

**ADDITIONAL DEDICATORY INSTRUMENTS**  
for  
**SOUTHWYCK COMMUNITY ASSOCIATION, INC.**

THE STATE OF TEXAS                   §

COUNTY OF BRAZORIA               §

BEFORE ME, the undersigned authority, on this day personally appeared **Trisha Taylor Farine**, who, being by me first duly sworn, states on oath the following:

"My name is **Trisha Taylor Farine**, I am over twenty-one (21) years of age, of sound mind, capable of making this affidavit, authorized to make this affidavit, and personally acquainted with the facts herein stated:

"I am the attorney for SOUTHWYCK COMMUNITY ASSOCIATION, INC. Pursuant with Section 202.006 of the Texas Property Code, the following documents are copies of the original official documents from the Association's files:

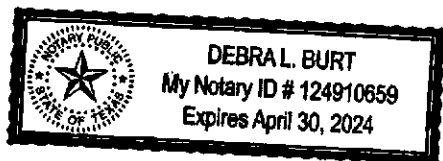
**Resolution Adopting Rules for Park Reservation and Usage**

DATED this 6<sup>th</sup> day of December 2023

SOUTHWYCK COMMUNITY  
ASSOCIATION, INC.

BY: Trisha Taylor Farine  
Trisha Taylor Farine, attorney

SUBSCRIBED AND SWORN TO BEFORE ME by the said Trisha Farine, on this the 8<sup>th</sup> day of December, 2023.



Debra L Burt  
NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS

**SOUTHWYCK COMMUNITY ASSOCIATION, INC.  
RESOLUTION ADOPTING  
RULES FOR PARK RESERVATION AND USAGE**

**WHEREAS**, SOUTHWYCK COMMUNITY ASSOCIATION, INC. (hereinafter referred to as the “ASSOCIATION”), a Texas non-profit corporation organized under the Texas Non-Profit Corporation Act, as presently constituted, do by this writing consent to the following actions and adopt the following resolution:

**WHEREAS**, Article V, Section 1(e) of the declarations for the various Southwyck subdivisions provides that Southwyck Community Association (the “Master Association”) has the right to establish reasonable rules and regulations governing the use and enjoyment of the General Common Area;

**WHEREAS**, the Board of Directors desires to enhance the safety and enjoyment of the Association’s common area properties, and protect the Association from damages caused by the usage of the common areas (parks) by groups for events; and

**WHEREAS**, such rules are necessary to help maintain the peacefulness and attractiveness of the subdivision and thereby support property values of the subdivision.

**NOW THEREFORE, BE IT RESOLVED THAT** the following Resolution Adopting Rules for Park Reservation and Usage is applicable to common areas owned by SOUTHWYCK COMMUNITY ASSOCIATION, INC. is hereby adopted:

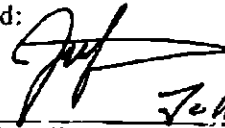
1. The Release Form for Facilities Use/Hold Harmless Agreement, attached hereto as Exhibit “A,” and incorporated herein for all purposes, must be completed by any group or organization seeking to utilize the park or other common areas.
2. The Southwyck Lake Park Group Use Rules & Reminders, attached hereto as Exhibit “B,” and incorporated herein for all purposes, are hereby adopted and shall be enforced for any and all groups or organizations using the park or other common areas.
3. **Damage/Cleanup Deposit Required:** Reservations for groups with 30-49 participants shall require a \$100.00 deposit for any damage or cleanup costs. Reservations for groups with 50-99 participants shall require a \$200.00 deposit for any damage or cleanup costs. Reservations for groups with 100 or more participants shall require a \$500.00 deposit for any damage or cleanup costs. Damages or cleanup costs which exceed the amount of the deposit shall be charged to the organization and/or the party that requested the reservation. The Board of Directors of the Association, in its sole discretion, shall determine whether such charges are applicable, and whether a deposit shall be retained or refunded.

affected by these rules, all other provisions contained in the dedicatory instruments of the Association shall remain in full force and effect.

Duly approved and adopted at a meeting held by the Board of Directors of SOUTHWYCK COMMUNITY ASSOCIATION, INC., this 7<sup>th</sup> day of December, 2023  
20    .

SOUTHWYCK COMMUNITY  
ASSOCIATION, INC.

