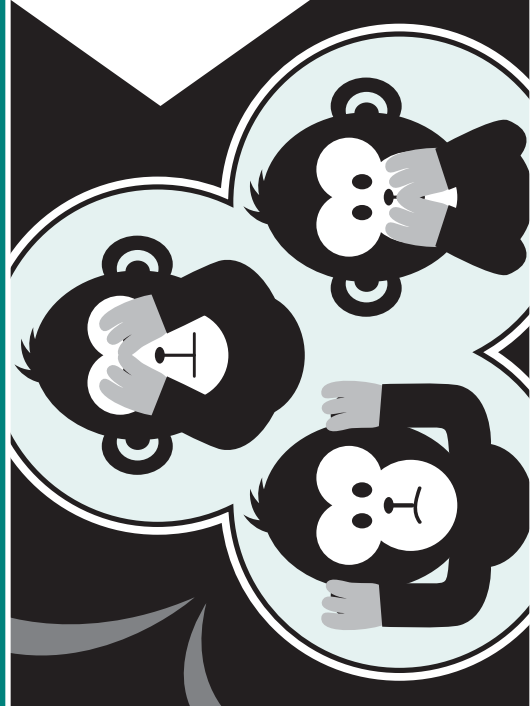


The Chesapeake Region Chapter of the Community Associations Institute (CAI) is hosting its Annual Symposium & Expo



Doing Nothing is Not an Option... Neighbor to Neighbor Disputes— New HUD Regulations Require Associations to Act or Else!

**Tuesday, October 24, 2017 • 8:00 am–4:00 pm
Martin's West • 6817 Dogwood Road • Baltimore, MD**

With it estimated that more than 90% of all new housing and almost 1 in 3 Americans living in community associations, sometimes incompatible people may end up being neighbors.

Unless a neighbor to neighbor dispute affects the entire community or poses a threat to other residents, Associations generally have not intervened. Effective October 14, 2016 HUD adopted new guidelines under the Fair Housing Act, which will force associations to get involved in neighbor to neighbor disputes where the complainant is a member of a protected class.

The new regulation provides that an Association can be liable for the actions of residents who harass or create a hostile

environment for other residents where there is an obligation of the Association to the aggrieved person created by a contract. Does your Association's declaration prohibit nuisances? Prohibit behavior which causes discomfort, embarrassment, disturbance and/or affects peaceful enjoyment?

If so, your Association is now required to take necessary legal action to end the harassing conduct. Even if the Associations documents do not contain those types of provisions, an Association has a duty to investigate harassment claims and attempt to resolve them.

If that is not enough, the new regulation holds an association liable for the acts of third parties, i.e. contractors that are hired/used by

Admission includes continental breakfast, morning program, lunch, Expo, afternoon seminars and a Wrap Party with complimentary beer, wine, steamed shrimp & hot hors d'oeuvres!

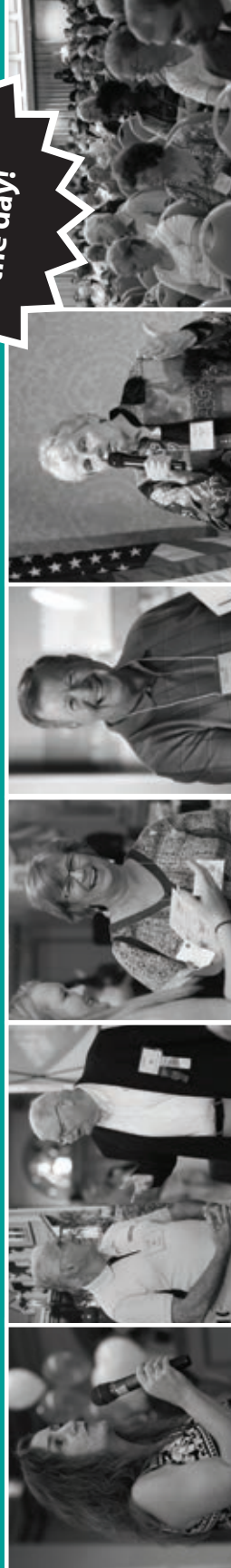
an association or a management company. A single instance of harassment is enough to result in liability.

