

FIRST SUPPLEMENTAL
NOTICE OF DEDICATORY INSTRUMENTS
FOR
WESTGATE HOMEOWNERS' ASSOCIATION, INC.

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

The undersigned, being the authorized representative of Westgate Homeowners' Association, Inc., a property owners' association as defined in Section 202.001 of the Texas Property Code (the "Association"), hereby supplements the "Notice of Dedicatory Instruments for Westgate Homeowners' Association, Inc." ("Notice") recorded in the Official Public Records of Real Property of Harris County, Texas on December 30, 2011 under Clerk's File No. 20110547751, which Notice was filed for record for the purpose of complying with Section 202.006 of the Texas Property Code.

1. Additional Dedicatory Instruments. In addition to the Dedicatory Instruments identified in the Notice, the following document is a Dedicatory Instrument governing the Association:
 - **Certificate of Amendment to the Bylaws of Westgate Homeowners' Association, Inc.**

This First Supplemental Notice is being recorded in the Official Public Records of Real Property of Harris County, Texas for the purpose of complying with Section 202.006 of the Texas Property Code. I hereby certify that the information set forth in this First Supplemental Notice is true and correct and the document attached to this First Supplemental Notice is a true and correct copy of the original.

Executed on this 27th day of December, 2012.

WESTGATE HOMEOWNERS' ASSOCIATION, INC.

Jon
W

By: *Rick S. Butler*
Rick S. Butler, authorized representative

FILED

2012 DEC 28 PM 2:59

Stan Stewart
COUNTY CLERK
HARRIS COUNTY, TEXAS

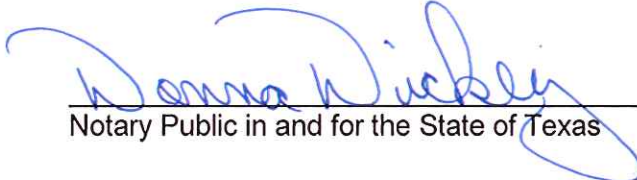
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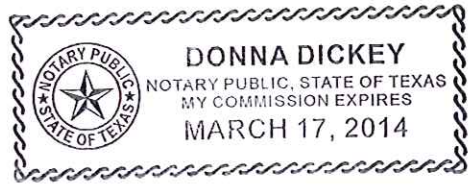
THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

BEFORE ME, the undersigned notary public, on this day personally appeared Rick S. Butler, authorized representative of Westgate Homeowners' Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and in the capacity therein expressed.

SUBSCRIBED AND SWORN TO BEFORE ME on this the 27th day of December, 2012, to certify which witness my hand and official seal.



Notary Public in and for the State of Texas



Return to: ✓✓
Rick S. Butler
BUTLER | HAILEY
8901 Gaylord Drive, Suite 100
Houston, Texas 77024
231852

RP 085-28-0769

CERTIFICATE OF
AMENDMENT TO THE BYLAWS
OF
WESTGATE HOMEOWNERS' ASSOCIATION, INC.

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

I, Kimberly McGaughy, Secretary of Westgate Homeowners' Association, Inc. (the "Association"), do hereby certify that at a meeting of the Board of Directors of the Association (the "Board") duly called and held on the 3rd day of December, 2012, with at least a quorum of the Board members being present and remaining throughout, and being duly authorized to transact business, the following amendment to the Bylaws of the Association was duly approved by a majority vote of the members of the Board.

RECITALS:

1. Article V of the Bylaws of the Association relates to the authority of the Board of Directors to establish committees; the Article also generally addresses the operations of committees.
2. The Board of Directors desires to amend Article V of the Bylaws of the Association to set forth more specific requirements relating to committees, particularly with regard to expenditures.

AMENDMENT:

The Board of Directors amends Article V of the Bylaws of the Association as follows:

A. General. The Board of Directors is hereby authorized to establish committees to perform tasks and to serve for periods as deemed appropriate. Each committee established by the Board shall function in accordance with these Bylaws and the terms of the resolution of the Board establishing the committee. Provided that, committees shall act in an advisory capacity only; no committee shall be authorized to act on behalf of the Association. A committee established by the Board may be dissolved at any time by a majority vote of the Board at a meeting duly called at which a quorum is present.

