

**AMENDMENT TO
OAKBROOK WEST, SECTION FIVE
CLEAR LAKE CITY RESIDENTIAL RESTRICTIONS
IN REGARD TO THE
SUPPLEMENTAL COMMUNITY SERVICES CHARGE ("SCSC")**

WHEREAS, Friendswood Development Company, as owner of the land platted into that certain subdivision known as Oakbrook West, Section Five, caused to be executed and filed of record that certain instrument entitled **Oakbrook West, Section Five**, Clear Lake City Residential Restrictions, recorded under County Clerk's File No. H266196, Film Code No. 002-00-2017 et. seq. on December 18, 1981, in the Official Public Records of Real Property of Harris County, Texas (hereinafter sometimes referred to as "the Restrictions"), which instrument established and imposed certain conditions, covenants and restrictions upon the properties described therein;

WHEREAS, Paragraph I of Part II of the Restrictions provides that said Restrictions may be amended by an instrument signed by a majority of the owners of the lots; and

WHEREAS, the Owners of lots in **Oakbrook West, Section Five** are empowered by the above-referenced residential Restrictions to amend said restrictions by approval of a majority of the owners of the lots in said section;

WHEREAS, the owners of greater than fifty percent (>50%) of the lots in said section have voted to amend the Residential Restrictions as evidenced by their vote signatures which are attached hereto as **Exhibit "A"**; and

WHEREAS, the undersigned, being the President and Secretary of Clear Lake City Community Association, Inc., hereby certify that the following amendments have been approved by greater than fifty percent (>50%) of the owners in **Oakbrook West, Section Five**, and those owners representing the majority of the lots, whose signatures are attached hereto as **Exhibit "A"** and incorporated herein by reference for all purposes, hereby agree to supplement and amend the Restrictions by adding the following new paragraph below.

NOW THEREFORE, Part I, Paragraph 21 is hereby added to said Residential Restrictions and shall read as follows:

"21. Supplemental Community Services Charge (SCSC).

Starting July 1, 2026 and every year thereafter, **all residential lots that are purchased on after the Effective Date of the Declaration Amendment (i.e., on or after July 1, 2026) within Oakbrook West, Section 5**, shall be subject to a **mandatory Supplemental Community Services Charge (SCSC) of thirty-two (32) mills \$0.032 per square foot of land area.**

Current owners are exempt from the SCSC fee.

This additional assessment is to be paid, **IN ADDITION to the Community Services Charge (CSC) of \$0.008 Eight (8) Mills per square foot of land area** as referenced in the original Residential Restrictions for all residential lots that are currently paying such charge to the Clear Lake City Community Association (CLCCA), Inc., on or before July 1 in any given year.

This additional charge is intended to supplement and replenish the Community Services Charge (General) Fund for the CLCCA, and will be charged each year thereafter in perpetuity. The new SCSC and the current CSC are payable to the CLCCA on or before July 1 in any given year and in accordance with the CLCCA Bylaw 9.6 Assessment Collection. Late fees and penalties are also documented in Bylaw 9.6.

RP-2026-245904

Nothing herein is intended to alter, modify or amend the Residential Restrictions of Oakbrook West, Section Five recorded in Harris County Clerk's File No. H266196, Film Code No. 002-00-2017 et. seq. on December 18, 1981, in the Official Public Records of Real Property of Harris County, Texas, except as specifically provided hereinabove.

The amendment to the Restrictions set forth above shall be deemed to be a part of and shall be interpreted in accordance with the Restrictions. All provisions of the Restrictions not amended herein are hereby ratified and confirmed in all respects.

IN WITNESS WHEREOF, the undersigned lot owners have executed this Supplemental Amendment to **Oakbrook West, Section Five** Residential Restrictions, on the date set forth and indicated next to their respective signature(s), to be effective as of the 1st day of July, 2026.

ATTEST: CLEAR LAKE CITY COMMUNITY ASSOCIATION, INC.

BY: [Signature]
Secretary

Linda Coblentz
Printed Name

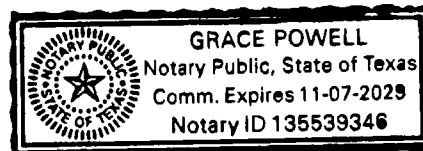
BY: [Signature]
President
Stanley Cook
Printed Name

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, on this day personally appeared Linda Coblentz, Secretary of Clear Lake City Community Association, Inc., known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that he/she executed the foregoing instrument for the purposes and consideration therein expressed, and in the capacity therein stated.

