, are the members of the Board of Directors of the Cambridge on the Lake Condominium Association - Gascony Building, a condominium established by the aforesaid Declaration, and by our signatures below, we hereby execute and acknowledge the foregoing Amendment to the Declaration regarding the leasing of units.

EXECUTED AND ACKNOWLEDGED this 25th day of March, 1997.

Marlene Lucition V-P

Being the Members of the Board of Directors of the Cambridge on the Lake Condominium Association - Gascony Building

Property of County Clerk's Office

EXHIBIT C

AFFIDAVIT OF MAILING

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UNOFFICIAL COPY

Gascony Home Owners

Subject: Amending By Laws

It has come to my attention from many owners who are fearful that our building will become a haven of leased apartments. At the last Board of Directors meeting, I passed on the comments of such a possibility in the future. We are in favor of amending the By Laws to protect such an occurrence. At the same time, it would be to our advantage to make a provision in our By Laws for the exclusion of dogs and exotic pets in our building.

The procedure for legal protection can be costly, perhaps up to \$1500.00/\$1800.00. However, should it necessitate obtaining legal aid to remove a bad renter, the cost could be even more. Also, in order to piceed with the By Law change, 75% unit owners must be in fayor of this action. Consequently, before we seek legal advice, we must know your choice.

Kindly return this sheet, filled in accordingly, to the next Board meeting, September 10, or drop in the suggestion box. We would appreciate your replies no later than September 9.

CHANGE BY LAWS FOR FOLLOWING

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Thank you for your kind cooperation.

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Ben Kane Unit 402

Property of Cook County Clark's Office

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Unit 403

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To: Gascony Home Owners

Subject: Amending By Laws

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Board meeting, September 10.

We would appreciate your replies...

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Name Mrs West Unit 404

Property of Cook County Clerk's Office

TO: Gascony Home Owners

Subject: Amending By Laws

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Thank you for your kind cooperation,

Sincerely,

Irv Lewis, President

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YES Proceed with no leases Proceed with no pets as outlined above

Name SHUMILAS 407 Unit

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TO: Gascony Home Owners

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Subject: Amending By Laws

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Gascony Home Owners

Subject: Amending By Laws

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CHANGE BY LAWS FOR FOLLOWING

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Gascony Home Owners

Amending By Laws

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Name Edith Marks

Unit 4//

Property of Cook County Clerk's Office

Gascony Home Owners

Subject: Amending By Laws

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Proceed with no pets as outlined above	X	

Unit 4/3

Property of Cook County Clerk's Office

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Sincerely,	T _C	
Irv Lewis, President		75
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Name arald & Luky Buchuck Unit <u>414</u>

Property of Coot County Clert's Office

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Board meeting, September
We would appreciate your replies
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CHANGE BY LAWS FOR	FOLLOWING	Ox
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Proceed with no pets as outlined above		
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TO: Gascony Home Owners

Subject: Amending By Laws

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Kindly return that
Board meeting, September
We would appreciate your replace
Thank you for your kind cooperation. Kindly return this sheet, filled in accordingly, to the next Board meeting, September 10, or drop in the suggestion box. We would appreciate your replies no later than September 9. (Monday)

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O	Thew
Irv	Lewis,

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	CHANGE	BY LAWS	FOR	FOLLOWING	O _{Sc.}	
				YES	NO C	
Proceed with	no leas	es		\boxtimes		•
Proceed with outlin	no pets ned abov	e e		Ď		

Unit 416 Name IRV + FRAN Lewis

To: Gascony Home Owners

Subject: Amending By Laws

It has come to my attention from many owners who are fearful that our building will become a haven of leased apartments. At the last Board of Directors meeting, I passed on the comments of such a possibility in the future. We are in favor of amending the By Laws to protect such an occurrence. same time, it would be to our advantage to make a provision in our By Lavs for the exclusion of dogs and exotic pets in our building /

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Thank you for your kind cooperation.