B. Board Members. There shall be at least one (1) member of the Board of Directors on each committee established by the Board.

C. Meetings and Reports to the Board. Each committee shall notify the Board within a reasonable period of time prior to the date of each meeting of such committee. Within seven (7) days after the date of each meeting, the committee shall provide to the Board a written summary of the matters addressed at the meeting and any action taken by the committee.

D. Events. Each committee shall keep the Board of Directors informed about the committee's plans and events throughout the year. All-community events conducted by a committee must be approved by the Board of Directors; approval by the Board must be sought by the committee in a timely manner so that the notice requirements set forth in this section may be met. Information relating to an all-community event must be submitted to the chairperson of the Newsletter Committee at least seventy-five (75) days prior to the event. Notice of every all-community event must be published in the Association's newsletter. Each notice shall include the name of the event; the date, time, location and duration of the event; and a brief description of the event. Any change to an all-community event, as originally approved by the Board of Directors, must be approved by the Board. The committee shall promptly notify the management company of any approved change to an all-community event.

E. Expenditures. The chairperson of each committee is responsible for submitting to the Association's management company by September 15th of each year a proposed budget of the committee for next calendar year. The budget must list the events and other items which involve expenditures and the cost of each event and other item. Each proposed budget of a committee requires the approval of the Board of Directors. No expenditures by a committee are permitted except as authorized in the budget approved by the Board, unless the Board thereafter approves an expenditure not included in the approved budget. Expenditures by a newly established committee that does not have an approved budget must be approved in advance by the Board of Directors. Non-compliance with the foregoing provisions relating to expenditures may result in a refusal by the Board of Directors to reimburse the committee or committee members for the unapproved costs incurred. Likewise, the failure of a committee to keep the Board of Directors informed about plans and events and/or a failure to assure that information relating to all-community events are timely published in the Association's newsletter may result in a refusal by the Board of Directors to reimburse the committee or a committee member for costs incurred.

Receipts for costs incurred must be submitted to the Association's management company within seven (7) days of the expenditure. The failure to provide proper receipts, or the failure to provide proper receipts in a timely manner, may result in a refusal by the Board of Directors to reimburse the committee or a committee member for the costs incurred.

F. Personal Property. All unused and re-usable items purchased (directly or indirectly) with Association funds is the property of the Association and must be stored at the Association's storage unit. The chairperson of each committee is responsible for contacting the management company to determine which Director has a key to the storage unit and then making arrangements for the delivery of all items to the storage unit. The chairperson of each committee is also responsible for submitting a list of the items delivered to the storage unit to the Association's management company within seven (7) days of the date that the items are delivered to the storage unit.

G. Non-Compliance. The failure or refusal of the chairperson of a committee or any member of a committee to comply with any provision in this Article may result in the removal of that person from the committee by a majority vote of the Board of Directors at a meeting duly called at which a quorum is present.

RP 055-28-0771

Except as amended herein, all provisions in the Bylaws, as previously amended, remain in full force and effect.

Executed on this 3rd date of December, 2012, to certify the approval by the Board of Directors of the Association on the date set forth above.

ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.
THE STATE OF TEXAS
COUNTY OF HARRIS
I hereby certify that this instrument was FILED in File Number Sequence on the date and at the time stamped hereon by me, and was duly RECORDED, in the Official Public Records of Real Property of Harris County, Texas

WESTGATE HOMEOWNERS' ASSOCIATION, INC.

DEC 28 2012

By: Kimberly McGaughy, Secretary
Kimberly McGaughy, Secretary



Stan Stewart
COUNTY CLERK
HARRIS COUNTY, TEXAS

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

BEFORE ME, the undersigned Notary Public, on this day personally appeared Kimberly McGaughy, Secretary of Westgate Homeowners' Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purposes and consideration therein expressed and in the capacities stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the 3rd day of December, 2012.

Theresa J. Graves
Notary Public in and for the State of Texas



Return to:
Rick S. Butler
Butler | Hailey
8901 Gaylord, Suite 100
Houston, Texas 77024

231092

RP 085-28-0772