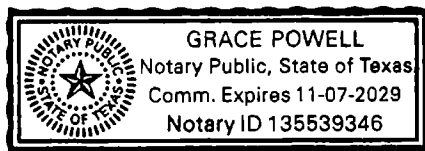
[Signature]
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §



BEFORE ME, the undersigned authority, on this day personally appeared Stanley Cook, President of Clear Lake City Community Association, Inc., known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that he/she executed the foregoing instrument for the purposes and consideration therein expressed, and in the capacity therein stated.

[Signature]
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS



RP-2026-245904

AFFIDAVIT REGARDING AUTHENTICITY OF DOCUMENTS

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

THAT the foregoing and attached document, entitled "Amendment to Oakbrook West Section Five, Clear Lake City Residential Restrictions", as well as those signature pages, ballots and/or acknowledgements attached thereto, are original documents which were adopted and approved by a majority of the owners of Lots within the Oakbrook West, Section Five subdivision of Harris County, Texas, and approved by Clear Lake City Community Association, Inc. Such documents constitute an amendment and supplement to the "dedicatory instrument" governing such properties, as such term is defined within Section 202.001(1) of the Texas Property Code. The foregoing and attached documents are hereby filed/recorded in compliance with Section 202.006 of the Texas Property Code.

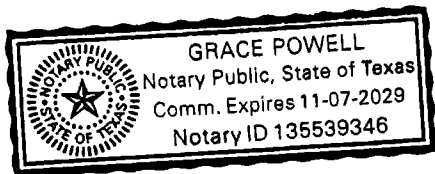
All facts recited and statements made herein are true, correct and in all respects accurate.

BY: *[Signature]*
President

Stanley Cook
Printed Name

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

BEFORE ME, Stanley Cook, the undersigned authority, on this 18th day of June, 2026, personally appeared Stanley Cook, President of Clear Lake City Community Association, Inc., known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that he/she executed the foregoing instrument for the purposes and consideration therein expressed, and in the capacity therein stated.



grace powell
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

RP-2026-245904

EXHIBIT "A"

***Votehoanow.com was used for electronic voting.
Paper ballots were also used and are included.**

First Name	Last Name	Property Address	Account ID	Submitted Paper Ballot	Submitted Electronic Ballot via Votehoanow.com
Claudette	Slaughter	15043 Coral Sands Dr	OBW50101	Yes	No
MARYANN	MCGREGOR	15039 Coral Sands Dr	OBW50102	No	Yes
John	Andres	15035 Coral Sands Dr	OBW50103	No	Yes
Joan	Hitz	15027 Coral Sands Dr	OBW50105	No	Yes
Wayne	Jones	15023 Coral Sands Dr	OBW50106	No	Yes
Connie	Groves	15019 Coral Sands Dr	OBW50107	No	Yes
Bonnie	Frankum	15015 Coral Sands Dr	OBW50108	No	Yes
Thomas	Kremenec	15007 Coral Sands Dr	OBW50110	Yes	No
Robert W	Burns Jr	15002 Coral Sands Dr	OBW50112	No	Yes
Evelyn	Boado	15006 Coral Sands Dr	OBW50113	Yes	No
Margaret	Sucre-Vail	15010 Coral Sands Dr	OBW50114	No	Yes
Walter	Marvin	15014 Coral Sands Dr	OBW50115	No	Yes

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INSTRUMENT-BALLOT

SUPPLEMENTAL COMMUNITY SERVICES CHARGE (SCSC) INCREASE

2026 VOTE TO AMEND CLEAR LAKE CITY RESTRICTIONS TO PROVIDE FOR A SUPPLEMENTAL COMMUNITY SERVICES CHARGE (SCSC) INCREASE FOR NEW OWNERS ONLY WHO PURCHASE THEIR LOT ON OR AFTER JULY 1, 2026.

Existing owners who purchased their lot prior to July 1, 2026 are EXEMPT from this SCSC.