This program will discuss the HUD regulation, its effect on Associations, how an Association should discuss ideas for amendments to limit liability, how an association must or should act and discuss ideas for amendments to limit liability.



Sign up today to attend and share this information with your fellow board members, homeowners and managers!

SEMINARS! • EXPO! • LUNCHEON! • PRIZES! • WRAP PARTY!



ATTENTION EASTERN SHORE MANAGERS AND HOMEOWNERS

Special arrangements have been made for our Eastern Shore Managers and Homeowners to attend. Transportation will be provided and a limited number of registration fees will be complimentary. For information, contact Iris Hobbs at 410-524-1500 or email iris.hobbs@casinc.biz

CHAPTER MISSION

To increase public understanding of condominium and homeowner association governance, to provide guidance to those board members and managers working on behalf of these communities and to provide a forum for networking among the service providers and consumers within the industry.

Thank You to Our Sponsors (as of press time):

- Eastern Shore**
- Action Elevator
 - Allied Waste
 - ALLSAFE Elevator Inspections, Inc.
 - Armor Fire Sprinkler Service
 - Atlantic Maintenance Group
 - Atlantic/Smith, Cropper Deeley
 - Classic Lawn Care
 - Continental Pools
 - Delaware Elevator
 - DMA Interactive Reserve Management
 - Elmore & Throop, P.C.
 - Envirotech Environmental Consulting, Inc.
 - Feather Free Zone
 - Insurance Management Group, Inc.
 - Mutual of Omaha Bank
 - Palmer Brothers Painting and General Contracting

- Tecta America East, LLC
- Turner's Pest Control
- Whiteford, Taylor & Preston, LLP

Giveaway Grocery Tote

- Atlantic Maintenance Group

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- Doody/Calls Pet Waste Removal

Advertising On-Site Program

- Community Association Underwriters of America
- D.H. Bader Management Services
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Handout

- Community Association Underwriters of America
- Toepfer Construction Co., Inc.

Grand Door Prize Drawing

- Atlantic Maintenance Group

Wrap Party

- Atlantic Maintenance Group
- Becht Engineering BT
- Community Association Underwriters of America

Server Aprons

- South River Restoration

Beverage Cup-Exclusive

- Alliance Association Bank

Passport Drawing

- Atlantic Maintenance Group
- Cowie & Mott, P.A.
- NFP Property & Casualty
- Structural Restoration Services, Inc

Wrap Party Prize Drawing

- Environmental Solutions, Inc.

Advance Registration and Payment are required! Space will be limited.

SCHEDULE FOR THE DAY

8:00 am–9:15 am

Continental Breakfast & Early Bird Preview—Expo Open

9:15 am–11:15 am

Keynote Presentation—

“Doing Nothing is Not an Option... Neighbor to Neighbor Disputes—New HUD Regulations Require Associations to Act or Else!”

SPEAKER:



George E. Nowack, Jr.
Attorney at Law

George Nowack has dedicated his entire legal career to representing community associations. George began representing associations in 1981 at the law firm Hyatt & Rhoads, PC, which was one of the first firms in the United States to represent homeowner and condominium associations. In 1991, George founded Weissman, Nowack, Curry & Wilco, P.C., where he practiced for 25 years. George and his law partner Julie Howard formed NowackHoward, LLC in October 2016 after

working together for 20 years at WNCW.

George is an expert on Fair Housing Law. He has already successfully defended 67 associations in Fair Housing Act claims, more than any other attorney in the country.



An active member of the Community Associations Institute since 1982, George was one of the earliest members of Georgia's CAI Chapter, and served as Georgia Chapter President in 1990. George went on to serve two terms on CAI's National Board of Trustees and served as CAI National President from 1994-1995. George has been a featured presenter on numerous issues at more than 25 of CAI's National Conferences and 30 of CAI's Law Seminars.

In light of his dedication and commitment to CAI, George has received many awards and special recognition over the years.

George is also a prolific writer on community association law. He has written more than 500 articles used in seminars and workshops and has been quoted in the *New York Times* and the *Wall Street Journal* and has been the featured guest on local and nationally syndicated radio shows.

