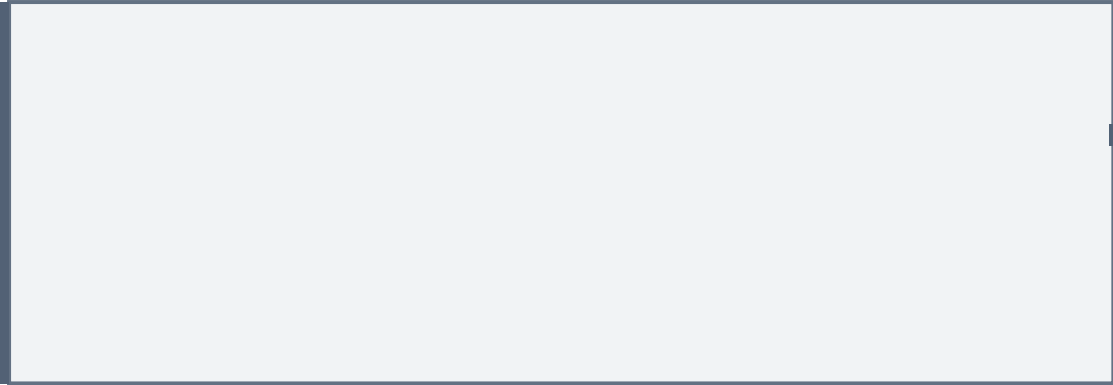


Section II - Sample Provision Excerpt (Public Preview)

"ARC" and "Architectural Review Committee" means the Architectural Review Committee of the 3.
"Association" means MPR NORTH LAKE ESTATES HOMEOWNERS' ASSOCIATION, a Texas nonprofit property owners' association, its successors, assigns, and replacements as provided in this Declaration,

ISSUE #1



MARKUP #1 ->



MARKUP #1 · SUBJECTIVE OR OVERBROAD WORDING

BOARD & COUNSEL REVIEW

Sec. II (p. 2): Enforcement/fining provision omits mandatory Texas Property Code § 209.006 certified mail notice, 30-day Board hearing request window, or HB 614 recorded fine schedule requirements.

Statutory / Legal Reference: Tex. Prop. Code § 209.006, § 209.0061 & § 209.007
Statutory Comparison: Under Tex. Prop. Code § 209.006 and § 209.007, an association may not levy a fine or suspend an owner's right to use a common area unless it first gives written notice by certified mail describing the violation, providing a reasonable period to cure (if curable and not a repeat violation within 6 months), and stating that the owner may request a hearing before the Board on or before the 30th day...

CURRENT WORDING IN DOCUMENT:
"ARC" and "Architectural Review Committee" means the Architectural Review Committee of the 3. "Association" means MPR NORTH LAKE ESTATES HOMEOWNERS' ASSOCIATION, a Texas nonprofit property owners' association, its successors, assigns, and replacements as provided in this Declaration,

SAMPLE DISCUSSION WORDING (FOR HOA ATTORNEY REVIEW):
Before the Association levies a fine, suspends an...