



DOC #2025004597

AFTER RECORDING RETURN TO:

Gregory S. Cagle, Esq.

CAGLE PUCH, Ltd. LLP

4301 Westbank Drive, Ste. A-150

Austin, Texas 78746

**SECOND AMENDMENT TO THE AMENDED AND RESTATED
BYLAWS OF RIVERWALK PROPERTY OWNERS ASSOCIATION, INC.**

Cross reference that certain Amended and Restated Bylaws of Riverwalk Property Owners Association, recorded at Document No. 2019083730 in the Official Public Records of Montgomery County, Texas.

**SECOND AMENDMENT TO THE AMENDED AND RESTATED BYLAWS OF
RIVERWALK PROPERTY OWNERS ASSOCIATION, INC.**

THE STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF MONTGOMERY §

WHEREAS, Riverwalk Section One, a subdivision in Montgomery County, Texas, is subject to that certain Declaration of Covenants, Conditions and Restrictions of Riverwalk Section One, recorded at Document No. 9601872, Official Public Records of Montgomery County, Texas; that certain Declaration of Covenants, Conditions and Restrictions of Riverwalk Section Two, recorded at Document No. 9715704, Official Public Records of Montgomery County, Texas; that certain Declaration of Covenants, Conditions and Restrictions of Riverwalk Section Three, recorded at Document No. 99077244, Official Public Records of Montgomery County, Texas; that certain Declaration of Covenants, Conditions and Restrictions of Riverwalk Section Four, recorded at Document No. 2001069576, Official Public Records of Montgomery County, Texas; that certain Declaration of Covenants, Conditions and Restrictions of Riverwalk Section Five, recorded at Document No. 2003024290, Official Public Records of Montgomery County, Texas (collectively, the “**Declaration**”).

WHEREAS, the Declaration established Riverwalk Property Owners Association, Inc. (the “**Association**”), a Texas nonprofit corporation as a property owners association for the owners of lots in those certain platted subdivisions in Montgomery County, Texas, known as Riverwalk Section I, Riverwalk Section II, Riverwalk Section III, Riverwalk Section IV, and Riverwalk Section V (collectively, the “**Riverwalk Subdivisions**”).

WHEREAS, the Association is governed by that certain Amended and Restated Bylaws of Riverwalk Property Owners Association, recorded at Document No. 2019083730 in the Official Public Records of Montgomery County, Texas (the “**Bylaws**”).

WHEREAS, the Association’s Board of Directors (the “**Board**”) desires to amend the Bylaws.

WHEREAS, Section 22.102 of the Texas Business Organizations Code provides that the Board of Directors of a nonprofit corporation may amend or repeal the bylaws, or adopt new bylaws, unless Chapter 22 of the Texas Business Organizations Code or the nonprofit corporation’s articles of incorporation wholly or partly reserves the power exclusively to the nonprofit corporation’s members.

WHEREAS, in accordance with the authority vested in the Board by Section 22.102 of the Texas Business Organizations Code, the Secretary of the Association hereby certifies that this Second Amended and Restated Bylaws of Riverwalk Property Owners Association, Inc. was approved by the majority vote of the Board of Directors present at a duly noticed meeting conducted on October 15, 2024.

NOW THEREFORE, the Bylaws are hereby amended as follows

1. **Capital Improvements.** *Section 4.8* of Article IV of the Bylaws is hereby amended and restated to read as follows:

The Board of Directors shall not spend more than **\$50,000** in any fiscal year on the construction of new capital improvements unless approved by the Members representing a majority of the total votes in the Association at a special meeting of the Members called for such purpose.

2. **Miscellaneous.** Any capitalized terms used and not otherwise defined herein shall have the meanings set forth in the Bylaws. Unless expressly amended by this instrument, all other terms and provisions of the Bylaws remain in full force and effect as written, and are hereby ratified and confirmed.
3. **Effective Date.** This Second Amendment of the Amended and Restated Bylaws of Riverwalk Property Owners Association, Inc. shall be effective upon its recording in the Official Public Records of Montgomery County, Texas.

SECRETARY'S CERTIFICATION

The undersigned Secretary of Riverwalk Property Owners Association, Inc. hereby certifies that this Second Amendment of the Amended and Restated Bylaws of Riverwalk Property Owners Association, Inc. (the "Amendment") was approved by a majority vote of the Association's Board of Directors at a meeting conducted on October 15, 2024

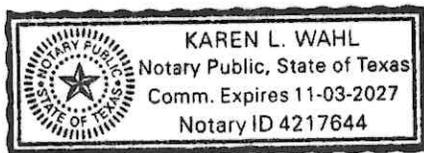
**RIVERWALK PROPERTY OWNERS
ASSOCIATION**



Teresa Rucka, Secretary

THE STATE OF TEXAS §
 §
COUNTY OF MONTGOMERY §

THIS INSTRUMENT was acknowledged before me this 11 day of Jan, 2025 by
Teresa Rucka, Secretary of Riverwalk Property Owners Association.





Notary Public of Texas

FILED FOR RECORD
01/16/2025 02:01PM



L. Brandon Steinmann

County Clerk
Montgomery County, Texas

STATE OF TEXAS,
COUNTY OF MONTGOMERY

I hereby certify that this instrument was filed in the file number sequence on the date and time stamped herein by me and was duly RECORDED in the Official Public Records of Montgomery County, Texas.

01/16/2025



L. Brandon Steinmann

County Clerk
Montgomery County, Texas

ORIGINAL RETURNED AT TIME OF RECORDATION