

SUPPLEMENTAL NOTICE OF DEDICATORY INSTRUMENTS
for
MEMORIAL BEND CIVIC ASSOCIATION, INC.

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

The undersigned, being the authorized representative of Memorial Bend Civic Association, Inc. (the "Association"), a property owner's association as defined in Section 202.001 of the Texas Property Code, hereby supplements the "Notice of Dedicatory Instruments Governing the Memorial Bend Civic Association", "Notice of Dedicatory Instrument Memorial Bend Civic Association", "Supplemental Notice of Dedicatory Instrument for Memorial Bend Civic Association, Inc.", "Supplemental Notice of Dedicatory Instruments for Memorial Bend Civic Association, Inc.", "Supplemental Notice of Dedicatory Instruments for Memorial Bend Civic Association, Inc.", "Supplemental Notice of Dedicatory Instruments for Memorial Bend Civic Association, Inc.", "Supplemental Notice of Dedicatory Instruments for Memorial Bend Civic Association, Inc.", "Supplemental Notice of Dedicatory Instruments for Memorial Bend Civic Association, Inc.", "Supplemental Notice of Dedicatory Instruments for Memorial Bend Civic Association, Inc." and "Supplemental Notice of Dedicatory Instruments for Memorial Bend Civic Association, Inc." recorded in the Official Public Records of Real Property of Harris County, Texas under Clerk's File Nos. U156395, 20100075061, 20100423082, 20120147679, 20130007264, 20140149753, RP-2017-244864, RP-2018-74005, RP-2018-475347 and RP-2019-470032 ("Notice"), which Notice was filed of record for the purpose of complying with Section 202.006 of the Texas Property Code.

Additional Dedicatory Instrument. In addition to the Dedicatory Instruments identified in the Notice, the following document is a Dedicatory Instrument governing the Association.

- **Certificate of Secretary of Memorial Bend Civic Association, Inc. regarding Board Resolution adopting First Amendment to Memorial Bend Architectural Review and Compliance Committee Architectural Guidelines.**

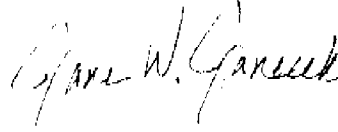
A true and correct copy of such Dedicatory Instrument is attached to this Supplemental Notice.

This Supplemental Notice is being recorded in the Official Public Records of Real Property of Harris County, Texas for the purpose of complying with Section 202.006 of the Texas Property Code. I hereby certify that the information set forth in this Supplemental Notice is true and correct and that the copy of the Dedicatory Instrument attached to this Notice is a true and correct copy of the original.

RP-2020-140256

Executed on this 30th day of March, 2020.

MEMORIAL BEND CIVIC ASSOCIATION, INC.



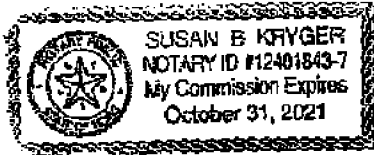
By: _____
Jane W. Janecek, authorized representative

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

BEFORE ME, the undersigned notary public, on this 30th day of March, 2020 personally appeared Jane W. Janecek, authorized representative of Memorial Bend Civic Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purpose and in the capacity therein expressed.



Notary Public in and for the State of Texas



RP-2020-140256

CERTIFICATE OF SECRETARY
of
MEMORIAL BEND CIVIC ASSOCIATION, INC.
regarding
BOARD RESOLUTION
adopting
FIRST AMENDMENT
to
**MEMORIAL BEND ARCHITECTURAL REVIEW AND
COMPLIANCE COMMITTEE ARCHITECTURAL GUIDELINES**

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

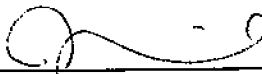
The undersigned, being the duly elected, qualified and acting Secretary of Memorial Bend Civic Association, Inc., a Texas non-profit corporation ("Association") does hereby certify that the following is a true and correct copy of a resolution of this corporation as adopted by the Board of Directors of the Association ("Board") at a duly called meeting of the Board held on the 24 day of March, 2020:

The Board adopts the "First Amendment to Memorial Bend Architectural Review and Compliance Committee Architectural Guidelines," which amendment is attached hereto and incorporated herein.

I certify that I am the duly elected, qualified and acting Secretary of the Association and that the foregoing resolution was approved as set forth above and now appears in the books and records of the Association.

