

CERTIFICATE OF PRESIDENT
of
RESOLUTION OF BOARD OF MANAGERS
of
WOODWAY PLACE ATRIUM CONDOMINIUM ASSOCIATION
adopting
FIRST AMENDMENT TO THE AMENDED AND RESTATED RULES & REGULATIONS

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

I, George Seymour President of Woodway Place Atrium Condominium Association (the "Association"), a Texas non-profit corporation, do hereby certify at a duly called meeting of the Board of Managers of the Association ("Board of Managers") held on the 27 day of May, 2021, with at least a majority of the managers being present thereat and remaining throughout and being duly authorized to transact business, the following resolution was duly made and approved:

WHEREAS, on or about May 16, 2018, that instrument entitled "Amended and Restated Rules & Regulations Woodway Place Atrium Condominium Association" (the "Rules & Regs") were duly recorded under Clerk's File No. RP-2018-213056 of the Official Public Records of Real Property of Harris County, Texas; and

WHEREAS, Article IV, Section 3(c) of the Amended and Restated By-Laws of the Association ("Bylaws") provides, in pertinent part, as follows:

The Board of Managers is empowered and may establish, adopt and amend rules regulating the use, occupancy, leasing or sale, maintenance, repair, modification, and appearance of Units and common elements, to the extent the regulated action affect common elements or other Units and enforce compliance thereof. ...

WHEREAS, Section 82.102(a)(7) of the Texas Uniform Condominium Act (the "TUCA") provides the Board of Directors of a condominium unit owner's association (unless otherwise provided in its declaration) has the power to "adopt and amend rules relating to the use, occupancy, leasing, or sale, maintenance, repair, modification, and appearances of the units and common elements to the extent the regulated actions affect common elements or other units".

NOW, THEREFORE, BE IT RESOLVED that the Board of Managers hereby adopts the following amendment to the Amended and Restated Rules & Regulations Woodway Place Atrium Condominium Association:

Article XXXV titled "Procedure for Running for the Board of Managers" is hereby added to the Rules & Regs to state as follows:

XXXV. PROCEDURE FOR RUNNING FOR THE BOARD OF MANAGERS
Nominations to run for the Board of Managers (the "Board") must be submitted to the Association no later than thirty (30) days prior to the published date of the Annual Meeting.

Procedure to apply:

- a. Any Unit owner who desires to run for the Board must notify the current Board, or the Association's General Manager in writing no later than thirty (30) days prior to the published date of the Annual Meeting.
- b. It is recommended (but not required) that a candidate provide information highlighting his/her qualifications to serve on the Board.
- c. Any qualification information received by the Board shall be sent with the Annual Meeting documentation that is sent to the Unit owners.

I certify that I am the duly elected, qualified and acting President of the Association and that the foregoing resolution was approved as set forth above and now appears in the books and records of the Association.

TO CERTIFY WHICH WITNESS MY HAND on this 27 day of May, 2021.

WOODWAY PLACE ATRIUM CONDOMINIUM ASSOCIATION, a Texas non-profit corporation

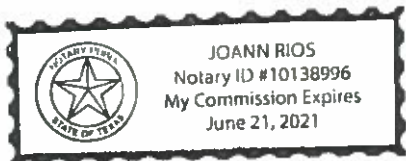
By: George Seymour

Printed Name: George Seymour

Title: President

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BEFORE ME, the undersigned notary public, on this 27 day of May, 2021 personally appeared George Seymour President of Woodway Place Atrium Condominium Association, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he/she executed the same for the purpose and in the capacity therein expressed.



Joann Rios
Notary Public in and for the State of Texas