Sincerely,

Irv Lewis, President

CHANGE BY LAWS FOR FOLLOWING

75 Clark's Office Proceed with no leases Proceed with no pets as outlined above

Name (Shlim	Unit ///7
Name	NOM	XIIV	

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UNOFFICIAL COPY

Gascony Home Owners

Subject: Amending By Laws

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Thank you for your kind cooperation

Sincerely,

Irv Lewis, President

CUXNOR	RY	T.AWS	FOR	FOLLOWING
CHANGE	D1	LIGHTS	LON	LONNONTHO

15 Clarks YES Proceed with no leases Proceed with no pets as outlined above

To: Gascony Home Owners

Subject: Amending By Laws

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We would appreciate your replies
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Name Palton Davis

President			0.		
CH	NANGE BY LAWS F	OR FOLLOWING	Ç	97.	•
		YES	NO		
Proceed with no	leases	M		no Kentera	
Proceed with no outlined	pets as above	X		NO PETS	

Unit 4200

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UNOFFICIAL COPY

Gascony Home Owners

Subject: Amending By Laws

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CHANGE	НY	LAWS	TUK	FOLLOWIN	٧U

	CHANGE BY	LAWS FOR	FOLLOWING	$O_{x_{\alpha}}$
			YES	NO
Proceed with	no leases	,	X	
Proceed with outlin	no pets as ed above			X

Name Muleal Tuenberg

Unit_42/

·97461597

UNOFFICIAL COPY

To: Gascony Home Owners

Subject: Amending By Laws

It has come to my attention from many owners who are fearful that our building will become a haven of leased apartments. At the last Board of Directors meeting, I passed on the comments of such a possibility in the future. We are in favor of amending the By Laws to protect such an occurrence. At the same time, it would be to our advantage to make a provision in our By Lava for the exclusion of dogs and exotic pets in our building.

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Thank you for your kind cooperation.

Sincerely,

Irv Lewis, President

CHANGE BY LAWS FOR FOLLOWING

15 Clort's C YES Proceed with no leases Proceed with no pets as outlined above

Name William a. Holz

Gascony Home Owners TO:

Subject: Amending By Laws

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We would appreciate your replie.
Thank you for your kind cooperation. Kindly return this sheet, filled in accordingly, to the next Board meeting, September 10, or drop in the suggestion box. We would appreciate your replies no later than September 9. (Monday)

CHANGE BY LAWS	FOR FOLLOWING	Ox
	YES	NO
Proceed with no leases		
Proceed with no pets as outlined above		

Name	Regine	Schlesinger	Unit 423
_	11	1	

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UNOFFICIAL COPY

To: Gascony Home Owners

Subject: Amending By Laws

It has come to my attention from many owners who are fearful that our building will become a haven of leased apartments. At the last Board of Directors meeting, I passed on the comments of such a possibility in the future. We are in favor of amending the By Laws to protect such an occurrence. At the same time, it would be to our advantage to make a provision in our By Lags for the exclusion of dogs and exotic pets in our building.

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Board meeting, September ...
We would appreciate your replies ...
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CHANGE BY LAWS FO	R FOLLOWING	Ox
	YES	NO
Proceed with no leases	\boxtimes	
Proceed with no pets as outlined above	\boxtimes	

Unit 424

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UNOFFICIAL COPY

Gascony Home Owners

Subject: Amending By Laws

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CHA	NGE BY	LAWS	FOR	FOLLOWING		$O_{x_{\lambda}}$
				YES	NO	10
Proceed with no :	leases			V		-0
Proceed with no poutlined a	pets as above	i		V		

Name	FRANK	BEHOF	Unit	425
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TO: Gascony Home Owners

Subject: Amending By Laws

It has come to my attention from many owners who are fearful that our building will become a haven of leased apartments. At the last Board of Directors meeting, I passed on the comments of such a possibility in the future. We are in favor of amending the By Laws to protect such an occurrence. At the same time, it would be to our advantage to make a provision in our By Laws for the exclusion of dogs and exotic pets in our building.

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Kindly return the Board meeting, September We would appreciate your replace.

