

option, have the following elections.

- 1) **An action at law to recover for its damage, on behalf of the Association (Class I) or on behalf of the other Class I UDI Owners;**
 - 2) **An action in equity to enforce performance on the part of the Class I UDI Owner; or**
 - 3) **An action in equity for such equitable relief as may be necessary under the circumstances, including injunctive relief.**
- b) **Any violations, which are deemed by the Board of Directors to be a hazard to public health, shall be corrected immediately as an emergency matter by the Association (Class I) and the cost thereof shall be charged to the Class I UDI Owner as a specific item, which shall be a lien against said Class I UDI Owner's interest with the same force and effect as if the charge were a part of the common expenses.**

ARTICLE XIV

Liabilities of Members of the Board of Directors:

No Member of the Board or appointee shall be liable to the Association (Class I) or any of the members or Class I UDI Owners or any third party for harm, injury, loss or damage suffered because of any action taken or omitted to be taken by any member of the Board serving as Board member of good faith if:

- 1) **The Board member or appointee exercised and used the same degree of care and skill as a prudent man would have**

exercised or used under the circumstances in the conduct of his own affairs, or
- 2) **Acted upon or did not act upon a matter in reliance upon bona fide advice of counsel or upon statements or information of other Class I UDI Owners or employees of the Association (Class I) which he has reasonable grounds to believe.**

ARTICLE XV

Limitations of Liability:

Notwithstanding the duty of the Association (Class I) to maintain and repair parts of the Class I Lots and Class I Amenities, the

Association (Class I) shall not be liable for injury or damage caused by a latent condition in the property, or for any injury or damage caused by the elements or by other Class I UDI Owners or persons.