11:15 am–1:00 pm

Expo & Lunch in the Exhibit Area

\$500 Value Grand Prize Drawing

Sponsored by Atlantic Maintenance Group
Complimentary Lunch for all.



Complimentary Beer, Wine,
Steamed Shrimp & Hot hors
d'oeuvres!

Directions to Martin's West:

Take I-695 to Exit 17, Security Boulevard West. Turn right on Belmont Avenue. Follow Belmont Avenue approximately 1/2 mile and Martin's West will be on your left, facing the Baltimore Beltway. Phone: 410-944-9433

1:15 pm–2:15 pm

Afternoon Concurrent Sessions

1. 2017 Legislative Update— Presented by the MD Legislative Action Committee (MDLAC)

Learn which bills passed last session and which issues are likely to re-surface next session.

2. Open Forum—Q & A with George Nowack, Morning Presenter

As a follow up to the morning program, Mr. Nowack will be available to take your questions and continue the discussion.

2:30 pm–4:00 pm

“Wrap Party” Happy Hour Reception

Sponsored by Atlantic Maintenance Group, Becht Engineering BT & Community Association Underwriters of America

Registration Form (One form per person—duplicate for multiple attendees)
Doing Nothing is Not an Option...Neighbor to Neighbor Disputes—New HUD Regulations Require Associations to Act or Else!
Tuesday, October 24, 2017

Are you a Homeowner Manager Business Partner

Name _____

Association or Company _____ (required)

Address _____

City _____ State _____ Zip Code _____

Email Address _____

Phone _____

Check Enclosed (made payable to CAI/CRC) or

Please charge my Visa Mastercard (we do not accept AMEX)

Printed Name _____ (exactly as it appears on card)

Company Name _____ (if Corporate Card)

Card Billing Address _____ (if different than above)

City _____ State _____ Zip Code _____

Phone _____

Card Number ---- Exp. Date /- CW

Signature _____ Total Amount \$ _____ (required) The above signed agrees to pay the charges according to the card issuer agreement.

Advance Registration and Payment are required! Space will be limited.

CAI Member? Yes No

Association Board Member or Homeowners **COST** \$25

CAI Manager \$50

Non-CAI Member—Manager \$60

Non-Exhibiting CAI Service Provider \$100

Non-Exhibiting Non-CAI Member Service Provider \$200

Total Amount Due \$ _____

CONCURRENT BREAKOUT SESSIONS —YOU MUST CHOOSE ONLY ONE!

I plan on attending the:

2017 Legislative Update—Presented by the Maryland Legislative Action Committee (MDLAC)

Open Forum—Q & A with George Nowack

Make check payable to CAI/CRC and send it with the completed form to:

Chesapeake Region Chapter, CAI
1985 Fairfax Rd., Annapolis, MD 21401
410-540-9831 • contact@caimdches.org

A CAI Member is someone whose name is listed in the CAI National Database.

CANCELLATION POLICY: Verbal, faxed or email commitment obligates the participant to pay for the event if you choose not to attend unless the cancellation is made 7 days prior to the scheduled event. Cancellation must be in writing.

REQUIRED FOR ALL BUSINESS PARTNERS:

Please initial here _____ to indicate that you have read the Chapter's "suitcase" policy
CAI/CRC has a no-tolerance policy regarding "suitcase", which describes the unauthorized practice of a non-exhibiting company's representative or an individual soliciting any amount or type of sales or business anywhere in the Expo facility including but not limited to on the tradeshow floor, in the aisles, hallways or in the lobbies, and/or representing any of his services or products, current or future, to facility or conference staff, attendees and/or participants. Distribution and/or display of literature, business cards, signs, or any other promotional items are restricted to the Exhibit Hall and Expo facility and may only be distributed by participating exhibiting companies and their authorized representatives. Unauthorized distribution of literature, business cards, signs, promotional items and the like is prohibited. Complaints about suitcase are to be directed to the Chapter Expo Manager at the time of the perceived violation. The Expo Monitor Team and the Chapter Executive Director will determine if a violation has occurred in his sole discretion at the time. Violators will be directed to leave the Expo facility and will be escorted out by the Chapter Expo Manager. The Board of Directors reserves the right to implement additional measures to address the violation of above policy as deemed appropriate.