Thank you for your kind cooperation. Kindly return this sheet, filled in accordingly, to the next Board meeting, September 10, or drop in the suggestion box. We would appreciate your replies no later than September 9. (Monday)

Plesident		0.	
CHANGE BY LAWS FOR	FOLLOWING	0,5.	
	YES	NO C	0
Proceed with no leases	Ø		,
Proceed with no pets as outlined above			
Name amold & Control	in Yabler	Unit&	6

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UNOFFICIAL COPY

Gascony Home Owners

Amending By Laws Subject:

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Board meeting, September _
We would appreciate your replace
Thank you for your kind cooperation
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CHANGE BY LAWS FOR	R FOLLOWING	Ox
	YES	NO
Proceed with no leases		
Proceed with no pets as outlined above Please be specifica. Charit "Notice pits".	\boxtimes	
Hame his Below-		Unit 427

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UNOFFICIAL COPY

To: Gascony Home Owners

Subject: Amending By Laws

It has come to my attention from many owners who are fearful that our building will become a haven of leased apartments. At the last Board of Directors meeting, I passed on the comments of such a possibility in the future. We are in favor of amending the By Laws to protect such an occurrence. At the same time, it would be to our advantage to make a provision in our By Laus for the exclusion of dogs and exotic pets in our building.

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We would appreciate your replies
Thank you for your kind cooperation. Kindly return this sheet, filled in accordingly, to the next Board meeting, September 10, or drop in the suggestion box. We would appreciate your replies no later than September 9. (Monday)

CHANGE BY LAWS FOR	FOLLOWING	Occ	
	YES	NO CO	
Proceed with no leases			
Proceed with no pets as outlined above	V		

Unit 9-7

TO: Gascony Home Owners

Subject: Amending By Laws

It has come to my attention from many owners who are fearful that our building will become a haven of leased apartments. At the last Board of Directors meeting, I passed on the comments of such a possibility in the future. We are in favor of amending the By Laws to protect such an occurrence. At the same time, it would be to our advantage to make a provision in our By Laws for the exclusion of dogs and exotic pets in our building.

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where must _ e seek legal adv_

Kindly return this sheet, _ Board meeting, September 10, or We would appreciate your replies no _ Thank you for your kind cooperation.

Tincerely,

Proceed with no leases Proceed with no pets as outlined above

Name: ARDMORE + PHYLLIS WILLER

Gascony Home Owners

Subject: Amending By Laws

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Thank you for your kind cooperation

Thank you for your kind cooperati	Oii.	`	,
Sincerely,	The Co	,	
Irv Lewis, President	6	746	
CHANGE BY LAWS FOR F	OLLOWING	C),
	YES	NO	
Proceed with no leases	$\overline{\mathbf{X}}$		0
Proceed with no pets as outlined above	Q		
Names Shy Luly		Unit_	432

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UNOFFICIAL COPY

TO: Gascony Home Owners

Subject: Amending By Laws

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Thank you for your kind cooperation.

Thank you for your kind cooperat.	ion.	(**************************************
Sincerely,	2	
	C'/),
Irv Lewis, President		4,
CHANGE BY LAWS FOR I	FOLLOWING	Ox
	YES	NO
Proceed with no leases	\square	
Proceed with no pets as outlined above	\square	
Name Thomas D. Rivers		Unit 433

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UNOFFICIAL COPY

Gascony Home Owners

Subject: Amending By Laws

It has come to my attention from many owners who are fearful that our building will become a haven of leased apartments. At the last Board of Directors meeting, I passed on the comments of such a possibility in the future. We are in favor of amending the By Laws to protect such an occurrence. At the same time, it would be to our advantage to make a provision in our By laws for the exclusion of dogs and exotic pets in our building /

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CHANGE BY LAWS FOR FOLLOWING

Thank you for your kind cooperat	ien.	(mona
Sincerely,	20	
Irv Lewis, President		745
CHANGE BY LAWS FOR I	FOLLOWING	Ox
	YES	NO
Proceed with no leases	X	
Proceed with no pets as outlined above	\square	

Name Jesse D. Kelsey Unit ?!

The wording in very companing.

