

Section 1 - Sample Provision Excerpt (Public Preview)

20150091279
03/06/2015 ER
\$36.00
AMEND
M

SUPPLEMENTAL NOTICE OF DEDICATORY INSTRUMENTS

ISSUE #1

WILDWOOD AT NORTHPOINTE COMMUNITY ASSOCIATION, INC.
THE STATE OF TEXAS
§
COUNTY OF HARRIS
§
§

The undersigned, being the Managing Agent for Wildwood at Northpolnte Community Association, Inc.

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:

20150091279 03/06/2015 ER \$36.00 AMEND M SUPPLEMENTAL NOTICE OF DEDICATORY INSTRUMENTS for WILDWOOD AT NORTHPOINTE COMMUNITY ASSOCIATION, INC. THE STATE OF TEXAS § COUNTY OF HARRIS § § The undersigned, being the Managing Agent for Wildwood at Northpolnte Community Association, Inc.

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).