



RSR HOMEOWNER'S ASSOCIATION, INC. A/K/A RIVERSIDE RANCH HOMEOWNERS ASSOCIATION
Meeting of the Board of Directors

~~May~~ 14, 2016
June

RESOLUTION ADOPTING BUILDER QUALIFICATION GUIDELINES

The undersigned, being a duly authorized representative of RIVERSIDE RANCH HOMEOWNERS ASSOCIATION ("RSR"), a Texas Non-Profit Corporation, pursuant to Chapter 22 of the Texas Business Organization Code, The Texas Property Code, and the Declaration of Covenant and Restrictions for Riverside Ranch, adopt the following resolutions at a duly called board meeting:

RESOLVED, that upon careful consideration and deliberation, with all motions being correctly proposed and seconded, the Board of Directors unanimously promulgate and adopt the following Builder Qualification Guidelines:

The Builder must:

- Be active in the homebuilding industry in the Fort Bend County Area for the last three (3) years from date of application.
- Be directly responsible for the construction and completion of a minimum of 5 homes per year during this time.
- Carry a minimum \$2,000,000 General Liability Policy carried in the name of the Builder and naming Riverside Ranch Homeowners Association as additional insured.

The homeowner *and* representative for the builder must attend a preconstruction meeting at Riverside Ranch PRIOR to the beginning of construction to review the then applicable Builder Guidelines and deed restrictions.

Additional references regarding trades or financial information may be required. RSR retains the right to approve or disapprove subcontractors.

The Homeowner *and* Builder must enter into a formal indemnity and hold harmless agreement with RSR and submit a \$3,000.00 compliance deposit, of which \$1,000.00 is not subject to being refunded. The remaining \$2,000.00 from the deposit will be refunded less all costs and fees used to: (a) paint the exterior and complete the fencing or landscaping in accordance with the submitted and approved plans; and/or (b) enforce the deed restrictions as necessary during the construction of the home. This deposit is subject to forfeiture should any aspect of the actual construction deviate from the submitted plans.

RSR retains the right to revoke a Builder's approved status at any time for any reason.

These guidelines are in addition to those previously provided and recorded and/or set forth in RSR's By-Laws and Deed Restrictions.

Dated: ~~May~~ June 14, 2016

RSR HOMEOWNER'S ASSOCIATION, INC. A/K/A
RIVERSIDE RANCH HOMEOWNERS ASSOCIATION

BY: 

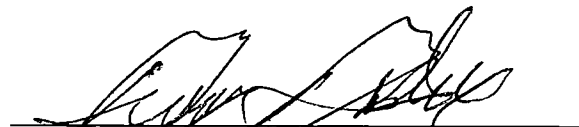
Douglas Dodson, President

THE STATE OF TEXAS

COUNTY OF FORT BEND

BEFORE ME, the undersigned authority, on this day personally appeared Douglas Dodson, President of RSR HOMEOWNER'S ASSOCIATION, INC. A/K/A RIVERSIDE RANCH HOMEOWNERS ASSOCIATION, a non-profit corporation 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 consideration therein expressed, in the capacity therein stated, and as the act and deed of said corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this 14th day of ~~May~~^{June}, 2016



Notary Public – State of Texas

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