

**AMENDMENT TO THE BY-LAWS
OF
LANIER LAKES HOMEOWNERS ASSOCIATION, INC.**

THIS AMENDMENT the (“Amendment”) to the Bylaws (the “Bylaws”) of Lanier Lakes Homeowners Association, Inc. (the "Association") is made on the date hereinafter set forth, pursuant Article VI § 4 of the Bylaws.

WHEREAS, Article VI § 4 of the Bylaws, as amended on or about December 14, 2016, states that they may be amended by a majority vote of the Board.

WHEREAS, pursuant to *Ala. Code* §§ 10A-3-2.04 and 2.14, on ~~April~~ ^{June} 15th, 2021, the Board executed an Action by Unanimous Written Consent to amend the Bylaws as set out herein.

NOW THEREFORE, the Bylaws are hereby amended as follows:

ARTICLE III

Board of Directors: Number, Powers, Meetings

C. Powers and Duties.

3. Fining Procedures.

Subsections (c) and (d) are added to the end of this section, to read as follows:

“(c) **Continuing Violations.** For violations which are continuing in character, such as, by way of explanation and not limitation, failure to maintain,

lease violations, or construction of unapproved improvements, the Association may impose fines on a periodic basis until said violation is remedied. After the notice and opportunity to be heard on the initial imposition of the fine, no additional notice or hearing will be required for any subsequent periodic fine imposed for the same violation, until the violation is remedied.

- (d) **Recurring Violations.** For any violation which is recurring in character, such as, by way of explanation and not limitation, street parking, pet violations, or nuisances, the Association may impose fines on a recurring basis by instance. Should any such violation recur within the twelve (12) month period following the initial violation, the Association will provide the violating Owner with notice of the imposition of the fine, but no additional hearing will be required.”

IN WITNESS WHEREOF, the undersigned has executed this instrument on this the 15th day of ~~April~~^{June}, 2021.

LANIER LAKES HOMEOWNERS ASSOCIATION, INC.

By: Jim Ann Pato
Secretary