

TIDELANDS HOMEOWNERS ASSOCIATION

BYLAWS

Article I. – Name

The name of this organization shall be the Tidelands Homeowners Association, Inc.

Article II. – Boundaries

The geographic boundaries of the Tidelands Homeowners Association shall be the Tidelands Addition as registered on the Galveston County tax rolls.

Article III. – Purpose and Aims

The purpose of the Tidelands Homeowners Association shall be to form a voluntary coalition to support projects and programs which promote the common good of our members; to inform, educate, and provide an open forum for the free discussion of all issues which affect our Homeowners and promote cooperative action; to build a better Homeowners by reducing and preventing crime; to develop a cleaner, safer, healthier Homeowners and improve the quality of life for all its residents; to solve problems which exist or arise within our boundaries; and to enable our members to work together to determine the needs of our Homeowners and fully utilize all available resources to respond to those needs.

Article IV. – Membership

Section 1. Individual membership shall be open to any person who is at least 18 years of age who owns property within the boundaries described above, upon payment of the annual dues. Membership shall be open to a representative from any organization, government agency, non-profit entity, business, church or school which owns property within the boundaries described above. Eligibility is to be without regard to race, creed, color, or national origin.

Section 2. Annual dues will be \$ 50.00 per property owner and are due on or before January 1 each year. These funds will be used for flyers, newsletters, and other materials needed by the Association. Membership dues are non-refundable.

Section 3. Each property owner, upon payment of dues, shall have only one vote. A representative member shall have only one vote and no organization or entity shall have more than one voting representative. The representative member must have specific authority from the governing board of the entity which he/she represents. Voting by proxy shall be permitted.

Section 4. Each member of the Association is eligible to serve as an officer, director, or on any committee of the Association, to vote on matters as provided by the bylaws, and to attend any business or social functions of the Association.

Section 5. It shall be the responsibility of the Board of Directors to maintain a current membership list of the Association which shall be open and available for inspection upon request from other members. This list shall be comprised of persons and entities that qualify for membership who have enrolled as members by payment of dues.

Article V - Board of Directors and Officers

Section 1. The Board of Directors shall be composed of not less than five (5) nor more than ten (10) members to be elected, except for the chairpersons of the standing committees, at a general meeting of the Association. The directors, except for the officers in section 2 below, shall be elected for a two-year term and at least one shall rotate off every two years to be replaced or re-elected. The Board shall not have two elected members from the same household and no two members may be related.

Section 2. Each year the general membership shall elect the following officers from its membership:

- A. President
- B. Vice-President
- C. Secretary
- D. Treasurer

Section 3. Directors and officers shall serve the term for which they are elected or until replaced. No officer shall serve more than three consecutive terms in the same office.

Section 4. Duties of the officers are as follows:

- A. President: The President shall preside at general membership meetings of the Association and meetings of its Board of Directors, and shall be the Chairman of the Board. The President shall invoke Robert's Rules of Order whenever he/she deems it necessary for any meeting, and shall perform such other duties as may be prescribed by the Board of Directors. The President shall have the authority to represent the Association in its relations with other persons and organizations, except as otherwise provided herein.
- B. Vice-President: The Vice-President shall act as the aide to the President and shall preside at meetings in the absence of the President.
- C. Secretary: The Secretary shall maintain accurate minutes of meetings of the general membership and meetings of the Board of Directors. The Secretary shall be the custodian of all official records of the Association, including the membership list and perform such other duties as the Board of Directors may prescribe.
- D. Treasurer: The Treasurer shall have custody of all funds and shall keep a full and accurate account of all receipts, disbursements, and expenditures of the Association. The Treasurer shall present a financial report at each general membership meeting of the Association and meetings of the Board of Directors. All checks shall require two signatures. The President, Vice-President and Treasurer shall have check-signing authority.

Section 5. The business and affairs of the Association shall be managed by its Board of Directors. The Directors shall in all cases act as a Board, and may adopt such rules and regulations for the conduct of meetings and management of the Association as they may deem proper.

Section 6. At any meeting of the Board of Directors, a simple majority shall constitute a quorum for the transaction of business.

Section 7. The Board of Directors shall meet at least four times each year.

Section 8. Any member of the Board of Directors may be removed for cause by a majority vote of the members attending a general membership meeting of the Association.

Section 9. In the event that a vacancy occurs in the Board of Directors, such vacancy shall be filled by appointment by a majority vote of the remaining board members for the unexpired term.

Section 10. No member of the Board of Directors of the Association shall receive any form of compensation from any source in connection with the discharge of his/her duty as an officer.

Section 11. A meeting of the Board of Directors may be called at any time by the following:

- A. President
- B. Majority of the Board of Directors

Article VI. – Meetings

Section 1. There shall be a minimum of two (2) meetings per year of the general membership of the Association. The election of the Board of Directors and Officers and the presentation of the annual reports shall be held at the first meeting of the year.

Section 2. A meeting of the general membership may be called at any time by any of the following:

- A. President
- B. Majority of the Board of Directors
- C. A petition signed by no less than the number of members required for a quorum.

Section 3. Notice of any meeting of the general membership or meeting of the Board of Directors shall be given in accordance with procedures established so as to assure reasonable and sufficient notice. Notice shall state the place, date and time of the meeting and the general purpose for which the meeting is held. Notice shall be given a minimum of fourteen (14) calendar days prior to the meeting. Notice may be given via flyers, email, postcards, posted on the entrance sign, newsletter or internet web site.

Section 4. A majority of the active individual membership at any meeting of the general membership for which proper notice has been given shall constitute a quorum for the transaction of all business of this Association.

Article VII. – Subcommittees

Section 1. The President, with the approval of the Board of Directors, may create and appoint standing or temporary subcommittees with such authority and responsibilities as it deems necessary for the accomplishment of the purposes of the Association. Chairpersons of the standing subcommittees shall be members of the Board of Directors.

Section 2. The standing subcommittees shall include:

- A. Membership
- B. Newsletter-Web Site
- C. Crime, Safety, Code Compliance & Mediation
- D. Beautification & Civic Interest

Article VIII. - Parliamentary Authority

Section 1. The conduct of business of the Tidelands Homeowners Association shall be governed by the rules contained in the current edition of *Robert's Rules of Order Newly Revised*.

Section 2. The resolution of any internal dispute or any grievance against the Association or its Board of Directors shall be the responsibility of the Crime, Safety, Code Compliance & Mediation standing committee.

Article IX. - Amendments to Bylaws

These bylaws may be amended at any duly convened general membership meeting of the Association by a two-thirds vote of the members present, provided that notice of the proposed amendment shall have been given at least sixty (60) days prior to the one at which the vote will be taken.

Article X. - Miscellaneous

The Association shall not endorse a political candidate or political position. The Association may monitor and act upon zoning and local community issues which affect the Homeowners association area. Any member, including officers, directors and committee chairmen, may, as an individual, support political candidates of their choosing.

Article XI. - Dissolution

This Association may be dissolved by the same procedure as that provided for amending the bylaws. All debts of the Association must be paid and provisions made for the responsible disposition of any assets.

These bylaws adopted this first day of September, 2007.