

(A) THE COUNCIL OF UNIT OWNERS OR THE BODY DELEGATED IN THE BYLAWS OF A CONDOMINIUM TO CARRY OUT THE RESPONSIBILITIES OF THE COUNCIL OF UNIT OWNERS MAY ADOPT RULES FOR THE CONDOMINIUM IF:

(1) EACH UNIT OWNER IS MAILED OR DELIVERED:

(I) A COPY OF THE PROPOSED RULE;

(II) NOTICE THAT UNIT OWNERS ARE PERMITTED TO SUBMIT WRITTEN COMMENTS ON THE PROPOSED RULE; AND

(III) NOTICE OF THE PROPOSED EFFECTIVE DATE OF THE PROPOSED RULE;

(2) (I) BEFORE A VOTE IS TAKEN ON THE PROPOSED RULE, AN OPEN MEETING IS HELD TO ALLOW EACH UNIT OWNER OR TENANT TO COMMENT ON THE PROPOSED RULE;

(II) THE MEETING HELD UNDER THIS PARAGRAPH MAY NOT BE HELD UNLESS:

1. EACH UNIT OWNER RECEIVES WRITTEN NOTICE AT LEAST 15 DAYS BEFORE THE MEETING; AND

2. A QUORUM OF THE COUNCIL OF UNIT OWNERS OR THE BODY DELEGATED IN THE BYLAWS OF THE CONDOMINIUM TO CARRY OUT THE RESPONSIBILITIES OF THE COUNCIL OF UNIT OWNERS IS PRESENT; AND

(3) AFTER NOTICE HAS BEEN GIVEN TO UNIT OWNERS AS PROVIDED IN THIS SUBSECTION, THE PROPOSED RULE IS PASSED AT A REGULAR OR SPECIAL MEETING BY A MAJORITY VOTE OF THOSE PRESENT AND VOTING OF THE COUNCIL OF UNIT OWNERS OR THE BODY DELEGATED IN THE BYLAWS OF THE CONDOMINIUM TO CARRY OUT THE RESPONSIBILITIES OF THE COUNCIL OF UNIT OWNERS.

(B) (1) THE VOTE ON THE PROPOSED RULE SHALL BE FINAL UNLESS:

(I) WITHIN 15 DAYS AFTER THE VOTE, TO ADOPT THE PROPOSED RULE, 15 PERCENT OF THE COUNCIL OF UNIT OWNERS SIGN AND FILE A PETITION WITH THE BODY THAT VOTED TO ADOPT THE PROPOSED RULE, CALLING FOR A SPECIAL MEETING;

(II) A QUORUM OF THE COUNCIL OF UNIT OWNERS ATTENDS THE MEETING; AND

~~(III) --OVER-50-PERCENT-OF-THE--COUNCIL--OF--UNIT OWNERS-VOTE-AGAINST-THE-RULE-AT-THE-MEETING--~~

(III) AT THE MEETING, 50 PERCENT OF THE UNIT OWNERS PRESENT AND VOTING DISAPPROVE THE PROPOSED RULE, AND THE UNIT OWNERS VOTING TO DISAPPROVE THE PROPOSED RULE ARE MORE THAN 33 PERCENT OF THE TOTAL VOTES IN THE CONDOMINIUM.