



**RESOLUTION REGARDING TOWING
RIVERPARK WEST PROPERTY OWNERS ASSOCIATION, INC.**

WHEREAS, by those certain Declarations of Covenants, Conditions and Restrictions for RIVERPARK WEST PROPERTY OWNERS ASSOCIATION, INC. duly recorded in the Official Public Records of Real Property of Fort Bend County, Texas along with any amendments and supplements thereto (hereinafter, collectively referred to as the "Declaration"), all lots within the Association were made subject to the covenants, conditions and restrictions set forth in the Declarations;

WHEREAS, the Association's Declaration is in place for the purpose of keeping the development of said real property for the mutual benefit and pleasure of the owners in said subdivision, and for the protection of such property values of the subdivision;

WHEREAS, Article X, Section 8 of the Association's Declaration provides that "[e]ach Owner and occupant shall comply strictly with the covenants, conditions, and restrictions set forth in this Declaration, as may be amended from time to time, and with the rules and regulations adopted by the Board of Directors;"

WHEREAS, Section 22.201 of the Texas Business Organization Code ("TBOC") provides that "[e]xcept as provided by Section 22.202, the affairs of a corporation are managed by a Board of Directors" and Section 22.202(b) of the TBOC provides that "[a] corporation is considered to have vested the management of the corporation's affairs in the board of directors of the corporation in the absence of a provision to the contrary in the certificate of formation;"

WHEREAS, in regard to removal of inoperable vehicles, Article VIII, Section 6 of the Association's Declaration provides that "....No vehicle may be left upon any Unit, except in a garage or other area designated by the Board of Directors, for a period longer than five (5) days if it is unlicensed or if it is in a condition such that it is incapable of being operated upon the public highways. After such five (5) day period, such vehicle shall be considered a nuisance and may be removed;"

WHEREAS, the Board of Directors desires to clarify the rules in the Declaration in regard to towing inoperable and/or unlicensed vehicles in order to maintain the attractiveness and safety of the subdivision and thereby support property values; and

WHEREAS, pursuant to the Texas Property Code and the Association's Governing Documents, the Board of Directors (the "Board") hereby adopts this Policy for the purpose of clarifying the rules regarding towing in the subdivision.

NOW THEREFORE, BE IT RESOLVED THAT the Board hereby resolves to adopt, publish, and enforce the following Association Towing Policy for RIVERPARK WEST PROPERTY OWNERS ASSOCIATION, INC.:

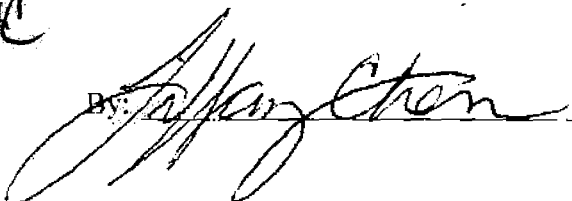
ASSOCIATION TOWING POLICY

1. Article VIII, Section 6 of the Association's Declaration provides that "...[n]o vehicle may be left upon any Unit, except in a garage or other area designated by the Board of Directors, for a period longer than five (5) days if it is unlicensed or if it is in a condition such that it is incapable of being operated upon the public highways. After such five (5) day period, such vehicle shall be considered a nuisance and may be removed."
2. Thus, no inoperable or unlicensed vehicles may remain in visible sight upon an owner's property for a period longer than five (5) days. After that period of time has expired, such vehicles shall be considered a nuisance and may be removed by a towing company.
3. If a violation of this policy occurs, the owner/resident will be notified in writing and they must comply with the terms and provisions of this policy within ten (10) days per Article X, Section 8. If the resident fails to correct violation within ten (10) days, the vehicle may be towed at the owner's expense within 48 hours of being tagged.
4. Per Article X, Section 8 of the Declaration, "[a]ll costs of self-help [such as towing] including reasonable attorneys' fees actually incurred, shall be assessed against the violating Owner and shall be collected as provided for herein for the collection of assessments." [Emphasis added.]

These rules and guidelines are effective upon recordation in the Public Records of Fort Bend County, and supersede any related guidelines which may have previously been in effect. Except as affected by these guidelines, all other provisions contained in the Deed Restrictions or any other dedicatory instruments of the Association shall remain in full force and effect.

CERTIFICATION

"I, the undersigned, being the President of RIVERPARK WEST PROPERTY OWNERS ASSOCIATION, INC., hereby certify that the foregoing Resolution was adopted by at least a majority of the Association's Board of Directors on this 19th day of June, ~~2019~~ 2019."

By:  , President

Print name: Tiffany Chen

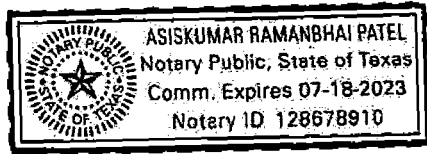
ACKNOWLEDGEMENT

STATE OF TEXAS

COUNTY OF FORT BEND

BEFORE ME, the undersigned authority, on this day personally appeared TIFFANY ELAINE CHEN, President of the Association, and known by me to be the person whose name is subscribed to the foregoing document and, being by me first duly sworn, declared that he is the person whose name is subscribed to the foregoing document and, being by me first duly sworn, declared that he is the person who signed the foregoing document in his representative capacity, and that the statements contained therein are true and correct.

Given under my hand and seal of office this, the 19th day of JUNE,
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2019



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Notary Public, State of Texas