

# ORCHARD KNOLLS HOMEOWNERS ASSOCIATION, INC.

## AMENDMENT TO BY-LAWS

### (Quorum Requirements)

WHEREAS, real property located within the homeowners association known as the Orchard Knolls Homeowners Association, Inc., hereinafter referred to as the "Association", is subject to a certain Declaration of Covenants, Conditions and Restrictions dated June 30, 1989 which was duly recorded August 14, 1989 in Liber 8948 at folio 380, and adopted By-Laws to govern the operation of the Association on June 30, 1989, and

WHEREAS, the members of the Association adopted at its annual meeting on March 7, 1995 the following amendment to the By-Laws for the Association by the affirmative vote of members representing over two-thirds of the members of record attending said meeting which was duly called by the Board of Directors for the purpose, among other things, of voting on this amendment.

NOW THEREFORE, the members of the Association, hereby amends the By-Laws for the Association as follows:

1. Article IV, Section 6 entitled "Quorum", is hereby amended to read as follows:

The presence, either in person or by proxy, of members entitled to cast ten percent (10%) of the votes shall be requisite for, and shall constitute a quorum for the transaction of business at all meetings of members, except that any amendment of these by-laws under the provisions of Article XIV hereof shall require a vote at a meeting with a quorum of at least twenty five percent (25%) of the members, and except as a different quorum requirement may be otherwise provided in the Articles of Incorporation, the Declaration or the By-Laws. If the number of members at a meeting drops below the quorum and the question of a lack of a quorum is raised, no business may thereafter be transacted. The members present thereat shall have the power to adjourn the meeting from time to time and call an additional meeting giving at least fifteen (15) days notice. At the additional meeting, the members present in person or by proxy shall constitute a quorum.

IN WITNESS WHEREOF, the undersigned have executed this instrument this 26<sup>th</sup> day of April 1995.

ORCHARD KNOLLS HOMEOWNERS

ASSOCIATION, INC.

by: \_\_\_\_\_  
Diane A. Quinn, President

STATE OF MARYLAND  
TO WIT  
COUNTY OF MONTGOMERY

On this 26<sup>TH</sup> day of April 1995, before me, the undersigned Notary, personally appeared Diane A. Quinn, who has satisfactorily proven to be President of the Orchard Knolls Homeowners Association, Inc., and whose name is subscribed to this written instrument for the purposes therein contained.

Given under my hand and seal this 26<sup>th</sup> day of April 1995.

Notary Public

This is to certify that at a General Meeting of the membership duly called on March 7, 1995, over twenty five percent (25%) of the members of The Orchard Knolls Homeowners Association, Inc., were either present in person, or by proxy, and that over two-thirds of the members attending said meeting in person or by proxy voted in favor of amending the By-Laws for the Orchard Knolls Homeowners Association, in a manner consistent with the provisions of this First Amendment to the By-Laws to which this certification is attached.

Secretary, Orchard Knolls HOA