



Laura Richard
Laura Richard, County Clerk
Fort Bend County Texas
Pages: 4 Fee: \$ 25.00

PRESIDENT'S CERTIFICATE

I, Bassam Barazi, President of Lakes of Bella Terra Community Association, Inc., a Texas non-profit corporation, hereby certify that the attached document is an original or true and correct copy of the Second Amendment to By-Laws of Lakes of Bella Terra Community Association, Inc.

LAKES OF BELLA TERRA COMMUNITY ASSOCIATION, INC., a Texas non-profit corporation

By:

[Signature]
Bassam Barazi, President

THE STATE OF TEXAS

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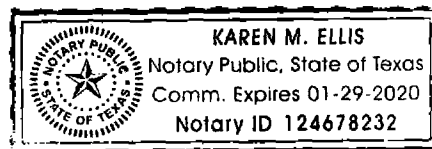
COUNTY OF FORT BEND

This instrument was acknowledged before me on this the 27th day of Novem, 2018, by Bassam Barazi, President of Lakes of Bella Terra Community Association, Inc., a Texas non-profit corporation, on behalf of said corporation.

[Signature]
Notary Public

AFTER RECORDING, RETURN TO:

Thi "Nina" Tran
Hoover Slovacek, LLP
Galleria Tower II
5051 Westheimer, Suite 1200
Houston, Texas 77056



**SECOND AMENDMENT TO BY-LAWS OF
LAKES OF BELLA TERRA COMMUNITY ASSOCIATION, INC.**

WHEREAS, LAKES OF BELLA TERRA COMMUNITY ASSOCIATION, INC., a Texas non-profit corporation (the "Association") has adopted By-Laws of the Association (the "By-Laws"); and

WHEREAS, Section 209.00593(b) of the Texas Property Code provides that the board of directors of a property owners' association may amend the by-laws of the property owners' association to provide for elections of the board of directors to be held; and

WHEREAS, Article VI, Section 6.7 of the By-Laws provides that the By-Laws may be altered, amended, or repealed at any meeting of the Board of Directors at which a quorum is present, by the affirmative vote of a majority of the directors present at such meeting, provided notice of the proposed alteration, amendment, or repeal is contained in the notice of the meeting and such action does not specifically require the action of the Members by virtue of the Articles of Incorporation or these By-Laws; and

WHEREAS, Article II, Section 2.6 of the By-Laws provides that the Members (the "Members") holding ten percent (10%) of the total eligible votes of each class of membership of the Association, present in person or represented by proxy, shall constitute a quorum at all meetings of the Members for the transaction of business, except as otherwise provided by law, by the Articles of Incorporation or by these By-Laws; and

WHEREAS, a quorum is rarely achieved at the annual meeting of the Members and therefore it is difficult for the Members to conduct the meeting and elect directors; and

WHEREAS, pursuant to the authority granted to the Board of Directors of the Association (the "Board"), the Board desires to amend the By-Laws so that the quorum requirement for a meeting of the Members, as it pertains to the election of directors, shall be a less burdensome percentage; and

WHEREAS, Article III, Section 3.12 of the By-Laws provides that a majority of the number of Directors shall constitute a quorum for the transaction of business and that every act made by a majority of the Directors present at a meeting at which a quorum is present is regarded as the act of the Board, and

WHEREAS, the Board held a meeting on November 27, 2018, at which a majority of Directors were present and duly passed the resolution described hereinbelow.

NOW, THEREFORE, in consideration of the recitals set forth above, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the

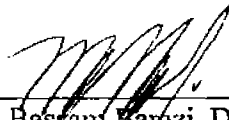
undersigned, being at least a majority of the members of the Board, hereby consent to and do hereby amend the By-Laws effective upon recordation in the Real Property Records of Fort Bend County, Texas, as set forth hereinbelow, to-wit:

RESOLVED: That the following is added at the end of Article II, Section 2.6 of the Bylaws:

Notwithstanding anything contained herein to the contrary, the quorum requirement for a meeting of the Members, as such meeting pertains to the election of Directors, shall be those Members holding five percent (5%) of the total eligible votes of each class of membership of the Association, present in person or by proxy, absentee ballot, electronic ballot or any other method of representative or delegated voting approved by the Board of Directors, except as otherwise provided by law, by the Articles of Incorporation or by these By-Laws. If, however, such quorum shall not be present in person or by proxy, absentee ballot, electronic ballot or any other method of representative or delegated voting approved by the Board of Directors, the Members entitled to vote there shall have the power to adjourn the meeting from time to time without notice other than announcement at the meeting, unless the meeting is adjourned for thirty (30) days or more, in which case notice of the adjourned meeting shall be given as specified in Section 2.4 above. At such adjourned meeting, the requirement for a quorum shall be reduced to the Members holding three percent (3%) of the total eligible votes of each class of membership of the Association, present in person or by proxy, absentee ballot, electronic ballot or any other method of representative or delegated voting approved by the Board of Directors.

Effective as of the date first set forth hereinabove.

**LAKES OF BELLA TERRA COMMUNITY
ASSOCIATION, INC., a Texas non-profit
corporation**



Bassam Barazi, Director



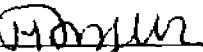
Lisa Clark, Director



Abdul Barazi, Director



Michael Spradley, Director



Monjur Rahman, Director