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Gascony Home Owners TO:

Subject: Amending By Laws

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Board meeting, September 1...
We would appreciate your replies...
Thank you for your kind cooperation.
--rely, Kindly return this sheet, filled in accordingly, to the next Board meeting, September 10, or drop in the suggestion box. We would appreciate your replies no later than September 9. (Monday)

CHANGE BY LAWS FOR	R FOLLOWING	O_{λ}	
	YES	NO	C
Proceed with no leases	\Box		· ·
Proceed with no pets as outlined above	X		
Name_ Willy & Ethe	l Doen	<u> </u>	435
\bigvee			

To: Gascony Home Owners

Subject: Amending By Laws

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Thank you for your kind cooperation.

Sincerely,

Irv Lewis, President

Clorts CHANGE BY LAWS FOR FOLLOWING YES Proceed with no leases Proceed with no pets as outlined above

TO: Gascony Home Owners

Subject: Amending By Laws

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Thank you for your kind cooperation.

Thank you for your kind cooperation.	/Monda
Sincerely,	2/0
Irv Lewis, President	45
CHANGE BY LAWS FOR FOLLOWING	
YES	NO C
Proceed with no leases	
Proceed with no pets as outlined above	

RA JOHIEWE

TO: Gascony Home Owners

Subject: Amending By Laws

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Kindly return this sheel
Board meeting, September 10,
We would appreciate your replies
Thank you for your kind cooperation.

Thereby, Kindly return this sheet, filled in accordingly, to the next Board meeting, September 10, or drop in the suggestion box. We would appreciate your replies to later than September 9.

	YES	NO	(C)
Proceed with no leases			
Proceed with no pets as outlined above			

Name William F. Lemien

TO:	Gascony	Home	Owners

Subject: Amending By Laws

It has come to my attention from many owners who are fearful that our building will become a haven of leased apartments. At the last Board of Directors meeting, I passed on the comments of such a possibility in the future. We are in favor of amending the By Laws to protect such an occurrence. At the same time, it would be to our advantage to make a provision in our By Lave for the exclusion of dogs and exotic pets in our building.

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CHANGE	BY	LAWS	FOR	FOLLOWING
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e seek legal ac.

(indly return this sheet,
Board meeting, September 10,
We would appreciate your replies ho

Thank you for your kind cooperation

Tincerely,

Totalowing Proceed with no pets as outlined above

Name aslene Cashwich Unit 44	<u>2</u>		
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To: Gascony Home Owners

Subject: Amending By Laws

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CHANGE BY LAWS FOR FOLLOWING

Thank you for your kind coopera	ation.	(1	nonas
Sincerely,	T.C.		
Irv Lewis, President	(0)	75	
CHANGE BY LAWS FOR	R FOLLOWING	0,	Sc.
	YES	NO	10x
Proceed with no leases			C
Proceed with no pets as outlined above			

Unit 44/

UNOFFICIAL COPY Why Leave out Caris? To: Gascony Home Owners	•
Coxis?	
To: Gascony Home Owners	
Subject: Amending By Laws	
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Thank you for your kind cooperation. (Monday)	
Sincerely, Irv Lewis, President CUINCE BY LINE FOR FOLLOWING	
Irv Lewis, President	
CHANGE BY LAWS FOR FOLLOWING YES NO	
YES NO	
Proceed with no leases	
Proceed with no pets as ANY KIND* outlined above	

Unit_4-42

Gascony Home Owners TO:

Subject: Amending By Laws

It has come to my attention from many owners who are fearful that our building will become a haven of leased apartments. At the last Board of Directors meeting, I passed on the comments of such a possibility in the future. We are in favor of amending the By Laws to protect such an occurrence. At the same time, it would be to our advantage to make a provision in our By Laws for the exclusion of dogs and exotic pets in our building.

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Kindly return this s...

Board meeting, September 1...
We would appreciate your replies...

Thank you for your kind cooperation.

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	CHANGE	BY LAV	WS FOR	FOLLOWING	Visc.	
				YES	NO C	
Proceed with	no leas	es		Ø		,
Proceed with outlin	no pets ed abov	as 'e		X		

Unit 443

Gascony Home Owners

Subject: Amending By Laws

It has come to my attention from many owners who are fearful that our building will become a haven of leased apartments. At the last Board of Directors meeting, I passed on the comments of such a possibility in the future. We are in favor of amenaing the By Laws to protect such an occurrence. same time, it would be to our advantage to make a provision in our By Laws for the exclusion of dogs and exotic pets in our building.