THIS INSTRUMENT MUST BE RECEIVED BY THE CLEAR LAKE CITY COMMUNITY ASSOCIATION ON OR BEFORE 12PM ON JUNE 19, 2026 TO BE COUNTED

Starting July 1, 2026 and every year thereafter, all residential lots that are purchased on after the Effective Date of the Declaration Amendment (i.e., on or after July 1, 2026) within the four main cores (Oakbrook, Meadowgreen, Oakbrook West, and Camino South), shall be subject to a mandatory Supplemental Community Services Charge (SCSC) thirty-two (32) mills \$0.032 per square foot of land area.

This additional assessment is to be paid, IN ADDITION to the Community Services Charge (CSC) \$0.008 Eight (8) Mills per square foot of land area as referenced in the original Residential Restrictions for all residential lots that are currently paying such charge to the Clear Lake City Community Association (CLCCA), Inc., on or before July 1 in any given year.

This additional charge is intended to supplement and replenish the Community Services Charge (General) Fund for the CLCCA. and will be charged each year thereafter in perpetuity. The new SCSC and the current CSC are payable to the CLCCA on or before July 1 in any given year and in accordance with the CLCCA Bylaw 9.6 Assessment Collection. Late fees and penalties are also documented in Bylaw

9.6. Current property owners pay NO added fee.

Please complete all portions below for each vote cast. **One vote per property.**

By my signature below, I do solemnly swear that I am the owner / co-owner of record title of the real property described below and located within the geographic limits of the Clear Lake City Community Association, Inc.

I VOTE (circle one): **FOR** / AGAINST

Print Owner's Name: Claudia Stoughton Signature: Claudia Stoughton

15043 Coral Sands Drive

832-368-6958

LindsayDSL@gmail.com

ADDRESS

Phone

Email Address

CORE: (Circle One)	Oakbrook	Camino South	Meadowgreen	Oakbrook West
	1 2 3 4	1 3 4	1 2 3	1 2 3 4 5

HOW TO SUBMIT THE COMPLETED BALLOT:

Email to: ballot@clcca.org

Mail to CLCCA, c/o SCSC, 16511 Diana Lane, Houston, TX 77062

Place in the green drop box in the Rec Center RAMADA PARKING LOT any time.
Place in the black drop box located INSIDE the GYM during normal business hours.
Clear Lake City Community Association, Inc. / 16511 Diana Lane, Houston, TX 77062
Telephone (281) 488-0360 Facsimile (281) 488-3226

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*✓
R
3/2/21*

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9.6. [Current property owners pay NO added fee.]

Please complete all portions below for each vote cast. One vote per property.

By my signature below, I do solemnly swear that I am the owner / co-owner of record title of the real property described below and located within the geographic limits of the Clear Lake City Community Association, Inc.

I VOTE (circle one): FOR / AGAINST

Print Owner's Name: Tom Kremenik Signature: Tom Kremenik

15007 CORAL SAND 77062 7138281100 tkremenik@yahoo.com
ADDRESS Phone Email Address

CORE: (Circle One)	Oakbrook	Camino South	Meadowgreen	Oakbrook West
	1 2 3 4	1 3 4	1 2 3	1 2 3 4 <u>5</u>

HOW TO SUBMIT THE COMPLETED BALLOT:

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Telephone (281) 488-0360 Facsimile (281) 488-3226

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Please complete all portions below for each vote cast. One vote per property.

By my signature below, I do solemnly swear that I am the owner / co-owner of record title of the real property described below and located within the geographic limits of the Clear Lake City Community Association, Inc.

I VOTE (circle one):

FOR

AGAINST

Print Owner's Name: Evelyn S. Boado Signature: Evelyn S Boado
15606 Coral Sands Dr 713 705 0064 evelynboado38@gmail
ADDRESS Phone Email Address .com

CORE: (Circle One)	Oakbrook	Camino South	Meadowgreen	Oakbrook West
	1 2 3 4	1 3 4	1 2 3	1 2 3 4 5

HOW TO SUBMIT THE COMPLETED BALLOT:

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Clear Lake City Community Association, Inc. / 16511 Diana Lane, Houston, TX 77062

Telephone (281) 488-0360 Facsimile (281) 488-3226

✓ 6/3/24
[Signature]

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Pages 8
06/22/2026 10:38 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$49.00

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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