



**RIDGEGATE COMMUNITY IMPROVEMENT ASSOCIATION, INC.**  
**GUIDELINE REGARDING REGULATION OF**  
**CERTAIN ROOFING MATERIALS ACCORDING TO THE TEXAS PROPERTY CODE**

WHEREAS, the Board of Directors of Ridgeway Community Improvement Association, Inc. (the "Association") is authorized to administer the affairs of the Association and provide for the health, safety and welfare of the members and property within the Association and specifically for regulation of roofing materials; and,

WHEREAS, Section 202.011 of the Texas Property Code authorizes property owner associations to enforce a provision that regulates certain roofing materials as set forth therein provided it complies with the specific provisions of the Texas Property Code with respect to properties within the jurisdiction of the Association; and

WHEREAS, the Association desires to fully comply with the requirements of Section 202.011 of the Texas Property Code;

NOW THEREFORE, BE IT RESOLVED THAT: the following Guideline regarding certain roofing materials is hereby adopted by a motion, second of the motion and approval by a majority of the members of the Board of Directors at a board meeting :

The Association shall enforce the following guideline for installation of certain roofing materials on the properties within the jurisdiction of the Association.

The Association will not enforce a provision that prohibits or restricts a property owner who is otherwise authorized to install shingles on the roof of the owner's property that:

- 1) are designed primarily to:
  - A) be wind and hail resistant;
  - B) provide heating and cooling efficiencies greater than those provided by customary composite shingles; or
  - C) provide solar generation capabilities; and
- 2) when installed if located in a fenced yard or patio, is taller than the fence line,
  - A) resemble the shingles used or otherwise authorized for use on property in the subdivision;
  - B) are more durable than and are of equal or superior quality to the shingles described by Paragraph A);
  - C) match the aesthetics of the property surrounding the owner's property.

ADOPTED this 12 day of December, 2011.

RIDGEGATE COMMUNITY  
IMPROVEMENT ASSOCIATION, INC.

By: Paster Drones  
Paster Drones, President

THE STATE OF TEXAS           X  
  X  
COUNTY OF FORT BEND       X

THIS INSTRUMENT was acknowledged before me on this the 12<sup>th</sup> day of, December, 2011, by the said Paster Drones, President of RIDGEGATE COMMUNITY IMPROVEMENT ASSOCIATION, INC., a Texas non-profit corporation, on behalf of said corporation.

Shirley G. Austin-Roberts  
NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS

After Recording Return to:  
Michael O'Neal, Attorney at Law  
12337 Jones Road, Suite 300  
Houston, Texas 77070



**FILED AND RECORDED**

OFFICIAL PUBLIC RECORDS

Dianne Wilson

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Dianne Wilson COUNTY CLERK

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