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Kindly ___
Board meeting, se__
We would appreciate your ___
Thank you for your kind cooperation. Kindly return this sheet, filled in accordingly, to the next Board meeting, September 10, or drop in the suggestion box. We would appreciate your replies no later than September 9. (Monday)

Irv Lewis, President		75	
CHANGE BY LAWS FOR F	OLLOWING	Ox	
	YES	NO	
Proceed with no leases			
Proceed with no pets as outlined above			
al x			
Name Myneral Receiver		Unit 446	

TO: Gascony Home Owners

Subject: Amending By Laws

It has come to my attention from many owners who are fearful that our building will become a haven of leased apartments. At the last Board of Directors meeting, I passed on the comments of such a possibility in the future. We are in favor of amending the By Laws to protect such an occurrence. At the same time, it would be to our advantage to make a provision in our By Laws for the exclusion of dogs and exotic pets in our building.

The procedure for legal protection can be costly, perhaps up to \$1500.00/\$1800_00. However, should it necessitate obtaining legal aid to remove a bad renter, the cost could be even more. Also, in order to proced with the By Law change, 75% unit owners must be in favor of this action. Consequently, before

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we seek leg.

Kindly return this shed
Board meeting, September log,
We would appreciate your replies in

Thank you for your kind cooperation.

Therefore, Kindly return this sheet, filled in accordingly, to the next Board meeting, September 10, or drop in the suggestion box. We would appreciate your replies no later than September 9.

CHANGE	RV	T.AWS	FOR	FOL	OWING
CHANUL		n			10117110

·		///
	YES	NO C
Proceed with no leases		
Proceed with no pets as outlined above	\boxtimes	

Name SAUC 4 ROTH PRAVIULY Unit 447

97461597

UNOFFICIAL COPY

Gascony Home Owners

Subject: Amending By Laws

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Board meeting, September 10,
We would appreciate your replies...

Thank you for your kind cooperation. Kindly return this sheet, filled in accordingly, to the next Board meeting, September 10, or irop in the suggestion box. We would appreciate your replies no later than September 9. (Monday)

CHANGE BY LAWS	FOR FOLLOWING	$O_{\mathcal{E}_{\mathcal{E}}}$
	YES	NO CO
Proceed with no leases	\boxtimes	
Proceed with no pets as outlined above		

- Mrs. Sint Unit 4.57

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TO: Gascony Home Owners

Amending By Laws Subject:

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CHANGE BY LAWS FOR FOLLOWING

Thank you for your kind cooperati	16%		,
Sincerely,	J.C.	*	
Irv Lewis, President	(6	9/4/5	
CHANGE BY LAWS FOR F	OLLOWING	$O_{x_{c}}$	
	YES	NO	
Proceed with no leases	X		
Proceed with no pets as outlined above	X		

Name Julyun Chbull! ___Unit_452

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UNOFFICIAL COPY

TO: Gascony Home Owners

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CHANGE BY LAWS FOR F	OLLOWING	O _{/Sc.}
	YES	NO C
Proceed with no leases	\square	
Proceed with no pets as outlined above	X	
Name Of glean Porra	ارا	Unit 453

97461597

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Gascony Home Owners

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CHANGE BY LAW	s for following	$O_{\kappa_{\bullet}}$
	YES	NO
Proceed with no leases	\boxtimes	
Proceed with no pets as outlined above	\boxtimes	

Name_MARIE	POKRIEFKE	Unit	454
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Gascony Home Owners To:

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Thank you for your kind cooperation.

CHANGE BY LAWS FOR FOLLOWING

Thank you for your kind cooperat:	ion.	1,,,,,,
Sincerely,	C	
Irv Lewis, President	10	745
CHANGE BY LAWS FOR E	FOLLOWING	<i>V</i> /5c.
	YES	NO C
Proceed with no leases	X	
Proceed with no pets as outlined above	\boxtimes	

SCHWARTZ

unit 455