

~~(2) THE GOVERNING BODY IS OTHERWISE UNABLE TO CONDUCT BUSINESS.~~

~~(C) (1) AT LEAST 30 45 DAYS BEFORE FILING THE PETITION IN THE COURT UNDER SUBSECTION (A) OR (B) OF THIS SECTION, THE PETITIONERS SHALL MAIL TO THE OWNER OF EACH LOT IN THE DEVELOPMENT:~~

~~(H) A COPY OF THE PETITION; AND~~

~~(H) A NOTICE DESCRIBING THE RIGHT TO OBJECT TO THE APPOINTMENT OF A AN INDEPENDENT RECEIVER BY FILING AN ANSWER TO THE PETITION.~~

~~(2) THE PETITIONERS SHALL POST A COPY OF A NOTICE DESCRIBING THE PETITION AND THE PROPOSED ACTION IN A CONSPICUOUS PLACE ON THE HOMEOWNERS ASSOCIATION PROPERTY THAT REASONABLY COULD BE SEEN BY ALL LOT OWNERS.~~

~~(D) (1) AFTER A HEARING, THE COURT MAY APPOINT A AN INDEPENDENT RECEIVER TO MANAGE THE AFFAIRS OF THE GOVERNING BODY OF THE HOMEOWNERS ASSOCIATION.~~

~~(2) A AN INDEPENDENT RECEIVER APPOINTED UNDER THIS SECTION SHALL HAVE ALL THE POWERS AND DUTIES OF A DULY CONSTITUTED GOVERNING BODY.~~

~~(3) (1) IF A AN INDEPENDENT RECEIVER IS APPOINTED PURSUANT TO A PETITION FILED UNDER SUBSECTION (A) OF THIS SECTION, THE RECEIVER SHALL SERVE UNTIL:~~

~~1. THE CLOUD ON TITLE HAS BEEN CLEARED; OR~~

~~2. THE SUBSTANTIAL IMPAIRMENT HAS ABATED.~~

~~(H) IF A AN INDEPENDENT RECEIVER IS APPOINTED PURSUANT TO A PETITION FILED UNDER SUBSECTION (B) OF THIS SECTION, THE RECEIVER SHALL SERVE UNTIL THE GOVERNING BODY FILLS VACANCIES ON THE GOVERNING BODY SUFFICIENT TO CONSTITUTE A QUORUM.~~

~~(E) IF A AN INDEPENDENT RECEIVER IS APPOINTED UNDER THIS SECTION, THE SALARY OF THE RECEIVER, COURT COSTS, AND REASONABLE ATTORNEY'S FEES ARE EXPENSES OF THE HOMEOWNERS ASSOCIATION.~~