

Section 1 - Sample Provision Excerpt (Public Preview)

20120120428
03/21/2012 RP2 \$28.00
CERTIFICATE OF AUTHORIZATION
of
CHAMPIONS POINT VILLAGE III HOMEOWNERS' ASSOCIATION, INC.
STATE OF TEXAS
ISSUE #1
COUNTY OF HARRIS
§
The undersigned, a director of Champions Point Village III Homeowners' Association, Inc.
("Association"), does hereby certify that, at a regular meeting of the Association's Board of...

MARKUP #1 ->



MARKUP #1 · MISSING MANDATORY STATUTORY PROVISION

BOARD & COUNSEL REVIEW

Sec. 1 (p. 1): Governing document bundle authorizes fines but lacks or fails to reference the mandatory recorded Enforcement Policy & Schedule of Fines required by Tex. Prop. Code § 209.0061 (HB 614).

Statutory / Legal Reference: Tex. Prop. Code § 209.0061 (HB 614)

Statutory Comparison: Effective January 1, 2024, HB 614 enacted Tex. Prop. Code § 209.0061, requiring every subdivision HOA with fining authority to adopt, record, and post/distribute an enforcement policy that enumerates each general category of restrictive covenants for which the association may assess a fine and a specific schedule of fines for each category.

CURRENT WORDING IN DOCUMENT:

20120120428 03/21/2012 RP2 \$28.00 CERTIFICATE OF AUTHORIZATION of CHAMPIONS POINT VILLAGE III HOMEOWNERS' ASSOCIATION, INC. STATE OF TEXAS § COUNTY OF HARRIS § The undersigned, a director of Champions Point Village III Homeowners' Association, Inc. ("Association"), does hereby certify that, at a regular meeting of the Association's Board of...

SAMPLE DISCUSSION WORDING (FOR HOA ATTORNEY REVIEW):

Adopt, record in the county real property records, and post on the Association website a compliant Fining & Enforcement Policy containing the schedule of fines by covenant category pursuant to Tex. Prop. Code § 209.0061 (HB 614).