

**RESOLUTION REGARDING PROCEDURES AND AMOUNTS FOR LEVYING FINES,
INCLUDING APPROVAL OF ENFORCEMENT POLICY**

STATE OF TEXAS

KNOW ALL MEN BY THESE PRESENTS:

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COUNTY OF TRAVIS

WHEREAS, through Articles of Incorporation, Bylaws, the Texas Property Code and the Texas Business Organizations Code, Onion Creek Homeowners Association, Inc. ("Association") is authorized to exercise all powers reasonable and necessary to its governance and operation; and

WHEREAS, Article IV, Section 1 of the Association's Bylaws grants the Board of Directors the authority to create and adopt rules, regulations and policies regarding certain actions and activities of the Association and its members; and

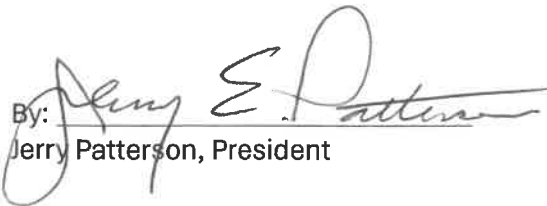
WHEREAS, House Bill 614 ("HB614") has been passed by the 2023 Texas Legislature, signed by the Governor, is effective and applies to the Association; and

WHEREAS, HB614 requires that the Association adopt and distribute an enforcement policy ("Enforcement Policy") regarding the levying of fines, including (1) general categories of restrictive covenants for which OCHOA may assess fines; (2) a schedule of fines for each category of violation; and (3) information regarding hearings described by Section 209.007 of the Texas Property Code.

NOW, THEREFORE,

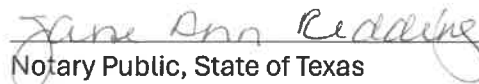
1. The Association will provide a copy of the Enforcement Policy to an owner of each property in the subdivision by either (1) posting the Enforcement Policy on an internet website maintained by the Association or an agent(s) acting on its behalf, and accessible to members of the Association, or (2) annually sending a copy of the Enforcement Policy, separately or included in routine communication from the Association to property owners, by (a) hand delivery to the owner, (b) first class mail to the owner's last known address or (c) e-mail to an e-mail address provided to the Association by the owner.
2. The Association will make the Enforcement Policy available on any publicly accessible internet website maintained by the Association or an agent(s) acting on its behalf.
3. The Association expressly reserves the Board's authority to levy a fine from the schedule of fines that varies on a case-by-case basis.
4. A copy of the Enforcement Policy, as approved by the Board on even date, is attached as Exhibit A. Amendments to the Enforcement Policy may be approved by majority vote of the Board, and Exhibit A is deemed to be the most current Enforcement Policy.

This **RESOLUTION REGARDING PROCEDURES AND AMOUNTS FOR LEVYING FINES, INCLUDING APPROVAL OF ENFORCEMENT POLICY** is passed by vote of the Board of Directors of Onion Creek Homeowners Association, Inc. on the 18TH day of APRIL, 2024.

By: 
Jerry Patterson, President

STATE OF TEXAS
COUNTY OF TRAVIS

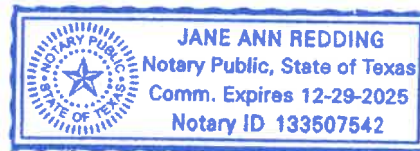
This instrument was acknowledged before me on this the 19 day of APRIL, 2024, by Jerry Patterson, President of Onion Creek Homeowner's Association, Inc., on behalf of the corporation, for the purposed therein expressed.


Notary Public, State of Texas

INSTANT RETURN

After recording, ~~return to:~~

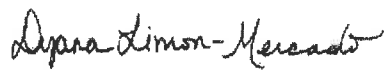
Onion Creek Homeowners Association
10816 Crown Colony Drive, STE 105
Austin, TX 78747



ATTACHMENT: EXHIBIT A, "ENFORCEMENT POLICY"



**FILED AND RECORDED
OFFICIAL PUBLIC RECORDS**


Dyana Limon-Mercado, County Clerk
Travis County, Texas

2024090723

Aug 15, 2024 03:16 PM

Fee: \$29.00

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