

MALLARD CROSSING COMMUNITY ASSOCIATION, INC.

BOARD POLICY REGARDING ENFORCEMENT OF FIREWORKS RESTRICTION

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

WHEREAS, Mallard Crossing Community Association, Inc. (the "Association"), is the governing entity for Mallard Crossing Sections 1 and 2. The plat of the subdivisions are recorded under County Clerk's File No. Z177029 (Section 1) and Z177038 (Section 2) of the Official Public Records of Harris County, Texas (collectively referred to as the "Subdivision"); and

WHEREAS, Section 209.0051(h) of the Texas Property Code was recently amended to allow the Board of Directors to take action outside of a meeting including voting by electronic means without notice to the members; and

WHEREAS, this Dedicatory Instrument represents Restrictive Covenants as those terms are defined by Texas Property Code §202.001, et. seq, and the Association shall have and may exercise discretionary authority with respect to these Restrictive Covenants;

NOW, THEREFORE, in accordance with the foregoing and as evidenced by the Certification hereto, the Board of Directors hereby adopts the following:

- 1) The Board of Directors hereby adopts a "No Enforcement" policy regarding the use or discharge of firecrackers and fireworks (hereinafter referred to as "Fireworks").
- 2) The Board of Directors recognizes that the use or discharge of Fireworks within the Subdivision is a legal activity.
- 3) The Board of Directors further recognizes that the use or discharge of Fireworks within the Subdivision is a matter of public safety, and thus, regulation of Fireworks shall be left to local law enforcement.
- 4) The Board of Directors hereby provides notice to all owners within the Subdivision that any concerns or complaints regarding the use or discharge of Fireworks within the Subdivision should be directed to local law enforcement.

CERTIFICATION

"I, the undersigned, being the President of the Mallard Crossing Community Association, Inc., hereby certify that the foregoing Resolution was adopted by at least a majority of the Mallard Crossing Community Association, Inc. Board of Directors."

By: Bridget Nilsson
Bridget Nilsson, President

(Acknowledgement on Page 2)

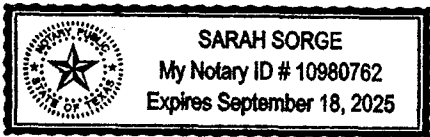
RP-2022-66773

ACKNOWLEDGEMENT

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BEFORE ME, the undersigned authority, on this day personally appeared Bridget Nilsson, President of the Mallard Crossing Community Association, Inc., and known by me to the person whose name is subscribed to the foregoing document and, being by me first duly sworn, declared that he is the person who signed the foregoing document in his representative capacity and that the statements contained therein are true and correct.

Given under my hand and seal of office this the 1 day of February, 2022.



Sarah S.

Notary Public in and for the
State of Texas

PREPARED IN THE OFFICE OF:
Law Office of Beard & Lane, P.C.
10611 Grant Road
Houston, Texas 77070
Telephone: (281) 897-8848
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e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$22.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically and any blackouts, additions or changes were present at the time the instrument was filed and recorded.

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.



Teneshia Hudspeth
COUNTY CLERK
HARRIS COUNTY, TEXAS

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