Signed:



John J. Fisher

President, Board of Directors

**SOUTHWYCK COMMUNITY ASSOCIATION**  
**RELEASE FORM FOR FACILITIES USE / HOLD HARMLESS**

Please mail or Fax the completed form to:

**Southwyck Community Association, C/O CMSI**

**2615 Bay Area Blvd #120**

**Houston, Texas 77584**

**Fax: 281-480-2608**

**Email: Kathy@CMSIsolutions.com**

*Please allow a minimum of 10days for the board to respond.*

Today's Date: \_\_\_\_\_

Facility Requested: \_\_\_\_\_

Date and Time for Private Use of Facility: \_\_\_\_\_

Purpose and anticipated # in attendance: \_\_\_\_\_

Name, organization you are representing and address of requestor (must be Southwyck or Silverlake resident):  
\_\_\_\_\_

Phone Number of Requestor: \_\_\_\_\_

**>>>NO OTHER VENDORS OR ORGANIZATIONS ARE ALLOWED TO TAG ALONG WITH THIS REQUEST UNLESS THEY ALSO RECEIVE PERMISSION FROM THE ASSOCIATION.<<<**

**NO BALLOON RELEASES ARE ALLOWED AT OUR PARKS.**

*This is to certify that I hereby hold the Southwyck Community Association, its directors, officers and agents harmless from and against any and all claims for property damage or bodily injuries, including death, that may occur during or as a result of the use of the facility as outlined above. This includes injuries to any member of my family, my guests, or anyone else permitted on the premises during my use of the facility. I have read, fully understand and agree to comply with the Southwyck Community Association rules for the use of the facility. I understand that I will be held liable for any damage occurring to the facility during such use.*

Signature of Requestor: \_\_\_\_\_

~~~~~ **FOR OFFICE USE ONLY** ~~~~~

CMSI Agent, Received by: \_\_\_\_\_ Date: \_\_\_\_\_

Southwyck Board: \_\_\_\_\_ Notified by CMSI agent: \_\_\_\_\_

Approved  Denied

Date: \_\_\_\_\_

Park rules have been given to requestor

Verified, member in good standing

# SOUTHWYCK LAKE PARK GROUP USE RULES & REMINDERS

FOR YOUR SAFETY AND ENJOYMENT WE ASK THAT YOUR GROUP OR ORGANIZATION  
OBSERVE AND FOLLOW THE FOLLOWING RULES

          
PARK OPEN FROM DAWN TO DUSK

          
YES, HAVE A GREAT TIME WHILE VISTING YOUR PARK

USE PARK EQUIPMENT FOR THE USE IT IS INTENDED  
NO NAILING, STAKING, PAINTING OR SECURING ITEMS TO OUR EQUIPMENT OR STRUCTURES WITHOUT  
WRITTEN AUTHORIZATION FROM THE BOARD - ELECTRICAL & IRRIGATION LINES RUN UNDERGROUND  
THROUGHOUT THE PARK

PLEASE RESPECT OTHER PARK USERS

NO LITTERING - PLEASE BAG & REMOVE ALL OF YOUR TRASH

NO SWIMMING IN LAKE  
UNLESS WRITTEN NOTICE  
OF LAKE USE HAS BEEN GIVEN AND GRANTED  
IN WRITING BY THE BOARD

## THE FOLLOWING ARE NOT ALLOWED AT THIS PARK:

- ALCOHOL, ILLEGAL DRUGS OR SMOKING
- GLASS CONTAINERS
- UNAUTHORIZED MOTOR VEHICLES IN THE GRASS
- FIREWORKS OR FIRE ARMS
- BALLOON RELEASES

**FOR VERY LARGE GROUPS, THE BOARD REQUIRES THE FOLLOWING BE PROVIDED BY YOUR ORGANIZATION:**

- PORT-A-POTTIES
  - Please locate near lake park pump area
  - Please remove promptly
- SECURITY PERSONAL
- SIGNAGE THAT PARK WILL BE USED BY YOUR ORGANIZATION  
WITH TIME PERIOD NOTED (Date, Time & Organization)
- SIGNS NEED TO BE IN PLACE          DAYS BEFORE EVENT AND AT  
LEAST          BLOCKS AROUND THE PARK
- STANDBY MEDICAL SUPPORT

Also, please realize, that the park will remain open for use by our residents during your event

FOR EMERGENCY, PLEASE DIAL 911

FOR NON-EMERGENCIES CONTACT THE BRAZORIA COUNTY SHERRIFS OFFICE: 281-756-2392 OR  
SOUTHWYCK COMMUNITY ASSOCIATION'S MANAGEMENT COMPANY:  
CMSI, 281-480-2563

THE BOARD OF DIRECTORS  
SOUTHWYCK COMMUNITY ASSOCIATION, INC.

By signing, you agree that your organization will follow all rules and any damage or additional cleanup to the  
park will be covered at your cost. Failure to following any of these rules could result in your organization  
being banned from future park use.

Authorized agent's signature: \_\_\_\_\_ Date \_\_\_\_\_

# FILED and RECORDED

Instrument Number: 2023054448

Filing and Recording Date: 12/08/2023 12:46:38 PM Pages: 6 Recording Fee: \$42.00

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Brazoria County, Texas.



A handwritten signature in black ink, appearing to read "Joyce Hudman".

---

Joyce Hudman, County Clerk  
Brazoria County, Texas

ANY PROVISION CONTAINED IN ANY DOCUMENT WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE REAL PROPERTY DESCRIBED THEREIN BECAUSE OF RACE OR COLOR IS INVALID UNDER FEDERAL LAW AND IS UNENFORCEABLE.

***DO NOT DESTROY - Warning, this document is part of the Official Public Record.***

cclerk-emily