TO CERTIFY WHICH WITNESS my hand on this 26 day of March, 2020.

MEMORIAL BEND CIVIC ASSOCIATION, INC.

By: 

Name: Jennifer Richman

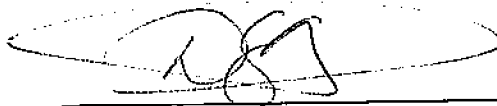
Its: Secretary

RP-2020-140256

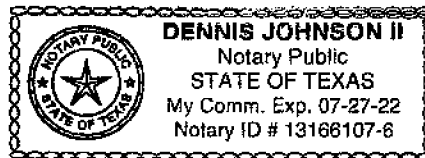
THE STATE OF TEXAS
COUNTY OF HARRIS

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BEFORE ME, the undersigned notary public, on this 26th day of March, 2020 personally appeared Jennifer Richman, Secretary of Memorial Bend Civic Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and in the capacity therein expressed.



Notary Public in and for the State of Texas



RP-2020-140256

**FIRST AMENDMENT TO
MEMORIAL BEND
ARCHITECTURAL REVIEW AND COMPLIANCE COMMITTEE
ARCHITECTURAL GUIDELINES
AS ADOPTED BY MEMORIAL BEND CIVIC ASSOCIATION, INC.**

WHEREAS, that instrument entitled, "Memorial Bend Architectural Review and Compliance Committee Architectural Guidelines, September 17, 2018 Version" (the Guidelines") was previously adopted by the Board of Directors of Memorial Bend Civic Association, Inc. (the "Association") and recorded in the Official Public Records of Real Property of Harris County, Texas under Clerk's File No. RP-2018-475347; and

WHEREAS, Section 1.04(b) of the Guidelines provides for certain fees and construction deposits (the "Fees") to be charged to an Owner related to the review of plans by the Architectural Review and Compliance Committee (the "Committee"); and

WHEREAS, Section 1.04(b)(vi) of the Guidelines provides that the amount of the Fees may be changed by the Board of Directors of the Association with a majority vote; and

WHEREAS, the Board of Directors deems it in the best interest of the Association to modify Fees for certain construction projects to facilitate review by an independent architect or other professional consultant, as permitted by Section 1.04(b)(iv) of the Guidelines.

NOW THEREFORE, the Board of Directors of the Association hereby adopts the amendments to the Guidelines set forth below. In the event of a conflict between the Guidelines and this First Amendment, this First Amendment shall control. All provisions of the Guidelines not changed by this First Amendment remain valid and enforceable.

1. Section 1.04(b)(ii), entitled "Fee Schedule" of the Guidelines is amended to read as follows:

(ii) Fee Schedule. The Fees shall be as follows:

New Construction Projects:	\$750.00
Major Projects (labor and material costs over \$50,000):	\$650.00
Other Projects (labor and material costs over \$10,000 but under \$50,000):	\$250.00
Minor Projects (including but not limited to painting, fence replacement, etc.)	\$100.00*

*May be reduced at discretion of ACC.

The Committee reserves the right, in its sole discretion, to classify projects as Major Projects or otherwise, without regard to project cost, in cases where the Committee determines the project scope, complexity, or other factors so require.

2. Section 1.04(b)(iii), entitled "Construction Deposit" of the Guidelines is amended to read as follows:

(iii) Construction Deposit. The Owner shall submit a Construction Deposit for New Construction Projects and Major Projects. The amount of the Construction Deposit is the lesser of one percent (1%) of the total labor and materials cost for the completed project or \$4,000.00. The Construction Deposit is refundable after satisfactory final construction inspection based on a certificate of compliance and verification that no violations of the Guidelines or Declaration are outstanding. The Construction Deposit is not required to be kept in a separate account and may be deposited in the Association's general account.

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Pages 7
03/31/2020 11:28 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
DIANE TRAUTMAN
COUNTY CLERK
Fees \$36.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically and any blackouts, additions or changes were present at the time the instrument was filed and recorded.

Any provision herein which restricts the sale, rental, or use of the described real property because of color or race is invalid and unenforceable under federal law.

THE STATE OF TEXAS
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in File Number Sequence on the date and at the time stamped hereon by me; and was duly RECORDED in the Official Public Records of Real Property of Harris County, Texas.



Diane Trautman

COUNTY CLERK
HARRIS COUNTY, TEXAS

RP-2020-140256